

**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, March 10, 2009 at **5:30 p.m.** in the **Council Chambers of City Hall at 280 Grove St.,** Jersey City, New Jersey.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Correspondence
5. Old Business:

Case: P02-099.1 Administrative Amendment (low-rise residential)
Applicant: W.A. Residential Urban Renewal Co. LLC
Attorney: W. Nevins McCann, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 100 Caven Pt. Road
Block: 1497 Lot: 33, 34, 35 f.k.a 28 & 29
Zone: Liberty Harbor Redevelopment Plan
Description: Reduction of residential units from 41 to 36 and refining the garage entry area design and individual front yard designs to meet conditions of approval.

6. New Business

7. Case: P08-114 Preliminary Major Site Plan with Deviations
Applicant: 134 Bay Street, LLC and 126-142 Morgan Street Urban Renewal, LLC
Attorney: James McCann
Review Planner: Jeffrey Wenger
Address: 10 Provost Street;
352-358 Marin Blvd;
332-350 Marin Blvd;
143 Bay Street
Block: 140 Lot: 1
Block: 172 Lot: A
Block: 171 Lot: Plot A, Y1
Zone: Powerhouse Arts District Redevelopment Plan
Arts Theatre Residence Overlay Zone
Description: Construction of three high-rise towers with associated base, totaling 925 residential units, 44,939 square feet of retail, 16,824 square feet of art related space, a 23,663 square foot theatre, 24,000sf plaza., 917 parking spaces.
Deviations: Minimum sidewalk easement;
Minimum tower setback from base;
Rooftop recreation area;
A&P annex building façade restoration requirement;
Scattered window façade requirement
70 foot pedestrian plaza dimension
Window lintel and sills

Testimony taken and continued from February 24, 2009 regular meeting.

8. Case: P08-057 Prelim & Final Major Site Plan with “c” variances
Applicant: Michael Romano
Attorney: Thomas DiBiasi
Review Planner: Kristin Russell
Address: 362-364 Sixth Street
Block: 416 Lot: 10.99
Zone: NC – Neighborhood Commercial
Description: Conversion of and addition to existing garage into a new 9-unit, 4-story, multi-family building with 8 garaged parking spaces.
Variances: parking aisle width
Carry to the regular meeting of March 24, 2009

9. Certification of Artists as recommended by the Jersey City Artist Certification Board
10. Memorialization of Resolutions
11. Executive Session, as needed, to discuss litigation, personnel or other matters
12. Adjournment

MICHAEL A. RYAN, CHAIRMAN, PLANNING BOARD