

City Clerk File No. Ord. 09-032

Agenda No. 3.A 1st Reading

Agenda No. 4.A 2nd Reading & Final Passage



# ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE  
offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-032

**TITLE: AN ORDINANCE SUPPLEMENTING CHAPTER 26 (VEHICLES AND TRAFFIC) ARTICLE X(SCHEDULES) AMENDING SCHEDULE 1(ONE-WAY STREETS) OF THE JERSEY CITY CODE REVERSING THE DIRECTION OF LIBERTY AVENUE BETWEEN CARLTON AVENUE AND LAKE STREET FROM A ONE WAY "SOUTHBOUND" TO A ONE WAY "NORTHBOUND"**

THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:

1. Chapter (Vehicles and Traffic) Article X(Schedules) of the Jersey City Code is hereby supplemented as follows:

Section 26-95

### SCHEDULE 1 ONE-WAY STREETS

The following described streets or parts of streets are hereby designated as One-Way Streets in the direction indicated. Parking on these streets will be permitted on the sides indicated below.

Name of Street	Direction	Limits	Parking Permitted
1. Liberty Avenue	South	[ <u>Carlton Avenue</u> ] <u>Lake Street</u> to Spruce Street	Pursuant to Chapter 26
	South	Hutton Street to Manhattan Avenue	Pursuant to Chapter 26
	North	Newark Avenue to St. Paul's Avenue	Pursuant to Chapter 26
	North	[ <u>Carlton Avenue</u> ] <u>Lake Street</u> to Manhattan Avenue	Pursuant to Chapter 26
	North	Leonard Street to Secaucus Road	Pursuant to Chapter 26

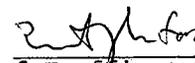
2. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.

3. This ordinance shall be a part of the Jersey City Code as though codified and incorporated in the official copies of the Jersey City Code.

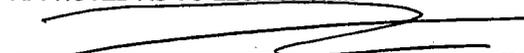
4. The City Clerk and the Corporation Counsel may change any chapter numbers, article numbers and section numbers if codification of this ordinance reveals a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

NOTE: New material to be inserted is underscored; material to be repealed is in [brackets].

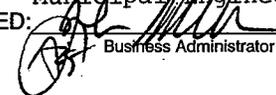
JDS:pcl  
(03/13/09)

APPROVED:   
Director of Traffic & Transportation

APPROVED AS TO LEGAL FORM

  
Corporation Counsel

APPROVED:   
Municipal Engineer

APPROVED:   
Business Administrator

Certification Required

Not Required

This summary sheet is to be attached to the front of any ordinance, resolution, cooperation agreement or contract that is submitted for Council consideration. Incomplete or sketchy summary sheets will be returned with the resolution or ordinance. The Department, Division or Agency responsible for the overall implementation of the proposed project or program should provide a concise and accurate statement of facts.

**1. Full title of ordinance/ resolution/cooperation agreement:**

An ordinance supplementing Chapter 26(Vehicles and Traffic) Article X(Schedules) amending Schedule 1(One Way Streets) of the Jersey City Code reversing the direction of Liberty Avenue between Carlton Avenue and Lake Street from a one way "southbound" to a one way "northbound"

**2. Name and title of person initiating ordinance/resolution, etc.:**

Joao D'Souza, Director of Traffic and Transportation, Division of Engineering, Traffic and Transportation

**3. Concise description of program, project or plan proposed in the ordinance/resolution:**

Reverse the direction of Liberty Avenue between Carlton Avenue and Lake Street from a one way "south" to a one way "north"

**4. Reasons (need) for the proposed program, project, etc.:**

Due to the closing of Spruce Street at Route 1&9(Truck), as part of the Route 1&9(Truck) Expansion Project, the traffic patterns in this neighborhood were recently changed. The one way designation on Liberty Avenue between Carlton Avenue and Lake Street created a problem with the traffic flow in the neighborhood as well as an additional hardship for the constituents residing on the S/S of Carlton Avenue between Liberty Avenue and Kennedy Boulevard.

**5. Anticipated benefits to the community:**

Improve traffic safety and circulation.

**6. Cost of proposed program, project, etc. (Indicate the dollar amount of City, State and Federal funds to be used, as well as match and in-kind contribution:**

No Cost to the City - DOT Project - DOT will install the required signs and pavement markings

**7. Date proposed program, or project will commence:**

Pending adoption by the Jersey City Municipal Council

**8. Anticipated completion date:**

Twenty days after adoption by the Jersey City Municipal Council

**9. Person responsible for coordinating proposed program, project, etc.:**

Joao D'Souza, Director of Traffic & Transportation, Division of Engineering, Traffic and Transportation, 201.547.4468

**10. Additional comments:**

Ordinance proposed at the recommendation of Councilman Gaughan on behalf of the constituents from the neighboring streets (Manhattan Avenue on the north, Spruce Street on the South, Kennedy Boulevard on the east and Tonnele Avenue on the west)

Based on the information provided to me, I certify that all the facts presented herein are accurate, to the best of my knowledge.

William R. Goble  
Municipal Engineer

3.10.09  
Date

\_\_\_\_\_  
Signature of Department Director

\_\_\_\_\_  
Date

CITY OF  
**JERSEY CITY**

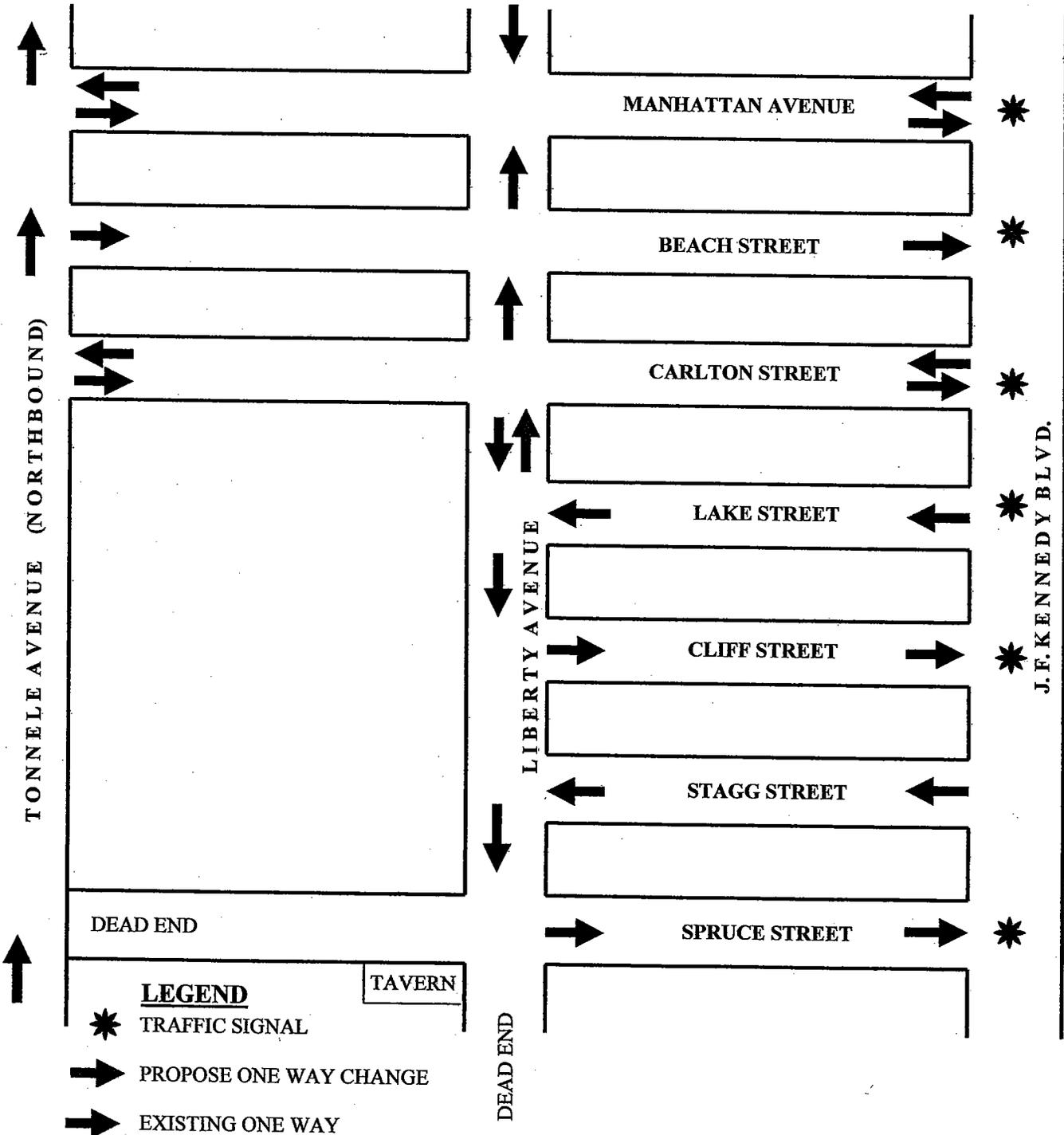
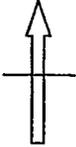
DEPARTMENT OF ADMINISTRATION  
 DIVISION OF ENGINEERING  
 TRAFFIC AND TRANSPORTATION



WILLIAM R. GOBLE, P.E., CITY ENGINEER  
 CHUCK F. LEE, P.E., ASST. CITY ENGINEER

HONORABLE JERRAMIAH HEALY, MAYOR  
 BRIAN O'REILLY, BUSINESS ADMINISTRATOR

NORTH



# Ordinance of the City of Jersey City, N.J.

Ord. 09-032

ORDINANCE NO. \_\_\_\_\_

TITLE: 3.A. MAR 25 2009 4.A. APR 08 2009



An ordinance supplementing Chapter 26 (Vehicles and Traffic) Article X (Schedules) amending Schedule 1 (One Way Streets) of the Jersey City Code reversing the direction of Liberty Avenue between Carlton Avenue and Lake Street from a one-way southbound to one way northbound.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
MAR 25 2009 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
APR 08 2009 7-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
<i>LIPSKI/BRENNAN</i>				GAUGHAN	✓			BRENNAN	✓		
SOTTOLANO	✓			FULOP	ABSENT			FLOOD	✓		
KENNY	✓			RICHARDSON	ABSENT			VEGA, PRES.	✓		
LIPSKI	✓										

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

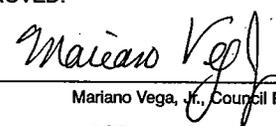
N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

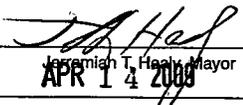
Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

  
 \_\_\_\_\_  
 Robert Byrne, City Clerk

APPROVED:  
  
 \_\_\_\_\_  
 Mariano Vega, Jr., Council President  
 Date: APR 08 2009

\*Amendment(s):

APPROVED:  
  
 \_\_\_\_\_  
 Jeremiah T. Healy, Mayor  
 Date APR 14 2009  
 Date to Mayor APR 09 2009

City Clerk File No. Ord. 09-033

Agenda No. 3.B 1st Reading

Agenda No. 4.B 2nd Reading & Final Passage



# ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE  
offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-033

TITLE: AN ORDINANCE SUPPLEMENTING CHAPTER 332 (VEHICLES AND TRAFFIC) ARTICLE XI (SCHEDULES) SCHEDULE 25 (PARKING FOR THE DISABLED) OF THE JERSEY CITY CODE DESIGNATING A RESERVED PARKING SPACE AT 18 CATOR AVENUE; 57 CLARKE AVENUE; 48 COUNTRY VILLAGE ROAD; 201 FREEMAN AVENUE; 25 KENSINGTON AVENUE; 118 NEPTUNE AVENUE AND 92 SOUTH STREET

THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:

1. Chapter 332 (Vehicles and Traffic) Article XI (Schedules) of the Jersey City Code is hereby supplemented as follows:

Section 332-77

SCHEDULE 25

PARKING FOR THE DISABLED

Restricted parking spaces, (measuring approximately 22 feet in length) in front of residential building for use by persons who have been issued special vehicle identification cards by the Division of Motor Vehicles and handicapped parking permits issued by the Traffic Division.

