

**JERSEY CITY BOARD OF ADJUSTMENT
PUBLIC NOTICE/LEGAL AD**

Please take notice that the Board of Adjustment took the following actions at the January 15, 2009 regular meeting:

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Correspondence
5. Request for Adjournment
6. Old Business

7. Case: Z08-008
Applicant: 222-224 First Street, LLC
Attorney: Jon P. Campbell, Esq.
Address: 222-224 First Street
Block: 243 Lots: 12 & 13
Zone: Harsimus Cove Historic District
For: Preliminary/Final Major Site Plan w/"c" & "d" Variances to construct a 4-story, 8 unit apartment building on a single 50 x 100 sq.ft. lot, consolidated from two 25 x 100 sq.ft. lots in the 100 Year Flood Plain (one lot is vacant; the 2nd lot contains a 4-story, 4 unit structure to be demolished)
"c" Variance: Height (less than 10% deviation)
"d" Variance: Use
Decision: Approved with Conditions

8. Case: Z08-047
Applicant: Gila Santos
Attorney: Jon P. Campbell, Esq.
Address: 8-10 Nevin Street
Block: 1905.5 Lot: 32 (fka lots K& J)
Zone: R-1 One and Two Family Housing District
For: Renovation & expansion of a fire-damaged 2-family house on an undersized lot
"c" Variance: Lot area/depth, expansion of nonconforming structure, min. rear yard, max. building coverage, max. # curb cuts
Decision: Approved with Conditions

9. **MEMORIALIZATION OF RESOLUTIONS**
(1) Resolution of the Jersey City Zoning Board of Adjustment Approving "c" variances, #Z08-026 submitted by Ilene Mak (61 Van Reipen Ave.) B: 584 Lot: C
(2) Resolution of the Jersey City Zoning Board of Adjustment Denying Preliminary and Final Major Site Plan with "c" and "d" variances, #Z06-063 submitted by M & L Real Property, LLC (555 Tonnele Ave.)
B: 979 Lot: 2

JOSEPH KEALY, BOARD OF ADJUSTMENT CHAIRPERSON