

**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, July 10, 2012 at 5:30 p.m. in the Council Chambers of City Hall at 280 Grove St., Jersey City, New Jersey.

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 discussions of amendments to the Land Development Ordinance. Formal action may be taken. Summary statement: corrections to site plan review thresholds.

9. Review and discussion of amendments to the Jersey Avenue Park Redevelopment Plan and the Jersey Avenue Light Rail Redevelopment Plan. Formal Action may be taken. To adjust parking standards.

10. Review and discussion of amendments to the West Side Avenue Redevelopment Plan. Formal Action may be taken. Summary: to permit 2 and 3 family residential structures.

11. Case: P12-032 Minor Subdivision
Applicant: 134 Bay Street, LLC
Attorney: James McCann
Review Planner: Jeff Wenger
Address: 332-350 Marin Blvd
Block: 11506 Lot: 1 & 12
Zone: Powerhouse Arts District Redevelopment Plan
Description: reconfiguration of two lot boundaries.

12. Case: P12-026 Minor Site Plan
Applicant: Salman Rami Haim
Attorney: pro se
Review Planner: Kristin Russell
Address: 303 Ninth St.
Block: 10001 Lot: 12
Zone: Ninth St. II Redevelopment Plan
Description: Vertical addition to existing single-family home.

13. Case: P10-011.1 Amended Minor Site Plan
Applicant: 642 Palisade LLC
Attorney: Eugene O'Connell, Esq.
Review Planner: Kristin Russell
Address: 642 Palisade Ave.
Old Block: 797 Lot: 21.B
New Block: 1703 Lot: 57
Zone: R-1 one- and two-family residential
Description: Originally approved June 29, 2010. Façade, yard, and window changes built without approvals.
Carried from June 5, 2012 and June 19, 2012

14. Case: P09-060 Preliminary & Final Major Site Plan with Deviations
Applicant: Five Star Investment Group, LLC
Attorney: Charles Harrington, Esq.
Review Planner: Kristin Russell
Address: 141 Newark Ave.
Block: 16790 Lot: 11
Zone: Newark Avenue Downtown Redevelopment Plan
Description: New building on a through lot between Newark Ave. and Columbus Dr. Total of 10 units and 4,043 sf of ground floor retail.
Deviation: stucco façade

15. Case: P10-051 Preliminary Major Site Plan with deviations
Applicant: DJ Partnership
Attorney: Jon Campbell, Esq.
Review Planner: Kristin Russell
Address: 63-65 Fleet St.
Block: 6806 Lot: 8
Zone: Vacant Buildings Redevelopment Plan
Description: New 16-unit multi-family buildings that front on both Fleet Street and Hoboken Avenue.
Deviations: Balconies
Carry to July 24, 2012

16. Memorialization of Resolutions
17. Executive Session, as needed, to discuss litigation, personnel or other matters
18. Adjournment