Thomas Schmidt

18 Cator Avenue

Doaa N. Ameen

57 Clarke Avenue

Anne Marie Lavelle

48 Country Village Road

Angelina Jackson

201 Freeman Avenue

Gregory Ayala

25 Kensington Avenue

Hyott Hall Jr.

118 Neptune Avenue

Katina Holevas

92 South Street

2. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.
3. This ordinance shall be a part of the Jersey City Code as though codified and incorporated in the official copies of the Jersey City Code.
4. This ordinance shall take effect at the time and in the manner as prescribed by law.
5. The City Clerk and the Corporation Counsel may change any chapter numbers, article numbers and section numbers if codification of this ordinance reveals a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

NOTE: All the material to be inserted is new and underscored.

JDS:pc1  
(03.10.09)

APPROVED: [Signature]  
Director of Traffic & Transportation

APPROVED AS TO LEGAL FORM

[Signature]  
Corporation Counsel

APPROVED: [Signature] 3/9/09  
Municipal Engineer  
APPROVED: [Signature]  
Business Administrator

Certification Required

Not Required

This summary sheet is to be attached to the front of any ordinance, resolution, cooperation agreement or contract that is submitted for Council consideration. Incomplete or sketchy summary sheets will be returned with the resolution or ordinance. The Department, Division or Agency responsible for the overall implementation of the proposed project or program should provide a concise and accurate statement of facts.

**1. Full title of ordinance:**

An ordinance supplementing Chapter 332(Vehicles and Traffic) Article VI(Schedules) Schedule 25(Parking for the Disabled) of the Jersey City designating a reserved parking space for the disabled at 18 Cator Avenue; 57 Clarke Avenue; 48 Country Village Road; 201 Freeman Avenue; 25 Kensington Avenue; 118 Neptune Avenue and 92 South Street

**2. Name and title of person initiating the ordinance:**

Joao D'Souza, Director of Traffic & Transportation, Division of Engineering, Traffic and Transportation

**3. Concise description of program, project or plan proposed in the ordinance/resolution:**

Designate a reserved parking space for the disabled at various locations throughout the City, for those disabled individuals whose applications have been reviewed and approved by The Municipal Council Committee for Disabled Parking.

**4. Reasons (need) for the proposed program, project, etc.:**

To provide a reserved parking space for a disabled individual who has documented that his or her disability is severe enough to limit his mobility or so severe that he or she cannot be left unattended while the designated driver brings the vehicle to him or her or parks the vehicle.

**5. Anticipated benefits to the community:**

Allow those disabled individuals, whose application was approved by The Municipal Council Committee for Disabled Parking, to have a reserved parking space designated at his or her residence, therefore, improving the quality of his or her life.

**6. Cost of proposed program, project, etc. (Indicate the dollar amount of City, state, and Federal Funds to be used, as well as match and in-kind contribution:**

Approximately \$200.00 per sign/post installation for a total of \$2,600.00  
14 reserved parking signs and 12 channels

**7. Date proposed program, or project will commence:**

Pending adoption by the Jersey City Municipal Council

**8. Anticipated completion date:**

Twenty days after adoption by the Jersey City Municipal Council

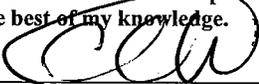
**9. Person responsible for coordinating proposed program, project, etc.:**

Patricia Logan, Supervising Traffic Investigator, Division of Engineering, Traffic and Transportation ex. 4492

**10. Additional comments:**

Ordinance proposed at the request of The Municipal Council Committee for Disabled Parking

Based on the information provided to me, I certify that all the facts presented herein are accurate, to the best of my knowledge.

  
\_\_\_\_\_  
Municipal Engineer

3/9/09  
\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Department Director

\_\_\_\_\_  
Date

# Ordinance of the City of Jersey City, N.J.

Ord. 09-033

ORDINANCE NO. \_\_\_\_\_

TITLE: 3.B. MAR 25 2009 4.B. APR 08 2009



An ordinance supplementing Chapter 26 (Vehicles and Traffic) Article XI (Schedules) Schedule 25 (Parking for the Disabled) of the Jersey City Code designating a reserved parking space at 18 Cator Avenue; 57 Clarke Avenue; 25 Kensington Avenue; 118 Neptune Avenue and 92 South Street.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
MAR 25 2009 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
<i>LIPSKI/SOTTOLANO</i>				GAUGHAN	✓			BRENNAN	✓		
SOTTOLANO	✓			FULOP	ABSENT			FLOOD	✓		
KENNY	✓			RICHARDSON	✓			VEGA, PRES.	✓		
LIPSKI	✓										

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

APPROVED:

*Mariano Vega, Jr.*  
Mariano Vega, Jr., Council President

Date: APR 08 2009

*Robert Byrne*

Robert Byrne, City Clerk

APPROVED:

*Stephen L. Sweeney*  
Stephen L. Sweeney, Mayor

Date: APR 14 2009

Date to Mayor APR 09 2009

\*Amendment(s):



# ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE  
offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-034

**TITLE: ORDINANCE APPROVING A 30 YEAR TAX EXEMPTION FOR A MIXED AFFORDABLE AND MARKET RATE RENTAL HOUSING PROJECT TO BE CONSTRUCTED BY AHM ASSOCIATES, LLC, A QUALIFIED HOUSING SPONSOR UNDER THE NEW JERSEY MORTGAGE HOUSING FINANCE AGENCY LAW N.J.S.A. 55:14K-1 ET SEQ.**

**THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:**

**WHEREAS**, AHM Housing Associates, LLC, is a qualified housing sponsor under the New Jersey Mortgage Housing Finance Agency Law N.J.S.A. 55:14K-1 et seq.; and

**WHEREAS**, AHM Housing Associates, LLC, is the ground lessee of certain property known as Block 1651 Lot 6, to be known as Lots 6.01 and 6.07 on City's Tax map and more commonly known by the street address of 320, 324 and 328 Duncan Avenue, Jersey City, New Jersey [Property] for a period coterminous with the term of the tax exemption; and

**WHEREAS**, AHM Housing Associates, LLC, proposes to construct a housing project to be regulated and financed pursuant to the provisions of the New Jersey Housing and Mortgage Finance Agency Law, N.J.S.A. 55:14K-1 et seq. on the Property; and

**WHEREAS**, AHM Housing Associates, LLC, applied for a 30 year tax exemption to construct certain improvements on the Property to create a total of sixty (60) residential rental apartments, consisting of forty-two (42) moderate income units, seven (7) low income units and eleven (11) market rate rental units, for a total of forty-nine (49) affordable units; and

**WHEREAS**, AHM Housing Associates, LLC, has agreed to pay a service charge estimated to be, based upon 6.28% of annual gross revenue for years 1-10; 10% for years 11-20; and 15% for years 21-30, and

**WHEREAS**, the work to be performed under the federal assistance program funding this project will be done in accordance with 12 USC 1701 (U) and 24 CFR 135, section 3, which maintains training and employment for low income residents and contracts to be awarded to low income Jersey City residents or businesses; and

**WHEREAS**, AHM Housing Associates, LLC, will also provide employment and other economic opportunities for City residents and businesses in accordance with a Project Employment Agreement; and

**WHEREAS**, the City hereby determines that the relative benefits of the project outweigh the cost of the tax exemption for the following reasons:

1. The City will apply to receive credit for creating forty-nine (49) low and moderate income rental housing against the units needed within the City of Jersey City as determined by the New Jersey Council on Affordable Housing and eleven (11) units will be market units, constituting a typical Hope VI Project; and

**ORDINANCE APPROVING A 30 YEAR TAX EXEMPTION FOR A MIXED AFFORDABLE AND MARKET RATE RENTAL HOUSING PROJECT TO BE CONSTRUCTED BY AHM ASSOCIATES, LLC, A QUALIFIED HOUSING SPONSOR UNDER THE NEW JERSEY MORTGAGE HOUSING FINANCE AGENCY LAW N.J.S.A. 55:14K-1 ET SEQ.**

2. There is an especially compelling need for decent safe and affordable housing for low income families, who are currently paying over 30% of their income for housing; and
3. The project will generate approximately 70 full-time construction jobs and 3 permanent jobs.
4. The construction of the improvements will stabilize the neighborhood and should generate additional tax revenue; and

**WHEREAS**, the City hereby determines that the tax exemption is necessary to insure the success of the project for the following reasons:

1. The reduced tax payments allow the owner to stable its operating budget, allowing a high level of maintenance to the building over the life of the project;
2. The reduction in taxes makes the Project attractive to investors of low income housing tax credits and makes the project eligible for financing from the New Jersey Housing and Mortgage Finance Agency, needed to fund the Project; and
3. The reduced tax payments will allow the owner to maintain the low and moderate income units at the lowest rents possible within the income guidelines; and

**NOW, THEREFORE, BE IT ORDAINED** by the Municipal Council of the City of Jersey City that:

1. The application of AHM Housing Associates, L.L.C., a qualified housing sponsor under the New Jersey Mortgage Housing Finance Agency Law N.J.S.A. 55:14K-1 et seq.; for a tax exemption is hereby approved subject to the following terms and conditions:
  - (a) Term: 30 years or earlier, upon the expiration of the affordability controls or the term of the HMFA mortgage;
  - (b) Service Charge: 6.28% of Annual Gross Revenue, estimated to be \$24,367, based upon 6.28% of annual gross revenue for years 1-10; \$47,136 based upon 10% for years 11-20 and \$87,542 based upon 15% for years 21-30.
  - (c) Project: a total of sixty (60) residential rental housing, of which a total of forty-nine (49) units are low or moderate income to be applied against the units needed within the City of Jersey City as determined by the New Jersey Council on Affordable Housing; and
  - (d) Property: Block 1651, Lot 6, to be known as Lots 6.01 and 6.07 on the City's Tax map and more commonly known by the street address of 320, 324 and 328 Duncan Avenue, Jersey City, New Jersey.
2. The Mayor or Business Administrator is authorized to execute a tax exemption Financial Agreement, which includes a Project Employment Agreement in substantially the form on file in the Office of the City Clerk, subject to such modification as the Business Administrator and Corporation Counsel deems appropriate or necessary.
3. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.

