

JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE DIVISION OF
CITY PLANNING



ROBERT D. COTTER, PP, AICP
PLANNING DIRECTOR

STEVEN M. FULOP, MAYOR
ANTHONY CRUZ, DIRECTOR

February 10, 2016

Ms. Mayda Arrue
THE JERSEY JOURNAL
One Harmon Meadow Plaza
Secaucus, NJ 07094

Dear Ms. Arrue:

Enclosed please find a Legal Notice for the Jersey City Department of Housing & Economic Development and Commerce. Please have this ad run in the Saturday, February 13, 2016 edition of your newspaper.

After publication, please prepare an Affidavit of Publication and send it to the attention of:

City of Jersey City
Department of Housing & Economic Development
30 Montgomery Street, 14th Floor, Suite 1400
Jersey City NJ 07302

Attn: Liquan Narine

This notice should be billed to the Jersey City Department of Housing & Economic Development, Planning Board Account Number 7947. Thank you.

Sincerely,

Matt Ward,
Secretary, Jersey City Planning Board
Division of City Planning

Mayor's Office
Director, HEDC File

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

Please take notice the Planning Board took the following action at the Regular Meeting of February 9, 2016

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

Case: P15-100 Preliminary and Final Major Site Plan
Applicant: Tovast Baldwin, LLC
Review Planner: Jeff Wenger
Address: 156-160 Academy Street
Block: 12303 Lot: 2, 3, 9
Zone: Journal Square 2060 Redevelopment Plan
Description: Increase in residential unit count from 74 to 91 units.

This case was approved at the January 12th, 2016 meeting with an incorrect case # which has been changed from P15-097 to P15-100.

7. Case: P06-124.1 Amendment to Preliminary & Final Major Site Plan/Deviations
Applicant: 25 Columbus Circle #59B, LLC
Attorney: James C. McCann
Review Planner: Maryann Bucci-Carter, PP, AICP and Naomi Hsu, PP, AICP
Address: 310 10th Street (a.k.a. The Revetment House)
Block: 8601 Lot: 2
Zone: Jersey Avenue Tenth Street Redevelopment Plan
Description: Changes to building façade
Deviation: Parking and signage
Carried to the February 23, 2016 meeting with preservation of notices.
9. Case: P15-072 Minor Subdivision with Variances
Applicant: Calvary C.M.E. Church
Review Planner: Willow Latham
Attorney: Darren T. DiBiasi
Address: 25 Oak Street
Block: 21301 Lot: 8
Zone: R-1
Description: Subdivision of a separate lot containing a two-family dwelling on the parallel street from the larger lot, which also contains a church and parking lot.
Variances: "c" variances: Proposed Lot 8.02 –minimum lot depth, minimum front yard setback; Proposed Lot 8.01—minimum front yard setback, minimum side yard setback (one), minimum side yard setback (both), minimum rear yard setback.
Decision: Approved.
10. Case: P15-087 Minor Subdivision
Applicant: Snaggle Development, Inc.
Attorney: Anthony Romano, Esq.
Review Planner: Willow Latham
Address: 129-133 Logan Avenue
Block: 10201 Lot: 3 & 4
Zone: Sip Avenue Gateway (Residential B)
Description: Moving the lot line to create one 25'x 100' and one 50' by 100' lot (both conforming).
Decision: Approved.
11. Case: P15-096 Minor Site Plan
Applicant: Dr. Margaret Nichols
Attorney: Thomas Leane
Review Planner: Matt Ward, PP, AICP
Address: 174 Van Horne St
Block: 20102 Lot: 21
Zone: Morris Canal Redevelopment Plan
Description: Rear Addition, rear yard deck and front yard landscaping
Decision: Approved.
12. Approved Certification of one artist approved at the February 2nd, 2016 meeting of the Artist Certification Board.
1. Christopher Villano
13. Memorialized the following resolutions available for review at the Division of City Planning at 30 Montgomery Street, Suite 1400, 14th floor, JC, NJ.
 1. Resolution of the Planning Board of the City of Jersey City Approving Amendments to the Journal Square 2060 Redevelopment Plan to create New Zone 12, provide bonus incentives for office space and revised development standards and recommending Adoption by the City Council..
 2. Resolution of the Planning Board of the City of Jersey City Approving Amendments to the Water Street Redevelopment Plan to accommodate Split-Zoned Development Sites and recommending Adoption by the City Council.
 3. Resolution of the Planning Board of the City of Jersey City Approving Amendments to the LDO Chapter 345-31, applications & checklists and recommending Adoption by the City Council.
 4. Resolution of the Planning Board of the City of Jersey City Approving amendments to the LDO Chapter 345-70 (off-street parking) and recommending Adoption by the City Council.
14. Executive Session, as needed, to discuss litigation, personnel or other matters
15. Adjournment

CHRISTOPHER LANGSTON, CHAIRMAN, PLANNING BOARD