



JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE OFFICE OF THE PLANNING BOARD

STEVEN M. FULOP, MAYOR
ANNISIA CIALONE, PP, AICP, LEED AP, H.E.D.C. DIRECTOR
TANYA MARIONE, PP, AICP, CITY PLANNING DIRECTOR
CHRISTOPHER LANGSTON, CHAIRPERSON
CAMERON BLACK, PP, AICP, SECRETARY

November 10, 2021

MATSIKLOUDIS & FANCIULLO, LLC

William C. Matsikoudis, Esq. – Atty. No. 022391997

Derek S. Fanciullo, Esq. – Atty. No. 044682011

Caleb J. Thomas, Esq. – Atty. No. 314122019

128 Monticello Ave., STR 1

Jersey City, NJ 07304

Attorneys for Plaintiff

RE: Personal Notice Regarding Remand of Amendments to the Morris Canal Redevelopment Plan

To Whom it May Concern,

On behalf of the City of Jersey City Planning Board, and pursuant to Community Empowerment section of Morris Canal Redevelopment Plan ("Plan"), you being provided notice in compliance with the Plan that:

1. In accordance with court order in the Case filed under Docket No. HUD-L-432-21, the Amendments to the Morris Canal Redevelopment Plan ("Amendments") were remanded back to the Jersey City Planning Board and Municipal Council to address Master Plan consistency.
2. At the regular meeting of the Planning Board on December 7, 2021, the aforementioned remanded Amendments to the Morris Canal Redevelopment will be heard and presented. Formal action may be taken.
3. The Amendments include the creation of the Berry Lane North District from portions of the Industrial District of the Plan.
4. The Amendments include properties located at 417 Communipaw Avenue and 139 Woodward Street and also known as Block 18901 Lots 23 and 29 on the Jersey City Tax Map.
5. Any persons interested in this matter will have the opportunity to address the Planning Board at the Virtual meeting on Tuesday, December 7, 2021 at 5:30 P.M. via Zoom, a web-based video conference application, or by telephone using the following:

Zoom Link to join meeting:	https://us02web.zoom.us/j/86951044676
Call-in number and Webinar ID#:	US: +1 312 626 6799 or +1 929 205 6099, and Webinar ID#: 869 5104 4676

Thank you for attention to this matter.

Sincerely,

Cameron Black, PP, AICP
Planning Board Secretary Jersey City



JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE OFFICE OF THE PLANNING BOARD

STEVEN M. FULOP, MAYOR
ANNISIA CIALONE, PP, AICP, LEED AP, H.E.D.C. DIRECTOR
TANYA MARIONE, PP, AICP, CITY PLANNING DIRECTOR
CHRISTOPHER LANGSTON, CHAIRPERSON
CAMERON BLACK, PP, AICP, SECRETARY

November 10, 2021

NEW JERSEY APPLESEED PUBLIC INTEREST LAW CENTER, INC.

Renée Steinhagen, Esq.

Atty No. 3869189

50 Park Place, Room 1025

Newark, NJ 07102

Attorney for Plaintiff

RE: Personal Notice Regarding Remand of Amendments to the Morris Canal Redevelopment Plan

To Renée Steinhagen, Esq.,

On behalf of the City of Jersey City Planning Board, and pursuant to Community Empowerment section of Morris Canal Redevelopment Plan ("Plan"), you being provided notice in compliance with the Plan that:

1. In accordance with court order in the Case filed under Docket No. HUD-L-432-21, the Amendments to the Morris Canal Redevelopment Plan ("Amendments") were remanded back to the Jersey City Planning Board and Municipal Council to address Master Plan consistency.
2. At the regular meeting of the Planning Board on December 7, 2021, the aforementioned remanded Amendments to the Morris Canal Redevelopment will be heard and presented. Formal action may be taken.
3. The Amendments include the creation of the Berry Lane North District from portions of the Industrial District of the Plan.
4. The Amendments include properties located at 417 Communipaw Avenue and 139 Woodward Street and also known as Block 18901 Lots 23 and 29 on the Jersey City Tax Map.
5. Any persons interested in this matter will have the opportunity to address the Planning Board at the Virtual meeting on Tuesday, December 7, 2021 at 5:30 P.M. via Zoom, a web-based video conference application, or by telephone using the following:

Zoom Link to join meeting:	https://us02web.zoom.us/j/86951044676
Call-in number and Webinar ID#:	US: +1 312 626 6799 or +1 929 205 6099, and Webinar ID#: 869 5104 4676

Thank you for attention to this matter.

Sincerely,

Cameron Black, PP, AICP

Planning Board Secretary Jersey City



JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE OFFICE OF THE PLANNING BOARD

STEVEN M. FULOP, MAYOR
ANNISIA CIALONE, PP, AICP, LEED AP, H.E.D.C. DIRECTOR
TANYA MARIONE, PP, AICP, CITY PLANNING DIRECTOR
CHRISTOPHER LANGSTON, CHAIRPERSON
CAMERON BLACK, PP, AICP, SECRETARY

November 10, 2021

Morris Canal Community Development Corporation
Attn: June Jones
317-319 Pacific Avenue
Jersey City, NJ 07304

RE: Personal Notice Regarding Remand of Amendments to the Morris Canal Redevelopment Plan

To Whom it May Concern,

On behalf of the City of Jersey City Planning Board, and pursuant to Community Empowerment section of Morris Canal Redevelopment Plan ("Plan"), you being provided notice in compliance with the Plan that:

1. In accordance with court order in the Case filed under Docket No. HUD-L-432-21, the Amendments to the Morris Canal Redevelopment Plan ("Amendments") were remanded back to the Jersey City Planning Board and Municipal Council to address Master Plan consistency.
2. At the regular meeting of the Planning Board on December 7, 2021, the aforementioned remanded Amendments to the Morris Canal Redevelopment will be heard and presented. Formal action may be taken.
3. The Amendments include the creation of the Berry Lane North District from portions of the Industrial District of the Plan.
4. The Amendments include properties located at 417 Communipaw Avenue and 139 Woodward Street and also known as Block 18901 Lots 23 and 29 on the Jersey City Tax Map.
5. Any persons interested in this matter will have the opportunity to address the Planning Board at the Virtual meeting on Tuesday, December 7, 2021 at 5:30 P.M. via Zoom, a web-based video conference application, or by telephone using the following:

Zoom Link to join meeting:	https://us02web.zoom.us/j/86951044676
Call-in number and Webinar ID#:	US: +1 312 626 6799 or +1 929 205 6099, and Webinar ID#: 869 5104 4676

Thank you for attention to this matter.

Sincerely,

Cameron Black, PP, AICP
Planning Board Secretary Jersey City

7021 0350 0002 2775 7958

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com ®.	
Jersey City, NJ 07304	
Certified Mail Fee \$3.75	0406 88
Extra Services & Fees (check box, add fee as appropriate)	Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy) \$0.00	
<input type="checkbox"/> Return Receipt (electronic) \$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input type="checkbox"/> Adult Signature Required \$0.00	
Postage \$0.58	11/12/2021
Total Postage and Fees \$4.33	
Sent To MORRIS CANAL CDC	
Street and Apt. No., or PO Box No. 317-319 PACIFIC AVE	
City, State, ZIP+4® JERSEY CITY, NJ 07304	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

7021 0350 0002 2775 7903

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com ®.	
Newark, NJ 07102	
Certified Mail Fee \$3.75	0406 88
Extra Services & Fees (check box, add fee as appropriate)	Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy) \$0.00	
<input type="checkbox"/> Return Receipt (electronic) \$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input type="checkbox"/> Adult Signature Required \$0.00	
Postage \$0.58	11/12/2021
Total Postage and Fees \$4.33	
Sent To NJ APPLESEED PUB. INT LAWCH	
Street and Apt. No., or PO Box No. 50 PARK PLACE, RM102S	
City, State, ZIP+4® NEWARK NJ 07102	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

7021 0350 0002 2775 7934


U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com ®.	
Jersey City, NJ 07304	
Certified Mail Fee \$3.75	0406 88
Extra Services & Fees (check box, add fee as appropriate)	Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy) \$0.00	
<input type="checkbox"/> Return Receipt (electronic) \$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input type="checkbox"/> Adult Signature Required \$0.00	
Postage \$0.58	11/12/2021
Total Postage and Fees \$4.33	
Sent To Matsikoudis & Fanciullo, LLC	
Street and Apt. No., or PO Box No. 128 Monticello Ave., STR 1	
City, State, ZIP+4® Jersey City, NJ 07304	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

**Morris Canal Redevelopment Area Community Redevelopment Corporation et als v.
City of Jersey City, Jersey City Planning Board et als. - H- L - 432-21**

Santo Alampi <stalampi@alampi-law.com>

Sat 11/13/2021 10:38 AM

To: Bmatsikoudis <Bmatsikoudis@mf-legal.com>; dfanciullo mf-legal.com <dfanciullo@mf-legal.com>; Renee Steinhagen <renee@njappleseed.org>; Brittany Murray <BMurray@jcnj.org>; RMargulies@shdlaw.com <rmargulies@shdlaw.com>; Ronald H. Shaljian, Esquire <rshaljian@shdlaw.com>
Cc: Matt Ward <MWard@jcnj.org>; Cameron Black <CBlack@jcnj.org>; Tanya Marione <tanyam@jcnj.org>

 1 attachments (402 KB)

111221 Notice - Remand of Amendments to Morris Canal RDP.pdf;

CAUTION: This email originated from outside our organization. Use caution when clicking links or opening attachments.

Counsellors:

In accordance with the September 23, 2021 Court Order in the above-captioned matter, the Jersey City Planning Board has scheduled the remand hearing for December 7, 2021.

Please see attached Notice of the remand hearing before the Planning Board.

Kindly acknowledge receipt.

Very truly yours,

SANTO T. ALAMPI, ESQ.

**LAW OFFICE OF SANTO T. ALAMPI, LLC | ONE UNIVERSITY PLAZA, SUITE 404 |
HACKENSACK, NEW JERSEY 07601 | PHONE 201.343.4600 | FAX 201.343.4607**

This electronic mail transmission contains **privileged, confidential and/or proprietary information intended only for the person(s) named**. Any use, distribution, copying or disclosure to another person is strictly prohibited. If you are not the addressee indicated in this message (or responsible for delivery of the message to such person), you may not copy or deliver this message to anyone. In such case, you should destroy this message and kindly notify the sender by reply email.

IRS Circular 230 Disclosure: To ensure compliance with requirements imposed by the IRS, we inform you that any U.S. federal tax advice contained in this communication (including any attachments) is not intended or written to be used, and cannot be used, for the purpose of (i) avoiding penalties under the Internal Revenue Code or (ii) promoting, marketing, or recommending to another party any transaction or matter addressed therein.