**ORDINANCE APPROVING A 30 YEAR TAX EXEMPTION FOR A MIXED AFFORDABLE AND MARKET RATE RENTAL HOUSING PROJECT TO BE CONSTRUCTED BY AHM ASSOCIATES, LLC, A QUALIFIED HOUSING SPONSOR UNDER THE NEW JERSEY MORTGAGE HOUSING FINANCE AGENCY LAW N.J.S.A. 55:14K-1 ET SEQ.**

4. This ordinance shall be part of the Jersey City Code as though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.

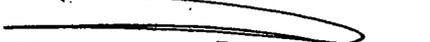
5. This ordinance shall take effect at the time and in the manner provided by law.

6. The City Clerk and Corporation Counsel be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

**NOTE:** All material is new; therefore underlining has been omitted.  
For purposes of advertising only, new matter is indicated by **bold face** and repealed matter by *italic*.

*JM/he*  
3/18/09

APPROVED AS TO LEGAL FORM

  
\_\_\_\_\_  
Corporation Counsel

APPROVED: \_\_\_\_\_

APPROVED:   
\_\_\_\_\_  
Business Administrator

Certification Required

Not Required

# Ordinance of the City of Jersey City, N.J.

Ord. 09-034

ORDINANCE NO. \_\_\_\_\_

TITLE: 3.C. MAR 25 2009 4.C. APR 08 2009



Ordinance approving a 30 year tax exemption for a mixed affordable and market rate rental housing project to be constructed by AHM Associates, LLC, a qualified Housing Sponsor under the New Jersey Mortgage Housing Finance Agency. Law N.J.S.A. 55:K-1 et seq.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
MAR 25 2009 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
<b>BRENNAN / SOTTOLANO</b>				GAUGHAN	✓			BRENNAN	✓		
SOTTOLANO	✓			FULOP	ABSENT			FLOOD	✓		
KENNY	✓			RICHARDSON	✓			VEGA, PRES.	✓		
LIPSKI	✓										

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

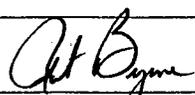
✓ Indicates Vote

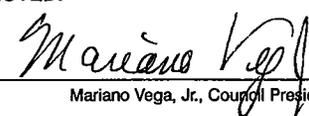
N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

  
 \_\_\_\_\_  
 Robert Byrne, City Clerk

APPROVED:  
  
 \_\_\_\_\_  
 Mariano Vega, Jr., Council President  
 Date: APR 08 2009

APPROVED:  
  
 \_\_\_\_\_  
 Jerramiah T. Healy, Mayor  
 Date APR 14 2009  
 Date to Mayor APR 09 2009

\*Amendment(s):



# ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE  
offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-035

**TITLE: ORDINANCE AUTHORIZING THE EXECUTION OF A MAINTENANCE AGREEMENT AND DEED OF EASEMENT AFFECTING THE PLAZA AREA AT JOURNAL SQUARE IN CONNECTION WITH THE CONSTRUCTION OF CONDOMINIUM UNITS A B AND C OF THE 1 JOURNAL SQUARE CONDOMINIUM**

THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY HEREBY ORDAINS:

**WHEREAS**, MEPT Journal Square Urban Renewal, LLC, MEPT Journal Square Tower North Urban Renewal, LLC, and MEPT Journal Square Tower South Urban Renewal, LLC (Developer) own certain real property described as Block 1866, Lots B3, B4, C1, 16, 17A, 18A, 19, 20, 25H and 25J (Property) on the City of Jersey City (City) Tax Map; and

**WHEREAS**, the Developer intends to develop and construct a commercial base building referred to in a master deed as Unit C which will be leased to retail and commercial tenants and a public parking garage, a residential tower referred to in the master deed as Unit A utilizing the commercial unit as a pedestal for the building, and another residential tower referred to in the master deed as Unit B utilizing the commercial unit as a pedestal for the building (Project); and

**WHEREAS**, a portion of the Journal Plaza adjoining the westerly boundary of the Developer's Property is a street known as Wilks Street that was never vacated (Exhibit P 1.0 attached); and

**WHEREAS**, an Ordinance vacating Wilks Street has been adopted by the City Council; and

**WHEREAS**, the westerly boundary of the Developer's Property now extends to the centerline of the vacated Wilks Street (Exhibit P 1.4 attached); and

**WHEREAS**, the City is the fee simple owner of the westerly side of the vacated Wilks Street and that portion of the Plaza adjoining the westerly side of the vacated street (Exhibit P 1.2 attached); and

**WHEREAS**, the City adopted the Journal Square Redevelopment Plan which includes the construction of improvements to the Plaza; and

**WHEREAS**, as a condition of project site plan approval, the Developer is obligated to make certain improvements to the City's Plaza and to enter into an agreement requiring the Developer or its successors to supplement maintenance services performed by the City or other governmental agencies within the Plaza; and

**WHEREAS**, the City agrees to grant Developer an easement for the purposes of maintaining the Plaza improvements; and

**WHEREAS**, the City and Developer are authorized to execute a Maintenance Agreement and Deed of Easement pursuant to N.J.S.A. 40A:12-5, N.J.S.A. 40:67-1 and N.J.S.A. 40A:12A-1 et seq.

**NOW, THEREFORE, BE IT ORDAINED** by the Municipal Council of the City of Jersey City that:

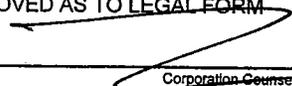
- 1) The above recitals incorporated herein by reference;
- 2) Subject to such modifications as may be deemed necessary or appropriate by Corporation Counsel, the Mayor or Business Administrator is authorized to execute the attached Maintenance Agreement and Deed of Easement affecting the Plaza area adjoining the westerly boundary of the Developer's Property; and
- 3) The purpose of the easement granted to the Developer is to create a non-exclusive easement affecting the City's Plaza for the purpose of constructing and maintaining the Plaza Improvements.

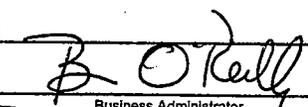
- A. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.
- B. This ordinance shall be part of the Jersey City Code though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
- C. This ordinance shall take effect at the time and in the manner as provided by law.
- D. The City Clerk and the Corporation Counsel be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

Note: All material is new; therefore underlining has been omitted. For purposes of advertising only, new matter is indicated by **bold face** and repealed matter by *italic*

RR  
3-18-09

APPROVED AS TO LEGAL FORM

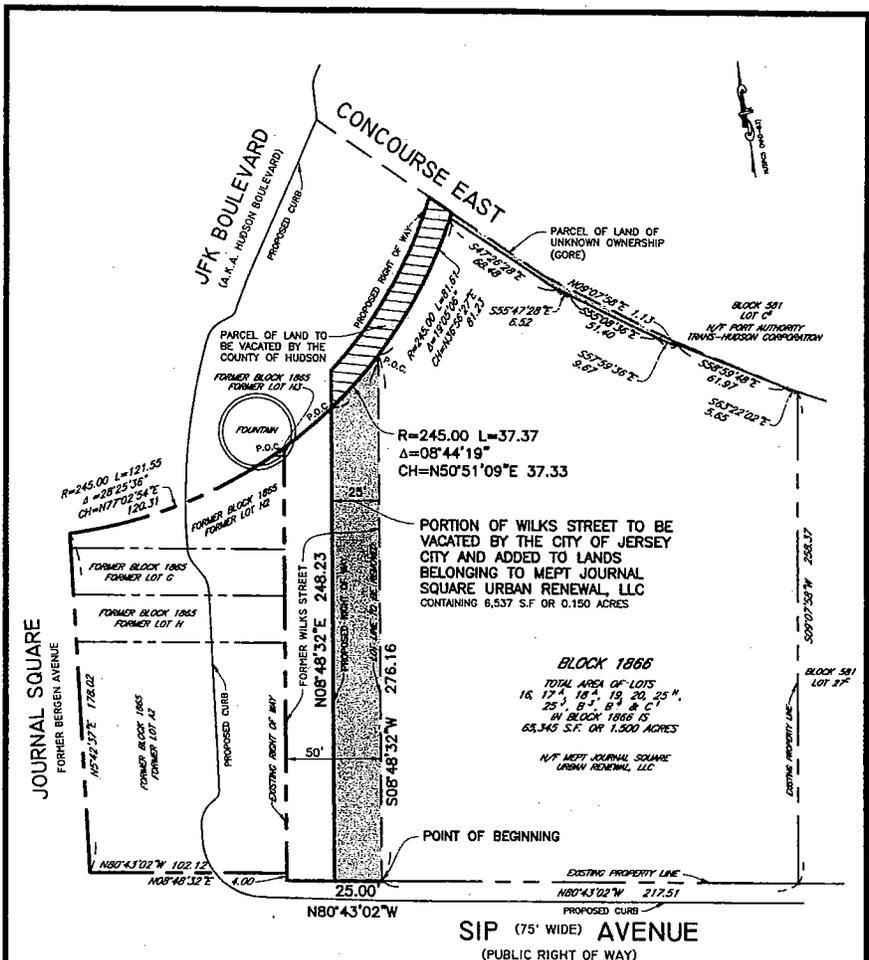
  
Corporation Counsel

APPROVED:   
Business Administrator

Certification Required

Not Required





JOURNAL SQUARE  
FORMER BERGEN AVENUE

SIP (75' WIDE) AVENUE  
(PUBLIC RIGHT OF WAY)

FORMER BLOCK 1865, LOTS A2 & H  
BELONGING TO THE CITY OF JERSEY CITY.

