

**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, 2020** at 5:30pm in Council Chambers on the 2nd floor of City Hall, 280 Grove Street, Jersey City NJ.

PLEASE NOTE: *No new matter involving an applicant will be started after 11PM. At 10PM the Board Chair will make a determination and advise applicants whether they will be heard. If an applicant cannot be heard because of the lateness of the hour, the matter will be carried over to the next regularly scheduled meeting with preservation of notice.*

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

6. Old Business:

7. New Business:

8. Review and Discussion of “Condemnation Area In Need of Redevelopment Study for the Jersey City Scattered Site Study Area” by CME Associates on behalf of the Jersey City Redevelopment Authority (JCRA). Formal action may be taken.

9. Case: P19-192 One (1) Year Extension
Applicant: 17-23 Perrine Avenue Development LLC
Review Planner: Timothy Krehel, AICP PP
Address: 17-23 Perrine Avenue
Attorney: Gerard D. Pizzillo, Esq.
Block: 10803 Lot: 2, 3, 4
Zone: Journal Square 2060 Redevelopment Plan (Zone 4a: Community Mixed Use)
Description: The applicant is seeking a One (1) year site plan extension of the protections granted by the Preliminary and Final Major Site Plan obtained on January 9, 2018, under case number P16-050.

10. Case: P20-007 One (1) Year Extension (Interim Use)
Applicant: 126-142 Morgan Street, LLC
Review Planner: Timothy Krehel, AICP PP
Address: 10 Provost Street
Attorney: James C. McCann
Block: 11505 Lot: 01
Zone: Powerhouse Arts District Redevelopment Plan
Description: Extension of Interim Use Approval for Sales Office

11. Case: P19-181 Preliminary and Final Major Site Plan with deviations
Applicant: 360 9 Street, LLC
Review Planner: Lindsey Sigmund
Address: 367 10th Street
Attorney: Charles Harrington, Esq.
Block: 6902 Lot: 29
Zone: Enos Jones Redevelopment Plan – 9th and Brunswick Zone
Description: Proposed development of a seven (7) story residential building with fifty-four (54) residential units, including four (4) affordable units. The proposal includes a parking management plan outlining the shared use of 147 ground floor valet parking spaces. This project is the third and final phase of a mixed-use project.
Deviations: Height in feet, Garage setback, and Minimum parking spaces
CARRIED FROM FEBRUARY 18, 2020 REGULAR MEETING WITH PRESERVATION OF NOTICE.

12. Case: P19-090 Preliminary and Final Major Site Plan with deviations
Applicant: Andres Cortes
Review Planner: Mallory Clark, AICP
Address: 427 Ogden Ave
Attorney: Rita McKenna, esq.
Block: 2402 Lot: 15
Zone: R1
Description: Partial three (3) story + basement addition to existing two (2) story + basement structure on corner of Hobson and Ogden Ave. Property will remain two (2) units.
Deviations: stories, rear yard setback, front yard parking

13. Case:

P19-046

Preliminary and Final Major Site Plan with deviations

Applicant:

GND Whiton St. Holdings Urban Renewal LLC

Review Planner:

Matt Ward

Address:

412-418 Whiton Street

Attorney:

Thomas Leane

Block:

17505

Lots:

17 and 18

Zone:

Morris Canal
14. Case:

P19-189

Minor Subdivision with Deviation(s)

Applicant:

Rio Grand Properties, LLC /
Robert and Cynthia Williams / TRG Academy, LLC

Review Planner:

Timothy Krehel, AICP PP

Address:

175-185 Academy Street

Attorney:

Charles J. Harrington, III

Block:

12308

Lots:

9, 10, 11

Zone:

Journal Square 2060 Redevelopment Plan (Zone 4: Neighborhood Mixed Use)

Description:

Applicant is proposing to subdivide Lot 10. One of the subdivided portions of existing Lot 10 will be combined with existing Lot 9 to create new Lot 9.01. The other subdivided portion of existing Lot 10 will be combined with existing Lot 11 to create new Lot 11.01.

Deviations:

Lot Width (Proposed Lot 9.01 is 51.5’ wide where 75’ is required.)
15. Memorialization of Resolutions
16. Executive Session, as needed, to discuss litigation, personnel or other matters
17. Adjournment

CHRISTOPHER LANGSTON, CHAIRMAN, PLANNING BOARD