

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

May 9, 2014

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 Tuesday May 13, 2014 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,

Robert D. Cotter
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 May 6, 2014.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence:
6. Old Business:
7. Review and Discussion of proposed amendment to the Liberty Harbor North Redevelopment Plan to change the configuration of development on Block 1. Switching the XL Tower from Grand Street to Regent Street, lowering the height of the Grand buildings from 16 to 12 stories, and changing the height of the Jersey Avenue buildings from 8 and 16 stories to 12 stories. **Approved with amendment and recommended to City Council for Adoption.**
8. Case: P13-085 Preliminary & Final Major Subdivision
Applicant: Garden State Episcopal CDC
Attorney: Eugene O'Connell
Review Planner: Kristin Russell
Address: 134-142 Cator Ave.
Block: 28201 Lot: 6
Zone: R-1 one- and two-family housing
Description: Subdivision of one oversized lot into nine new conforming lots.
Decision: Approved.
9. Case: P13-086 Preliminary & Final Major Site Plan with "c" variances
Applicant: Garden State Episcopal CDC
Attorney: Eugene O'Connell
Review Planner: Kristin Russell
Address: 134-142 Cator Ave.
Block: 28201 Lot: 6
Zone: R-1 one- and two-family housing
Description: Nine new, affordable, 2-family homes.
Variances: garage size (9 lots)(c(2)), rear yard (8 lots)(c(2)), front yard setback (5 lots)(c(2))
Decision: Approved with condition.
10. Case: P14-015 Minor Subdivision
Applicant: G&S Investors JC Ltd.
Attorney: W. Nevins McCann, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 396,400, 420, 430 Luis Munoz Marin Blvd.
Block: 11603 Lot: 3,47,50,51
Zone: Harsimus Cove Station Redevelopment Area
Description: Re-application of a previously approved subdivision that was never filed with the County Registrar's Office
Decision: Approved.
11. Case: P13-095 Preliminary and Final Major Site Plan with Deviations
Applicant: Jersey City Entertainment Partners, LLC
Attorney: Charles Harrington
Review Planner: Jeff Wenger
Address: 249 McGovern Drive
Block: 21508 Lot: 3
Zone: Liberty Harbor Redevelopment Plan
Description: Renovation and re-use of existing industrial warehouse for recreation facility.
Deviations: Minimum lot size, signage size, number, visibility, and illumination.
Carried. No date specific.
12. Case: P14-008 Preliminary and Final Major Site Plan with Deviations
Applicant: Devi Ma Newkirk, LLC
Attorney: Don Pepe
Review Planner: Jeff Wenger
Address: 60-62 Newkirk Street
Block: 10802 Lot: 36
Zone: Journal Square 2060 Redevelopment Plan
Description: Construction of new 5 story, 14 unit residential building.
Deviations: Building height, front and rear building setback.
Decision: Approved with conditions.
14. Memorialized the following resolutions available for review at the Office of City Planning at 30 Montgomery Street, Suite 1400, 14th flr. Jersey City, NJ.
 1. Resolution of the Planning Board of the City of Jersey City for Minor Subdivision # P14-003 submitted by 47Giles Avenue, LLC (43-49 Giles Avenue.
 2. Resolution of the Planning Board of the City of Jersey City for Minor subdivision # P14-015 submitted by G & S Investors JC Ltd. (396, 400, 420 & 430 Luis Munoz Marin Blvd.)
 3. Resolution of the Planning Board of the City of Jersey City approving Preliminary & Final Site Plan with Deviations # P14-005 submitted by Statue of Liberty Harbor North Redevelopment Urban Renewal, LLC (155 Luis Marin Blvd.).
15. *Executive Session, as needed, to discuss litigation, personnel or other matters*
16. Adjournment

ROSEANNA PETRUZZELLI, CHAIRWOMAN, PLANNING BOARD