FORMER BLOCK 1865, LOTS G, H2 & H3  
BELONGING TO THE COUNTY OF HUDSON

- NOTES:**
- SUBJECT TO ALL EASEMENTS, RIGHTS OF WAY AND AGREEMENTS OF RECORD.
  - BOUNDARY INFORMATION FOR LOTS 16, 17<sup>A</sup>, 18<sup>A</sup>, 19, 20, 25<sup>A</sup>, 25<sup>B</sup>, B<sup>1</sup>, B<sup>2</sup>, & C<sup>1</sup> IN BLOCK 1866, AS PER MAP ENTITLED "ALTA/ACSM LAND TITLE SURVEY, MEPT JOURNAL SQUARE URBAN RENEWAL, LLC, JOURNAL SQUARE DEVELOPMENT URBAN RENEWAL, LLC, LOTS 16, 17<sup>A</sup>, 18<sup>A</sup>, 19, 20, 25<sup>A</sup>, 25<sup>B</sup>, B<sup>1</sup>, B<sup>2</sup>, & C<sup>1</sup> IN BLOCK 1866, CITY OF JERSEY CITY, HUDSON COUNTY, NEW JERSEY." PREPARED BY DRESDNER ROBIN, DATED 03.26.07 AND LAST REVISED 09.16.08. JOB No. 9886-01

**BLOCK 1866**  
TOTAL AREA OF LOTS  
16, 17<sup>A</sup>, 18<sup>A</sup>, 19, 20, 25<sup>A</sup>,  
25<sup>B</sup>, B<sup>1</sup>, B<sup>2</sup>, & C<sup>1</sup>  
IN BLOCK 1866 IS  
65,345 S.F. OR 1.500 ACRES  
N/E MEPT JOURNAL SQUARE  
URBAN RENEWAL, LLC

NO	DATE	ISSUE OR REVISION	BY
<b>REVISIONS</b>			
PORTION OF WILKS STREET TO BE VACATED BY THE CITY OF JERSEY CITY IN THE CITY OF JERSEY CITY, HUDSON COUNTY, NEW JERSEY			
DRAWN BY:	CHECKED BY:	DRAWING NUMBER	
TJR	BDC	<b>P 1.4</b>	
SCALE: 1" = 60'			
JOB NUMBER:	DATE:	SHEET 1 OF 1	
9868-01	03-13-09		

**BRUCE D. CALLAHAN**  
PROFESSIONAL LAND SURVEYOR  
N.J. LICENSE NUMBER 246302747500

**DRESDNER ROBIN**  
HANSON ENGINEERING DIVISION  
1 DONG ROAD SUITE 1, WAYNE, NJ 07470  
(TEL) 973.986.2800 (FAX) 973.986.1302  
CERTIFICATE OF AUTHORIZATION # 246A0700000

E:\PROJECTS\9868-01\9868-01.DWG: 25' WIDE CURB CUTTING CITY 04/17/2008 1:50 PM. REVISED

DUE TO INHERENT ERRORS IN REPRODUCTION METHODS, ERRORS MAY OCCUR WHEN SCALING THIS DRAWING

JOB No. 9886-01

PC 14072018 W 279.73  
 PROPOSED CURB 50718 SW 10.37  
 R-55.00 14072018 W 279.73  
 CH-157122.45 W 43.06  
 CH-157122.45 W 43.06

**PROPOSED MAINTENANCE  
 AGREEMENT BETWEEN THE  
 CITY OF JERSEY CITY AND  
 MEPT JOURNAL SQUARE  
 URBAN RENEWAL, LLC**  
 CONTAINING 12.245 S.F. OR 0.281 ACRES

FORMER BLOCK 1865, LOTS A2 & H  
 BELONGING TO THE CITY OF JERSEY CITY.  
 FORMER BLOCK 1865, LOTS G, H2 & H3  
 BELONGING TO THE COUNTY OF HUDSON

**NOTES:**

- SUBJECT TO ALL EASEMENTS, RIGHTS OF WAY AND AGREEMENTS OF RECORD.
- BOUNDARY INFORMATION FOR LOTS 16, 17, 18, 19, 20, 25, B, B', B'', & C' IN BLOCK 1866, AS PER MAP ENTITLED "ALTA/ACSM LAND TITLE SURVEY, MEPT JOURNAL SQUARE URBAN RENEWAL, LLC, JOURNAL SQUARE DEVELOPMENT URBAN RENEWAL, LLC, LOTS 16, 17, 18, 19, 20, 25, B, B', B'', & C' IN BLOCK 1866, CITY OF JERSEY CITY, HUDSON COUNTY, NEW JERSEY," PREPARED BY DRESNER ROBIN, DATED 03.26.07 AND LAST REVISED 09.16.08. JOB No. 9886-01

**DRESNER ROBIN**  
 HANSON ENGINEERING DIVISION  
 PROFESSIONAL LAND SURVEYOR  
 (N.J. REG. NO. 2600 - P.03 875 804.1306)  
 CERTIFICATE OF AUTHORIZATION P. 5400760000

**BRUCE D. CALLAHAN**  
 PROFESSIONAL LAND SURVEYOR  
 N.J. LICENSE NUMBER 246502747500

NO.	DATE	ISSUE OR REVISION	BY

PROPOSED MAINTENANCE AGREEMENT  
 BETWEEN THE CITY AND MEPT  
 JOURNAL SQUARE URBAN RENEWAL, LLC FOR  
 A PORTION OF JOURNAL SQUARE  
 IN THE  
 CITY OF JERSEY CITY,  
 HUDSON COUNTY, NEW JERSEY

DRAWN BY: T.J.R. BDC  
 CHECKED BY: BDC  
 SCALE: 1" = 60'  
 JOB NUMBER: 9886-01  
 DATE: 12-03-08  
 DRAWING NUMBER: **P 1.2**  
 SHEET 1 OF 1

DUE TO INHERENT ERRORS IN REPRODUCTION METHODS, ERRORS MAY OCCUR WHEN SCALING THIS DRAWING

JOB No. 9886-01

# Ordinance of the City of Jersey City, N.J.

Ord. 09-035

ORDINANCE NO. 3.D. MAR 25 2009 4.D. APR 08 2009

TITLE:

Ordinance authorizing the execution of a maintenance agreement and deed of easement affecting the Plaza Area at Journal Square in connection with the construction of condominium units A, B and C of the Journal Square Condominium.



RECORD OF COUNCIL VOTE ON INTRODUCTION								MAR 25 2009 9-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

<i>BRENNAN / GAUGHAN</i>				RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING				APR 08 2009 8-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	<i>ABSENT</i>			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	<i>ABSENT</i>			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

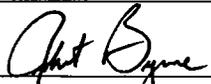
✓ Indicates Vote

N.V.-Not Voting (Abstain)

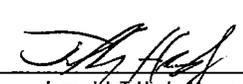
Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

  
 \_\_\_\_\_  
 Robert Byrne, City Clerk

APPROVED:  
  
 \_\_\_\_\_  
 Mariano Vega, Jr., Council President  
 Date: APR 08 2009

APPROVED:  
  
 \_\_\_\_\_  
 Jerramiah T. Healy, Mayor  
 Date APR 14 2009  
 Date to Mayor APR 09 2009

\*Amendment(s):

City Clerk File No. \_\_\_\_\_ Ord. 09-036

Agenda No. \_\_\_\_\_ 3.E \_\_\_\_\_ 1st Reading

Agenda No. 4.E. \_\_\_\_\_ 2nd Reading & Final Passage



## ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE

offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-036

TITLE:

**ORDINANCE ACCEPTING FROM K. HOVNIANIAN AT 77 HUDSON STREET URBAN RENEWAL COMPANY, LLC AND EQR-URBAN RENEWAL 77 HUDSON STREET, LLC A DEED OF EASEMENT OF CERTAIN SIDEWALKS, ROADWAYS AND UTILITIES LOCATED WITHIN THE COLGATE REDEVELOPMENT AREAS AND ADJOINING THE EASTERLY SIDE OF GREENE STREET BETWEEN GRAND STREET AND SUSSEX STREET**

**THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:**

**WHEREAS**, K. Hovnianian at 77 Hudson Street Urban Renewal Company, L.L.C., a New Jersey limited liability company ("KHOV"), is the owner in fee simple of Master Condominium Unit A in the Hudson Greene Master Condominium ("HGMC") as defined in the Master Deed for the HGMC, dated June 20, 2006 and recorded in the office of the Hudson County Register on June 21, 2006, in Book 07927, Page 00190, as same may have or will be amended from time to time (the "HGMC Master Deed"), together with a 51.88% undivided interest in the Master Condominium Common Elements of the HGMC; and

**WHEREAS**, EQR-Urban Renewal 77 Hudson Street, L.L.C., a New Jersey limited liability company ("EQR"), is the owner in fee simple of Master Condominium Unit B in the HGMC Master Deed, together with a 48.12% undivided interest in the Master Condominium Common Elements of the HGMC; and

**WHEREAS**, the HGMC is administered by the Hudson Greene Master Condominium Association, Inc. and acts on behalf of the Master Condominium Unit Owners; and

**WHEREAS**, the HGMC is located on Lot 40, Block 36 (the "Property") on the tax maps of the City of Jersey City; and

**WHEREAS**, KHOV and EQR are each constructing a building on the Property and collectively building certain of the common elements of the HGMC; and

**WHEREAS**, Greene Street is located along the westerly boundary line of KHOV's and EQR's Property; and

**WHEREAS**, pursuant to the terms and conditions of the City of Jersey City's Planning Board approval for the Project, KHOV and EQR are required to widen Greene Street, construct a sidewalk, and install utilities (improvements) on the portion of its Property that adjoins the easterly side of Greene Street located between Grand Street and Sussex Street; and

**WHEREAS**, the improvements are to be dedicated by Deed of Easement to the City of Jersey City (the

“City”) for use as a public roadway and public sidewalk; and

**WHEREAS**, KHOV and EQR desire to convey by Deed of Easement and dedicate for use as a public right of way, all that property located within the Colgate Redevelopment area described below; and

**WHEREAS**, the City is authorized pursuant to N.J.S.A. 40:67-1 and N.J.S.A. 40A:12-5 and the Jersey City Municipal Code to accept a Deed of Easement and dedication of lands and appurtenances for public purposes.

**NOW, THEREFORE, BE IT ORDAINED**, by the Municipal Council of the City of Jersey City that:

1. A portion of the land and the appurtenances thereon located within the Colgate Redevelopment area shown on a property map dated October 3, 2008 prepared by Langan Engineering (see attached Exhibit (A) and more particularly described as follows:

Beginning at the intersection of the southerly right of way line of Grand Street, 80 feet wide and the easterly right of way line of Greene Street, 60 feet wide; thence

- 1) Along said southerly right of way line of Grand Street, South 81° 47' 01" East, a distance of 20 feet to a point; thence
- 2) Along the said westerly line of Hudson Street, South 08° 12' 59" West, a distance of 201.47 feet to a point; thence
- 3) Along the northerly right of way line of Sussex Street, North 08° 47' 01" West, a distance of 20 feet to a point; thence
- 4) Along the easterly right of way line of Greene Street, North 08° 12' 59" East, a distance of 201.47 feet to the Point of Beginning.

