

**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, December 8, 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. Swear in Staff
5. Correspondence
6. Old Business
7. Request for Adjournment:
 - A. Case: Z11-004
 - Applicant: Leonard C. Pappalardo
 - Address: 108 Morris Street
 - Attorney: Charles J. Harrington, III, Esq.
 - Block: 99 Lot: 58
 - Zone: Paulus Hook Historic District
 - For: Preliminary/Final Major Site Plan w/ "c" & "d" Variances to convert a 4 unit townhouse to 3 dwelling units and a ground floor retail unit and to reconstruct a "back house" at the rear of the lot with additional 2 dwelling units
 - "c" variances: Minimum rear yard, second principal use on a single lot
 - "d" variance: Use; Density
 - Adjournment requested to January 19, 2012**
8. **2012 Zoning Board of Adjustment Meeting Calendar**
9. **Renewal of contract for professional stenographic services**
10. **Renewal of legal services contract**
11. Case: Z11-002
Applicant: Elizabeth Young
Address: 329 Fourth Street
Attorney: Pro Se
Block: 352 Lot: Y
Zone: R-1 One and Two Family Housing District
For: Construction of 3 additional stories above an existing 1-story rear addition to a single family house on an undersized lot in the 100 year Flood Plain
"c" variances: Lot area/width/depth, min.rear yard, max. building height, max # stories
Carried from November 10, 2011
12. Case: Z11-024
Applicant: Dr. Michael Tudor
Address: 3402 Kennedy Boulevard
Attorney: Carmen E. Mendiola, Esq.
Block: 864 Lot: D
Zone: R-1 One and Two Family Housing District
For: Conversion of the ground floor of a mixed use building from a retail space to a Veterinarian's Office
"d" variance: Use
13. Case: Z11-025
Applicant: Pillutla Sastry
Address: 100 Bentley Avenue
Attorney: Eugene P. O'Connell, Esq.
Block: 1814 Lot: 27.A
Zone: R-1A One and Two Family Housing District
For: To use an existing home occupation ground floor medical office as a stand alone medical office with separate tenancy of the second floor residence.
"c" Variance: Minimum lot width
"d" variance: Use
14. Executive Session, as needed, to discuss litigation, personnel, or other matters.

JOSEPH KEALY, BOARD OF ADJUSTMENT CHAIRPERSON