

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

Please be advised the following items will be heard at the next Regular Meeting of the Jersey City Board of Adjustment, scheduled for **Thursday, January 20, 2011 at 6:00 p.m.**, in the **Council Chambers, 280 Grove Street, Second Floor, Jersey City, NJ**

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

**6. Request for Adjournment:**

Case: Z09-010  
Applicant: 212 Marin Boulevard, LLC; 247 Manila Avenue, LLC; 280 Erie Street, LLC; 317 Jersey Avenue, LLC; 354 Cole Street, LLC; 389 Monmouth Street, LLC and Consolidated Rail Corporation  
Attorney: Michele R. Donato, Esq.  
Address: 473 Luis Marin Blvd, 441-447 Manila Ave, 618.5 Jersey Ave, 626 Jersey, Ave, 99-105 Coles St. and 449-453 Monmouth St.  
Blocks/Lots: Block 212/Lot M; Block 247/Lot 50.A; Block 280/Lots B.1, 50.A; Block 317.5/Lot 50.A; Block 354.1/Lot 50.A & Block 389.1/Lots 50, 51  
Zone: R-1 One and Two Family Housing District; Luis Munoz Marin Redevelopment Plan; Grove Street NDP Redevelopment Plan  
For: Appeal of the denial by the Historic Preservation Commission of certificates of appropriateness for the demolition of the Sixth Street Embankment AKA the Pennsylvania Railroad Harsimus Stem Embankment, and the denial also of certificates of economic hardship based on the provisions of the Land Development Ordinance  
**REMANDED FROM SUPERIOR COURT FOR FULL HEARING**

**Carried from November 9, 2010; new hearing date will be announced on January 20, 2011**

7. Case: Z10-033  
Applicant: Name by Barak, LLC  
Address: 12 Nevin Street  
Attorney: Robert Verdibello, Esq.  
Block: 1905.5 Lot: 25  
Zone: R-1 One and Two Family Housing District  
For: Renovate and convert the existing two (2) story mixed use building (ground floor warehouse with one (1) residential apartment), which has been used for storage and repair of used furniture, to an workshop on the ground floor where clothing and costumes used in theatrical productions will be manufactured and stored with one (1) residential unit on the second floor.  
“c” variances: Expansion of a nonconforming structure, Minimum side yard  
“d” variances: Expansion of a Nonconforming Use  
**Carried from December 9, 2010**

**8. MEMORIALIZATION OF RESOLUTIONS**

9. Executive Session, as needed, to discuss litigation, personnel, or other matters.

**JOSEPH KEALY, BOARD OF ADJUSTMENT CHAIRPERSON**