Be and the same is hereby accepted and dedicated as a public right of way.

2. The acceptance of this easement shall be subject to the following terms and conditions:

- a) KHOV and EQR shall provide the City with a performance bond in a form and amount deemed acceptable by Corporation Counsel and the Municipal Engineer. The performance bond shall guarantee KHOV's and EQR's construction of the roadways, sidewalks and utilities which are the subject of this easement to the extent not yet constructed.
- b) Upon conveyance of the Deed of Easement to the City, KHOV and EQR shall provide the City with a two (2) year maintenance bond for the streets, sidewalks and utilities in a form satisfactory to the City. During the two (2) year period after the conveyance, KHOV and EQR shall promptly correct any deficiencies in workmanship and design which threaten the structural integrity of the streets, sidewalks and utilities or create a risk to public safety upon receiving notice of such deficiencies from the Municipal Engineer. At the end of the two (2) year period, the City shall be responsible for the structural maintenance of the streets, sidewalks and utilities which are the subject of this Deed of Easement.

3. After the completion of all improvements required by Planning Board Resolution No. P05-152, as amended by Planning Board Resolution No. P05-152.1, approval of all items by the Municipal Engineer and the review of a title report furnished by KHOV and EQR to the Corporation Counsel, the Mayor or Business Administrator is hereby authorized to accept delivery of and record a Deed of Easement from KHOV and EQR in the form attached hereto.

- 4. This Deed of Easement shall be subject to all easements affecting the Property recorded in the office of the Hudson County Register for the benefit of public or private entities for the purpose of operating and maintaining, inspecting, protecting, repairing, replacing or reconstructing any existing water, sewer or utility lines, including cable television wires and poles, together with the right of ingress and egress at all times for such purposes and all other purposes in connection with or any way relating to an entity's use or operation of water, sewer or utility lines.
  - A. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.
  - B. This Ordinance shall be a part of the Jersey City Codes as though codified and fully set forth therein. The City Clerk shall have this Ordinance codified and incorporated in the official copies of the Jersey City Code.
  - C. This Ordinance shall take effect at the time and in the manner as provided by law.
  - D. The City Clerk and the Corporation Counsel be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this Ordinance reveals that there is as conflict between those numbers and the existing code, in order to avoid confusion and the possible accidental repealers of existing provision.

**NOTE:** All material is new; therefore underlining has been omitted.

RR  
3-18-09

APPROVED AS TO LEGAL FORM

  
\_\_\_\_\_  
Corporation Counsel

APPROVED: \_\_\_\_\_

APPROVED: \_\_\_\_\_

3

  
\_\_\_\_\_  
Business Administrator

Certification Required

Not Required

EXHIBIT A

1 of 2

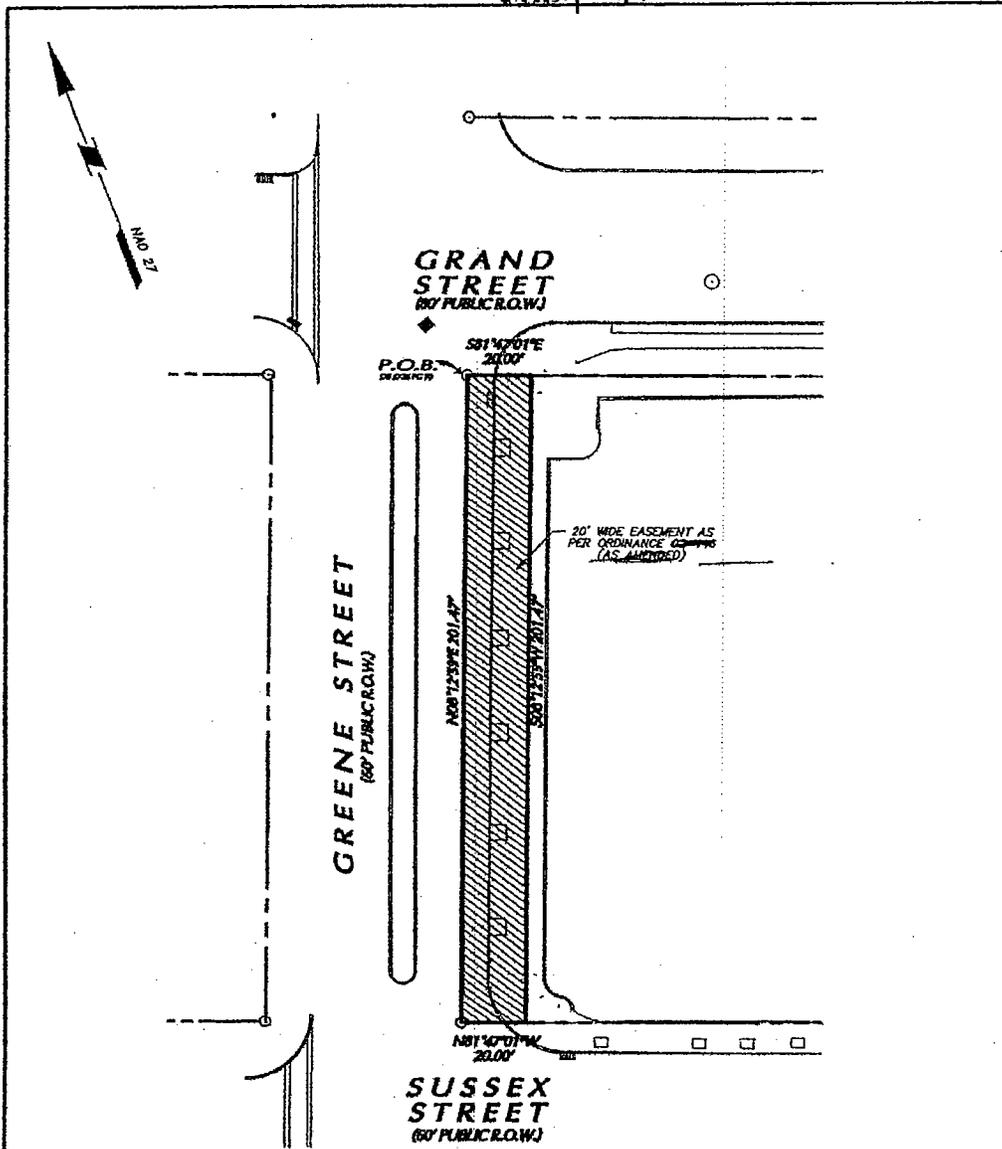
ALL that certain lot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the City of Jersey City, County of Hudson and State of New Jersey:

COMMENCING and beginning at the intersection of the southerly line of Grand Street (80 feet wide) and the easterly line of Greene Street (60 feet wide); and running thence

- 1.) Along the said southerly line of Grand Street, South 81 degrees 47 minutes 01 seconds East, a distance of 400.00 feet to the westerly line of Hudson Street; thence
- 2.) Along the said westerly line of Hudson Street, South 08 degrees 12 minutes 59 seconds West, a distance of 201.47 feet to the northerly line of Sussex Street; thence
- 3.) Along the northerly line of Sussex Street, North 81 degrees 47 minutes 01 seconds West, a distance of 400.00 feet to the easterly line of Greene Street; thence
- 4.) Along the easterly line of Greene Street, North 8 degrees 12 minutes 59 seconds East, a distance of 201.47 feet to the point and place of BEGINNING.

Commonly known as Lot 40 (formerly known as Lot 1A), Block 36 on the tax map of the City of Jersey City, in the County of Hudson, New Jersey.

Exhibit A 2082



**WRITTEN DESCRIPTION**

Beginning at the intersection of the southerly right of way line of Grand Street, 80 feet wide and the easterly right of way line of Greene Street, 60 feet wide; thence

- 1) Along said southerly right of way line of Grand Street, South 81°47'01" East, a distance of 20 feet to a point; thence
- 2) South 08°12'59" West, a distance of 201.47 feet to a point; thence
- 3) Along the northerly right of way line of Sussex Street, North 81°47'01" West, a distance of 20 feet to a point; thence
- 4) Along the easterly right of way line of Greene Street, North 08°12'59" East, a distance of 201.47 feet to the Point of Beginning.

Enccompassing an area of 4,029 square feet or 0.093 acres, more or less.

**NOTE**

This plan is based on a plan titled "Alta/Asm Land Title Survey, 77 Hudson Street, City of Jersey City, Hudson County, New Jersey" prepared by Langan Engineering and Environmental Services, Job No. 1989001, dated August 22, 2007 and last revised September 27, 2007, Drawing No. 07.02

© 2008 Langan Engineering and Environmental Services Inc.



River Drive Center 1 Elmwood Park, NJ 07407  
 P: 201.794.6900 F: 201.794.0308  
 www.langan.com  
 NJ Certificate of Authorization No. 24GA27896400

**PLAN FOR RIGHT OF WAY DEDICATION PURPOSES**

BLOCK 36, LOT 40  
 CITY OF JERSEY CITY

JOSEPH E. ROMANO DATE  
 PROFESSIONAL LAND SURVEYOR N.J. LIC. NO. 36273

HUDSON COUNTY		NEW JERSEY	
Project No.	Date	Scale	
1989001	10/03/08	1"=40'	

Prepared by:

Ronald H. Shaljian, Esq.

**DEED OF EASEMENT**

This Deed of Easement is made on \_\_\_\_\_, 2009

**BETWEEN**

**K. HOVNANIAN AT 77 HUDSON STREET URBAN RENEWAL COMPANY, LLC, a New Jersey Limited Liability Company, with an office at 110 Fieldcrest Avenue, CN 7825, Edison, New Jersey 08818**

**AND**

**EQR-URBAN RENEWAL 77 HUDSON STREET, L.L.C., a New Jersey Limited Liability Company with an office at 2 North Riverside Plaza, Chicago, Illinois 60606**

(both of which are referred to herein as Grantor)

**AND**

**THE CITY OF JERSEY CITY**, a municipal corporation of the State of New Jersey, whose post office address is 280 Grove Street, Jersey City, New Jersey 07302 (referred to as the Grantee),

**Transfer of Easement.** Grantor grants, conveys and dedicates in "as is" condition a perpetual non-exclusive easement across a portion of the property of Grantor, which property is more particularly described below to the Grantee for use as a public right-of-way. This Transfer is made for the sum of \$1.00. Grantor acknowledges receipt of this money.

