

**JERSEY CITY PLANNING BOARD  
PUBLIC NOTICE  
REGULAR MEETING**

Please be advised the following items will be heard at a Regular Meeting of the Jersey City Planning Board, scheduled for Tuesday, **April 3, 2007 at 5:30 p.m. in the Council Chambers of City Hall, 280 Grove Street**, Jersey City, New Jersey.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Correspondence
5. Memorialization of Resolutions
6. Old Business:
  
7. New Business
  
8. Review and discussion of proposed amendments to the Monticello Avenue Redevelopment Plan. Formal action may be taken.
  
9. Review and discussion of Report Concerning the determination of the proposed Route 440 South Study Area as “An Area in Need of Redevelopment”. Formal action may be taken.  
**Carried to April 10, 2007**
  
10. Review and discussion of Report Concerning the determination of the proposed Newark Avenue Downtown Study Area as “An Area in Need of Redevelopment “ and/or “An Area In Need of REhabilitaion”. Formal action may be taken.  
**Carried to May 1, 2007**
  
11. Review and discussion of proposed amendments to Article V of the Jersey City Land Development Ordinance amending building height and parking standards in the R-1 zoning district. Formal action may be taken.
  
12. Review and discussion of proposed amendments to Article V of the Jersey City Land Development Ordinance amending Bulk standards and establishing Conditional Use and parking standards in the HC Highway Commercial zoning district; amending use standards in the Historic District to allow Home Occupations; and amending Bulk standards for Townhouses. Formal action may be taken.
  
13. Review and discussion of proposed amendments to Article 1, Definitions; Article III, Procedures amending the Threshold for Major Site Plan Review; and Article VIII Enforcement, Violations and Penalties.
  
14. Certification of Artists as recommended by the Jersey City Artist Certification Board
  
15. Executive Session, as needed, to discuss litigation, personnel or other matters
  
16. Adjournment

MICHAEL A. RYAN, CHAIRMAN, PLANNING BOARD