**Property.** The property ("Property") consists of the land and any improvements located on the Easement Area in the City of Jersey City, County of Hudson, and State of New Jersey, designated as Block 36, Lot 40, on the Tax Map of the City of Jersey City. The legal description is attached hereto as Exhibit A. Being the lands conveyed to Grantor by Deeds dated June 20, 2006 and recorded in the Hudson County Register's Office in Deed Book 7827, Page 190 et. seq. and Page 200 et. seq. on June 21, 2006

**Easement Area.** The Easement herein granted is limited to the portion of the Property described in Exhibit B ("Easement Area").

**Purpose.** The Easement being conveyed to the Grantee is for the purpose of dedicating same for a public right-of-way, so long as the same shall be used, maintained and operated as any public road or street or sidewalk; and for all uses incidental thereto, and the Grantor does hereby dedicate its interest in the strip of land to public use for such purposes. Grantor retains such right to use the Easement Area in any manner consistent with the approved site plan relating to the Property.

The execution and delivery of this Deed of Easement is all in accord with Ordinance 02-146, adopted by the Grantee on January 8, 2003, which Ordinance is incorporated by reference herein.

**Signatures.** The Grantor signs this Deed of Easement as of the date at the top of the first page.

**K. HOVNIANIAN AT 77 HUDSON STREET  
URBAN RENEWAL COMPANY, LLC**

Attest:

By: \_\_\_\_\_  
**James M. Driscoll, Division President**

**EQR-URBAN RENEWAL 77 HUDSON STREET,  
L.L.C.**

**BY: ERP OPERATING LIMITED PARTNERSHIP,  
an Illinois Limited Partnership, its sole member**

**By: EQUITY RESIDENTIAL, a Maryland Real  
Estate Investment Trust, its General Partner**

Attest:

By: \_\_\_\_\_  
**Richard L. Boales, Senior Vice President**

STATE OF NEW JERSEY            )  
  : SS.  
COUNTY OF                        )

BE IT REMEMBERED, that on this            day of                                   , 2009,

before me, the subscriber, personally appeared James M. Driscoll , who I am satisfied is the person who signed the within instrument as Division President of K. Hovnanian at 77 Hudson Street Urban Renewal Company, the limited liability company named therein, and he thereupon acknowledged that the said instrument made by the company was signed, sealed and delivered by him as such officer and is the voluntary act and deed of the company, made by virtue of authority from its Managing Members.

Sworn to and subscribed  
before me this  
day of                                   , 2009

STATE OF VIRGINIA            )  
  : SS.  
COUNTY OF                        )

BE IT REMEMBERED, that on this            day of                                   , 2009,

before me, the subscriber, personally appeared Richard L. Boales, signed the within instrument as Senior Vice President of EQR-URBAN RENEWAL 77 HUDSON STREET, L.L.C./By: ERP OPERATING LIMITED PARTNERSHIP an Illinois Limited Partnership, By: EQUITY

RESIDENTIAL, a Maryland Real Estate Investment Trust, its General Partner, the limited liability company named therein, and he thereupon acknowledged that the said instrument made by the company was signed, sealed and delivered by him as such officer and is the voluntary act and deed of the company, made by virtue of authority from its Managing Members.

Sworn to and subscribed  
before me this \_\_\_\_\_  
day of \_\_\_\_\_, 2009

DEED OF EASEMENT

DATED: , 2009

BETWEEN

**K. HOVNANIAN AT 77 HUDSON  
STREET URBAN RENEWAL  
COMPANY, LLC**

AND

**EQR-URBAN RENEWAL 77 HUDSON  
STREET, L.L.C.**

Grantor,

AND

**THE CITY OF JERSEY CITY,**

Grantee

Record & Return to:

Ronald H. Shaljian, Esq.  
Schumann Hanlon, LLC  
30 Montgomery Street - 15<sup>th</sup> Floor  
Jersey City, NJ 07302  
(201-434-2000)

# Ordinance of the City of Jersey City, N.J.

Ord. 09-036

ORDINANCE NO. \_\_\_\_\_

TITLE: 3.E. MAR 25 2009 4.E. APR 08 2009



Ordinance accepting from K. Hovnanian at 77 Hudson Street Urban Renewal Company, LLC and EQR-Urban Renewal 77 Hudson Street, LLC a deed of easement of certain sidewalks, roadways and utilities located within the Colgate-Redevelopment Areas and adjoining the easterly side of Greene Street between Grand Street and Sussex Street.

RECORD OF COUNCIL VOTE ON INTRODUCTION								MAR 25 2009 9-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING								APR 08 2009 8-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

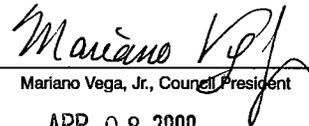
N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

  
 \_\_\_\_\_  
 Robert Byrne, City Clerk

APPROVED:  
  
 \_\_\_\_\_  
 Mariano Vega, Jr., Council President

Date: APR 08 2009

APPROVED:  
  
 \_\_\_\_\_  
 Jerfemiah T. Healy, Mayor

Date APR 24 2009

Date to Mayor APR 09 2009

\*Amendment(s):

City Clerk File No. \_\_\_\_\_ Ord. 09-037

Agenda No. \_\_\_\_\_ 3.F \_\_\_\_\_ 1st Reading

Agenda No. 4.F. \_\_\_\_\_ 2nd Reading & Final Passage



# ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE  
offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-037

TITLE:

## AN ORDINANCE DEDICATING THAT PINE STREET BETWEEN COMMUNIPAW AVENUE AND THE NJ TRANSIT HUDSON-BERGEN LIGHT RAIL ALSO BE KNOWN AS DEACON JOSEPH J. DEL MONTE WAY

The Municipal Council of the City of Jersey City does ordain:

**WHEREAS**, Joseph J. Del Monte, a lifelong resident of Jersey City, was the son of Italian immigrants. He began his life helping his father peddle fruits and vegetables from a horse drawn wagon that served the Lafayette section of Jersey City; and

**WHEREAS**, Joseph J. Del Monte was a graduate of Seton Hall University, receiving his B.A. in 1962. He became an ordained Roman Catholic deacon in 1976 and later served as chaplain for the Hudson County Correctional Center; and

**WHEREAS**, Deacon Joseph J. Del Monte served his country heroically in the Korean War as a Marine. He was one of the "Chosen Few" survivors of the Battle of the Chosin Reservoir. From a battlefield promise to The Blessed Mother, Joseph began his ministry, committing himself to feeding, clothing, sheltering and counseling the homeless and less fortunate until the end of his life; and

**WHEREAS**, Deacon Joseph J. Del Monte dedicated his professional career at CETA to employing and educating the citizens of Jersey City. He taught at Jersey City State College and was a cornerstone of the Meals on Wheels, Free Lunch and Summer Youth work programs. Deacon Joseph J. Del Monte was the founder of St. Francis Workshop, serving the less fortunate for over 50 years. He was a member of the 3rd Order of St. Francis and the first recipient of the Jersey Journal Betty Foley Memorial Award in 1995; and

**WHEREAS**, Deacon Joseph J. Del Monte was called from this life on March 1, 2009 at the age of 78. His ministry will continue through the Saint Francis Workshop and his family. Deacon Joseph J. Del Monte was the beloved husband of Carmen (Diaz) Del Monte; devoted father of sons, Joseph, Dr. John, Robert and Anthony, and daughter, Maria Kuzman, and loving grandfather of 10 grandchildren; dear brother of Frank Del Monte and Carol Oberwanowicz. Joseph was predeceased by his parents, Maria Louise and Frank Del Monte and a brother, Louis.

**NOW, THEREFORE BE IT ORDAINED**, that the Municipal Council of the City of Jersey City deems it a fitting and proper tribute to commemorate the life and deeds of Deacon Joseph J. Del Monte, an impassioned spiritual leader, role model a great member of our city.

**BE IT FURTHER ORDAINED**, that Pine Street between Communipaw Avenue and the NJ Transit Hudson-Bergen Light Rail also be known as Deacon Joseph J. Del Monte Way.

- A. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.
- B. This ordinance shall be a part of the Jersey City Code as though codified and fully set forth therein. The City shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
- C. This ordinance shall take effect at the time and in the manner as provided by law.
- D. The City Clerk and the Corporation Counsel be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

APPROVED AS TO LEGAL FORM

\_\_\_\_\_  
Corporation Counsel

APPROVED: \_\_\_\_\_

APPROVED: B. O'Keilly  
Business Administrator

Certification Required

Not Required

# Ordinance of the City of Jersey City, N.J.

Ord. 09-037

ORDINANCE NO. \_\_\_\_\_

TITLE: 3.F. MAR 25 2009 4.F. APR 08 2009



An ordinance dedicating that Pine Street between Communipaw Avenue and The New Jersey Transit Hudson-Bergen Light Rail also be known as Deacon Joseph J. Del Monte Way.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
MAR 25 2009 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote ROBERT DELMONTE

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

  
 \_\_\_\_\_  
 Robert Byrne, City Clerk

APPROVED:

  
 \_\_\_\_\_  
 Mariano Vega, Jr., Council President

Date: APR 08 2009

APPROVED:

  
 \_\_\_\_\_  
 Jerramiah T. Healy, Mayor

Date APR 04 2009

Date to Mayor APR 09 2009

\*Amendment(s):

City Clerk File No. Ord. 09-038

Agenda No. 3.G 1st Reading

Agenda No. 4.G. 2nd Reading & Final Passage



## ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE

offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-038

TITLE: **ORDINANCE AUTHORIZING THE ACQUISITION BY PURCHASE OR CONDEMNATION OF A PORTION OF THE PJP LANDFILL SITE, TRUCK ROUTE 1&9 AND SIP AVENUE, BLOCK 1627, LOTS 1.P, 2.A, 3.B & 5.A, AND BLOCK 1639.A, LOTS 1.C, 3, 4, 4.C, 6.A & 7, FOR USE AS OPEN SPACE AND A PARK**

**THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:**

**WHEREAS**, certain property known on the City Tax map as Block 1627, Lots 1.P, 2.A, 3.B & 5.A, and Block 1639.A, Lots 1.C, 3,4,4.C, 6.A & 7, and more commonly known by the street address of Truck Route 1&9 and Sip Avenue, the PJP Landfill Site, consisting of approximately 32.52 acres [Property] is currently in private ownership; and

**WHEREAS**, the Property would be suitable for use as open space and a park; and

**WHEREAS**, pursuant to the Eminent Domain Act of 1971, N.J.S.A. 20:3-1 et seq., a municipality may acquire private property for a public purpose; and

**WHEREAS**, the creation of an open space and a park is a valid public purpose; and

**WHEREAS**, it is in the best interests of the City of Jersey City to acquire property either by purchase or condemnation, all in accordance with the Eminent Domain Act of 1971, N.J.S.A. 20:3-1 et seq.

**NOW, THEREFORE, BE IT ORDAINED** by the Municipal Council of the City of Jersey City that:

1. The Corporation Counsel of the City of Jersey City or his duly designated agent and the Business Administrator to undertake any actions and execute any documents necessary or appropriate to acquire the following property either by purchase or condemnation in accordance with the Eminent Domain Act of 1971, N.J.S.A. 20:3-1 et seq. for the creation of an open space and a park:

Block 1627, Lots 1.P, 2.A, 3.B & 5.A, and Block 1639.A, Lots 1.C, 3,4,4.C, 6.A & 7, more commonly known by the address of Truck Route 1&9 and Sip Avenue, the PJP Landfill Site, consisting of approximately 32.52 acres; and

2. The Corporation Counsel and the Business Administrator are authorized and directed to solicit proposals to engage the services of surveyors, title insurance companies, appraisers and any other professionals whose services are necessary or appropriate to implement the purposes of this ordinance.

A. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.

**ORDINANCE AUTHORIZING THE ACQUISITION BY PURCHASE OR CONDEMNATION OF A PORTION OF THE PJP LANDFILL SITE, TRUCK ROUTE 1&9 AND SIP AVENUE, BLOCK 1627, LOTS 1.P, 2.A, 3.B & 5.A, AND BLOCK 1639.A, LOTS 1.C, 3, 4, 4.C, 6.A & 7, FOR USE AS OPEN SPACE AND A PARK**

B. This ordinance shall be part of the Jersey City Code as though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.

C. This ordinance shall take effect at the time and in the manner provided by law, but not before the Corporation Counsel certifies that the agreement authorized by separate Resolution has been fully executed.

D. The City Clerk and Corporation Counsel be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

**NOTE:** All new material is underlined. Words in [brackets] are omitted. For purposes of advertising only, new matter is indicated by **bold face** and repealed matter by *italic*.

*JM/he*  
3/17/09

APPROVED AS TO LEGAL FORM

\_\_\_\_\_  
Corporation Counsel

APPROVED: \_\_\_\_\_  
APPROVED: B. O'Reilly  
Business Administrator

Certification Required   
Not Required

# Ordinance of the City of Jersey City, N.J.

Ord. 09-038

ORDINANCE NO. \_\_\_\_\_

TITLE: 3.G. MAR 25 2009 4.G. APR 08 2009



Ordinance authorizing the acquisition of purchase or condemnation of a portion on the PJP Landfill Site Truck Route 1 & 9 and Sip Avenue Block 1627, Lots 1.P, 2.A, 3.B, & 5.A, and Block 1639.A, Lots 1.C, 3, 4, 4.C, 6.A & 7, A for a project to provide Open Space and a Park.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
MAR 25 2009 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
<del>SOTTOLANO</del> KENNY	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

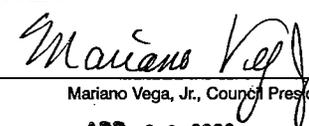
N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

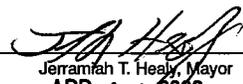
Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

  
 Robert Byrne, City Clerk

APPROVED: \_\_\_\_\_  
  
 Mariano Vega, Jr., Council President

Date: APR 08 2009

APPROVED: \_\_\_\_\_  
  
 Jerrimah T. Healy, Mayor

Date: APR 14 2009

Date to Mayor: APR 09 2009

\*Amendment(s): \_\_\_\_\_

City Clerk File No. Ord. 09-039

Agenda No. 3.H 1st Reading

Agenda No. 4.H. 2nd Reading & Final Passage



## ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE  
offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-039

TITLE: **ORDINANCE AUTHORIZING THE ACQUISITION BY PURCHASE OR CONDEMNATION OF BLOCK 1510, LOTS 29, X.1 & Y, AND BLOCK 1505.05, LOT D.1, MORE COMMONLY KNOWN BY THE STREET ADDRESS OF 13-15 LINDEN AVENUE, FOR A NEW MUNICIPAL PUBLIC WORKS FACILITY**

**THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:**

**WHEREAS**, certain property known on the City Tax map as Block 1510, Lots 29, X.1 & Y, and Block 1505.05, Lot D.1, and more commonly known by the street address of 13-15 Linden Avenue, consisting of approximately 20 acres [Property] is currently in private ownership; and

**WHEREAS**, the Property would be suitable for the operation of a new public works facility to replace the existing public works facility currently located on the west side of Route 440; and

**WHEREAS**, pursuant to the Eminent Domain Act of 1971, N.J.S.A. 20:3-1 et seq., a municipality may acquire private property for a public purpose; and

**WHEREAS**, the operation of a municipal public works facility is a valid public purpose; and

**WHEREAS**, it is in the best interests of the City of Jersey City to acquire property either by purchase or condemnation, all in accordance with the Eminent Domain Act of 1971, N.J.S.A. 20:3-1 et seq.

**NOW, THEREFORE, BE IT ORDAINED** by the Municipal Council of the City of Jersey City that:

1. The Corporation Counsel of the City of Jersey City or his duly designated agent, and the Business Administrator are hereby authorized to undertake any actions and execute any documents necessary or appropriate to acquire the following property either by purchase or condemnation in accordance with the Eminent Domain Act of 1971, N.J.S.A. 20:3-1 et seq. for a municipal public works facility:

Block 1510, Lots 29, X.1 & Y, and Block 1505.05, Lot D.1, more commonly known by the address of 13-15 Linden Avenue, consisting of approximately 20 acres; and

2. The Corporation Counsel and the Business Administrator are authorized and directed to solicit proposals to engage the services of surveyors, title insurance companies, appraisers and any other professionals whose services are necessary or appropriate to implement the purposes of this ordinance.

A. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.

**ORDINANCE AUTHORIZING THE ACQUISITION BY PURCHASE OR CONDEMNATION OF BLOCK 1510, LOTS 29, X.1 & Y, AND BLOCK 1505.05, LOT D.1, MORE COMMONLY KNOWN BY THE STREET ADDRESS OF 13-15 LINDEN AVENUE, FOR A NEW FACILITY FOR THE DEPARTMENT OF PUBLIC WORKS**

B. This ordinance shall be part of the Jersey City Code as though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.

C. This ordinance shall take effect at the time and in the manner provided by law, but not before the Corporation Counsel certifies that the agreement authorized by separate Resolution has been fully executed.

D. The City Clerk and Corporation Counsel be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

**NOTE:** All new material is underlined. Words in [brackets] are omitted. For purposes of advertising only, new matter is indicated by **bold face** and repealed matter by *italic*.

*JM/he*  
*1/27/09*

APPROVED AS TO LEGAL FORM

\_\_\_\_\_  
Corporation Counsel

APPROVED: \_\_\_\_\_

APPROVED:   
Business Administrator

Certification Required

Not Required

# Ordinance of the City of Jersey City, N.J.

Ord. 09-039

ORDINANCE NO.

TITLE: 3.H. MAR 25 2009 4.H. APR 08 2009



Ordinance authorizing the acquisition by purchase or condemnation of Block 1510, Lots 29, X.1 & Y and Block 1505.05, Lot D.1 more commonly known by the street address of 13-15 Linden Avenue, for a New Municipal Public Works Facility.

RECORD OF COUNCIL VOTE ON INTRODUCTION								MAR 25 2009 9-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING								GAUGHAN/BRENNAN APR 08 2009 8-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

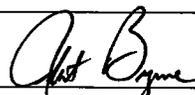
✓ Indicates Vote

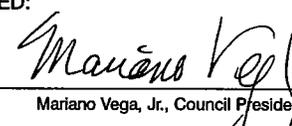
N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

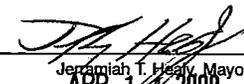
Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

  
Robert Byrne, City Clerk

APPROVED:  
  
Mariano Vega, Jr., Council President

Date: APR 08 2009

APPROVED:  
  
Jeremiah T. Healy, Mayor

Date: APR 14 2009

Date to Mayor: APR 09 2009

\*Amendment(s):

City Clerk File No. Ord. 09-040

Agenda No. 3.I 1st Reading

Agenda No. 4.I 2nd Reading & Final Passage



# ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE  
offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-040

TITLE: **ORDINANCE AUTHORIZING THE CONVEYANCE OF BLOCK 1746,  
LOTS C.4 AND E.1 (OLD COLONY) TO THE COUNTY OF HUDSON**

COUNCIL offered and moved adoption of the following Ordinance:

**WHEREAS**, the City of Jersey City is the owner of certain land and buildings designated as a portion of Block 1746, Lots C.4 & E.1, on the official Tax Assessor's map, at the southwest intersection of Route 440 and Communipaw Avenue, more commonly known as the Old Colony site, consisting of approximately 2.87 acres; and

**WHEREAS**, it has been determined that the property is not currently needed for any municipal public use; and

**WHEREAS**, the County of Hudson has expressed an interest in acquiring title to the property in order to expand its open space; and

**WHEREAS**, the County of Hudson desires to acquire title from Jersey City for the sum of \$1.4 million dollars; and

**WHEREAS**, the County of Hudson is authorized to acquire property by purchase from the City pursuant to N.J.S.A. 40A:12-5; and

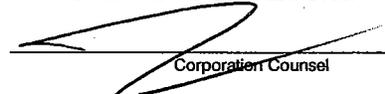
**WHEREAS**, the City of Jersey City is authorized to convey property by private sale to Hudson County for a negotiated price, pursuant to N.J.S.A. 40:12-13(b)(1).

**NOW, THEREFORE BE IT ORDAINED**, by the Municipal Council of the City of Jersey City that:

1. The Business Administrator is authorized to execute a Contract for Sale, a deed and any other documents necessary or appropriate to effectuate the transfer of a portion of Block 1746, Lots C.4 and E.1, to the County of Hudson for the sum of \$1.4 million.
  - A. All ordinances, and parts of ordinances inconsistent herewith are hereby repealed.
  - B. This ordinance shall be a part of the Jersey City Code as though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
  - C. This ordinance shall take effect at the time and in the manner as provided by law.
  - D. The City Clerk and the Corporation Counsel be and are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

JM/he  
3/20/09

APPROVED AS TO LEGAL FORM

  
Corporation Counsel

APPROVED: \_\_\_\_\_

APPROVED:   
Business Administrator

Certification Required

Not Required  2008369

# Ordinance of the City of Jersey City, N.J.

Ord. 09-040

ORDINANCE NO. \_\_\_\_\_

**3.I. MAR 25 2009**

**4.I. APR 08 2009**

TITLE:

Ordinance authorizing the conveyance of Block 1746, Lots C.4 and E.1 (Old Colony) to the County of Hudson.



RECORD OF COUNCIL VOTE ON INTRODUCTION											
MAR 25 2009 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
APR 08 2009 8-0											
<i>LIPSKI/GAUGHAN</i>				COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	<b>ABSENT</b>			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	<b>ABSENT</b>			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

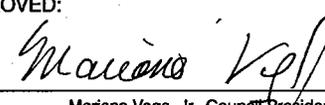
N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

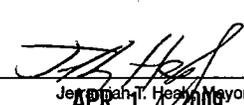
Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

  
 \_\_\_\_\_  
 Robert Byrne, City Clerk

APPROVED:  
  
 \_\_\_\_\_  
 Mariano Vega, Jr., Council President

Date: APR 08 2009

APPROVED:  
  
 \_\_\_\_\_  
 Joseph P. Healy, Mayor

Date: APR 14 2009

Date to Mayor APR 09 2009

\*Amendment(s):

City Clerk File No. Ord. 09-041

Agenda No. 3.J 1st Reading

Agenda No. 4.J. 2nd Reading & Final Passage



## ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE

offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-041

**TITLE: ORDINANCE AUTHORIZING THE CONVEYANCE OF BLOCK 2073, LOTS 1, A, 27.99, AND 32- WITHIN THE MORRIS CANAL REDEVELOPMENT PLAN AREA TO THE JERSEY CITY REDEVELOPMENT AGENCY**

COUNCIL

offered and moved adoption of the following

Ordinance:

**WHEREAS**, the City of Jersey City is the owner of certain lands and buildings designated on Jersey City's Official Tax Assessment Map as Block 2073, Lots 1, A, 27.99, and 32, consisting of approximately 1/2 acre, which property is located within the Morris Canal Redevelopment Plan Area, described by metes and bounds in the description attached hereto as Exhibit A and depicted on the map attached hereto as Exhibit B, and more commonly known as 74 Maple St., 268 Pine St. 81 Monitor St. 72 Maple St. [the Property]; and

**WHEREAS**, it has been determined that the Property is not needed for any municipal public purpose or use; and

**WHEREAS**, the Jersey City Redevelopment Agency desires to acquire the Property from the City of Jersey City for a mixed use redevelopment project in order to implement the Morris Canal Redevelopment Plan within which boundaries the Property is located; and

**WHEREAS**, the Jersey City Redevelopment Agency has agreed to pay the City the minimal sum of one million three hundred fifty thousand dollars \$1,350,000 , as consideration for the conveyance; and

**WHEREAS**, the conveyance to the Jersey City Redevelopment Agency, will effectuate the redevelopment of the Property and its eventual return to the tax rolls of the City of Jersey City; and

**WHEREAS**, the Jersey City Redevelopment Agency will designate a developer to rehabilitate the property; and

**WHEREAS**, the Jersey City Redevelopment Agency is authorized to acquire Property from the City of Jersey City, pursuant to N.J.S.A. 50A12A-8 and 22; and

**WHEREAS**, the City of Jersey City is authorized to transfer Property to the Jersey City Redevelopment Agency with or without consideration pursuant to N.J.S.A. 50A:12A-39(a) and N.J.S.A. 50A:12-13(b)(1).

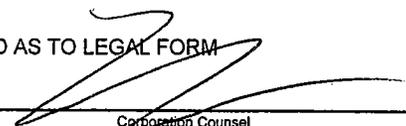
ORDINANCE AUTHORIZING THE CONVEYANCE OF BLOCK 2073, LOTS 1, A, 27.99, AND 32- WITHIN THE MORRIS CANAL REDEVELOPMENT PLAN AREA TO THE JERSEY CITY REDEVELOPMENT AGENCY

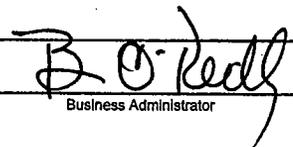
NOW, THEREFORE, BE IT ORDAINED by the Municipal Council of the City of Jersey City that:

- 1. The conveyance of certain property on Jersey City's Official Tax Assessment Map as Block 2073, Lots 1, A, 27.99, and 32, consisting of approximately 1/2 acre, which property is located within the Morris Canal Redevelopment Plan Area, described by metes and bounds in the description attached hereto as Exhibit A and depicted on the map attached hereto as Exhibit B, and more commonly known as 74 Maple St., 268 Pine St. 81 Monitor St. 72 Maple St. [the Property] for a mixed use project that implements the purposes of the Plan, to the Jersey City Redevelopment Agency for the sum of \$1,350,000 is hereby approved.
- 2. The Mayor or Business Administrator is authorized to execute a Cooperation Agreement with the Jersey City Redevelopment Agency, and any other documents, including a deed, that are deemed legally necessary or appropriate by the Corporation Counsel to effectuate the transfer of the Property to the Jersey City Redevelopment Agency.
- 3. The Cooperation Agreement shall be in substantially the form attached, subject to such modification as the Corporation Counsel deems appropriate or necessary.
  - A. All Ordinances and parts of Ordinances inconsistent herewith, are hereby repealed.
  - B. This Ordinance shall be a part of the Jersey City Code as though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
  - C. This Ordinance shall take effect at the time and in the manner as provided by law but in no event prior to the adoption of the Ordinance approving the Morris Canal Redevelopment Plan.
  - D. The City Clerk and the Corporation Counsel be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this Ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

NOTE: All material is new; therefore, underlining has been omitted. For purposes of advertising only, new matter is indicated by **bold face** and repealed matter by *italic*.

JM/he  
3/20/09

APPROVED AS TO LEGAL FORM  
  
Corporation Counsel

APPROVED:   
Business Administrator

Certification Required   
Not Required

# Ordinance of the City of Jersey City, N.J.

Ord. 09-041

ORDINANCE NO. \_\_\_\_\_

**3.J. MAR 25 2009**

**4.J. APR 08 2009**

TITLE:

Ordinance authorizing the conveyance of Block 2071, Lots 1, A, 27.99 and 32 within the Morris Canal Redevelopment Plan Area to the Jersey City Redevelopment Agency. (72 Maple Street, 74 Maple Street, 268 Pine Street and 81 Monitor Street)



RECORD OF COUNCIL VOTE ON INTRODUCTION											
MAR 25 2009 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
<b>LIPSKI / SOTTOLANO</b>				GAUGHAN	✓			BRENNAN	✓		
SOTTOLANO	✓			FULOP	ABSENT			FLOOD	✓		
KENNY	✓			RICHARDSON	✓			VEGA, PRES.	✓		
LIPSKI	✓										

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
APR 08 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

\_\_\_\_\_  
  
 Robert Byrne, City Clerk

APPROVED: \_\_\_\_\_  
  
 Mariano Vega, Jr., Council President

Date: APR 08 2009

APPROVED: \_\_\_\_\_  
  
 Jerramiah T. Healy, Mayor

Date APR 14 2009

Date to Mayor APR 09 2009

\*Amendment(s):

City Clerk File No. Ord. 09-042

Agenda No. 3.K 1st Reading

Agenda No. 4.K 2nd Reading & Final Passage



## ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE  
offered and moved adoption of the following ordinance:

CITY ORDINANCE 09-042

TITLE:

### ORDINANCE DESIGNATING THAT THE INTERSECTION OF GROVE STREET AND YORK STREET ALSO BE KNOWN AS Church of Nazarene Way

The Municipal Council of the City of Jersey City does hereby ordain:

**WHEREAS**, the Church of Nazarene was founded by Reverend Hector Martinez Mena; and

**WHEREAS**, for the past 20 years, the Rev. Dr. Gabriel Cuervo has been the pastor of the Church of the Nazarene and has devoted his time and energy serving the Lord, church and community. Other pastors that served in the Church of the Nazarene were Rev. Frank Mastache, Jose Rodriguez, Ferdinand Santiago and Joel Ortiz; and

**WHEREAS**, the Church of the Nazarene is currently located at 251 Grove Street at the corner of York Street in Jersey City, N.J. The congregation has previously met in various locations, among them; 180 Hopkins Avenue, 271 Grand Street, 386 Grove Street, Jersey City, according to church records; and

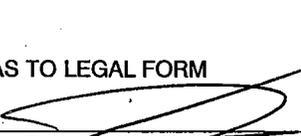
**WHEREAS**, the Church of the Nazarene is a Spanish speaking congregation and serves the neighborhood with spiritual guidance and community service improving the quality of life. Their goal is to start an English speaking service; and

**WHEREAS**, the Church of the Nazarene will celebrate their 50<sup>th</sup> anniversary during April 24, thru April 26, 2009.

**NOW, THEREFORE, BE IT ORDAINED**, that the intersection of Grove Street and York Street also be known as Church of Nazarene Way

- A. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.
- B. This ordinance shall be a part of the Jersey City Code as though codified and fully set forth therein. The City shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
- C. This ordinance shall take effect at the time and in the manner as provided by law.
- D. The City Clerk and the Corporation Counsel be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

APPROVED AS TO LEGAL FORM

  
\_\_\_\_\_  
Corporation Counsel

APPROVED: \_\_\_\_\_

APPROVED: \_\_\_\_\_

  
\_\_\_\_\_  
Business Administrator

Certification Required

Not Required

# Ordinance of the City of Jersey City, N.J.

Ord. 09-042

ORDINANCE NO. \_\_\_\_\_

TITLE: 3.K. MAR 25 2009 4.K. APR 08 2009



Ordinance designating that the intersection of Grove Street and York Street also be known as Church of Nazarene Way.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
				MAR 25 2009				9-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
SPINELLO	✓			FULOP	✓			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
GAUGHAN/RICHARDSON				APR 08 2009				8-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote REV. GABRIEL CUERVO

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
KENNY				FULOP				FLOOD			
LIPSKI				RICHARDSON				VEGA, PRES.			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
				APR 08 2009				8-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
KENNY	✓			FULOP	ABSENT			FLOOD	✓		
LIPSKI	✓			RICHARDSON	✓			VEGA, PRES.	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on MAR 25 2009

Adopted on second and final reading after hearing on APR 08 2009

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on APR 08 2009

Robert Byrne  
Robert Byrne, City Clerk

APPROVED:

Mariano Vega, Jr.  
Mariano Vega, Jr., Council President

Date: APR 08 2009

APPROVED:

Jerramiah T. Healy  
Jerramiah T. Healy, Mayor

Date APR 14 2009

Date to Mayor APR 09 2009

\*Amendment(s):