

**JERSEY CITY PLANNING BOARD
PUBLIC NOTICE
REGULAR MEETING**

Please be advised the following items will be heard at a Regular Meeting of the Jersey City Planning Board, scheduled for Tuesday, August 17, 2010 at **5:30 p.m.** in the **Council Chambers of City Hall at 280 Grove St.**, Jersey City, New Jersey.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence
6. Old Business:
7. New Business

8. Review and discuss proposed amendments to the Morris Canal Redevelopment Plan to revise fees. Formal action may be taken.

9. Review and discuss proposed amendments to the Historic Preservation Ordinance Amendment. Formal action may be taken.

10. Case: P10-046 Minor Site Plan with "c" variance
Applicant: BGT Capital, LLC & Davood G. Taree
Attorney: Charles Harrington
Review Planner: Kristin Russell
Address: 357 Third St.
Block: 385 Lot: O.1
Zone: NC – Neighborhood Commercial
Description: New 4-story mixed-use building with 4 residential units and 1,126 sf of ground floor commercial space.
Variances: rear yard setback

11. Case: P10-029 Minor Site Plan
Applicant: Butcher Block Café, LLC
Attorney: Charles Harrington
Review Planner: Kristin Russell
Address: 212 Washington St.
Block: 67 Lot: K.3, C001, C002
Zone: H – Historic, Paulus Hook
Description: New 660 sf sidewalk cafe

12. Case: P07-009 Interim Use
Applicant: The L Group
Attorney: Nevins McCann, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 677 Grove Street
Block: 294.5 Lot: PL A.
Zone: Jersey Avenue Redevelopment Plan Area
Description: Interim Parking Lot for 436 surface spaces.
Carried from July 20, 2010 meeting.

13. Case: P02-099.3 Final Site Plan for Residential Villa Units and Amended Site Plan for the Marina
Applicant: WA Residential Urban Renewal Co
Attorney: Nevins McCann, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 100 Caven Point Rd
Block: 1497 Lot: 33, 34, 35
Zone: Liberty Harbor Redevelopment Plan
Description: Re-configuration of the Marina and conformance review for the Villas

14. Case: P10-033 Minor Site Plan
Applicant: MLK 156, LLC
Attorney: Nathan Beck
Review Planner: Jeff Wenger
Address: 156.5 MLK Drive
Block: 1326 Lot: 94.D
Zone: MLK Drive Redevelopment Plan
Description: Storefront renovation.

15. Case: P10-036 Preliminary and Final Major Site Plan with 'c' Variances
Applicant: Tovaste Academy Rock, LLC
Attorney: George Garcia
Review Planner: Jeff Wenger
Address: 182 Academy St / 19 Rock Street
Block: 1883 Lot: 30
Zone: OR – Office and Residential
Description: New 56 unit, 7 story residential building with 35 parking spaces.
Variances: Lot Width, Side Yards, Maximum Lot Coverage

16. Case: P10-007 Minor Site Plan
Applicant: T-Mobile Northeast LLC
Attorney: Dean Stamos
Review Planner: Jeff Wenger
Address: 30 Mall Drive West
Block: 20 Lot: 1.1
Zone: Newport Redevelopment Plan
Description: Installation of cellular phone antennas and associated equipment.
17. Case: P10-049 Minor Site Plan
Applicant: Sprint/Nextel Corp.
Attorney: Frank Ferraro
Review Planner: Jeff Wenger
Address: 2 Columbus Drive
Block: 10 Lot: 28
Zone: Exchange Place North Redevelopment Plan
Description: Installation of cellular phone antennas and associated equipment.
18. Case: P10-023 Minor Site Plan with 'c' variance
Applicant: Clearwire Legacy LLC
Attorney: Frank Ferraro
Review Planner: Jeff Wenger
Address: 418 Duncan Avenue
Block: 1647 Lot: J.2
Zone: Hackensack Riveredge Redevelopment Plan
Description: Installation of cellular phone antennas and associated equipment.
Variance: Side yard setback
19. Case: P10-044 Minor Site Plan
Applicant: T-Mobile Northeast LLC
Attorney: Dean Stamos
Review Planner: Jeff Wenger
Address: 100 Shearwater Ct.
Block: 1494 Lot: 18
Zone: Caven Point Redevelopment Plan
Description: Installation of cellular phone antennas and associated equipment.
20. Case: P10-009 Minor Site Plan
Applicant: T-Mobile Northeast LLC
Attorney: Dean Stamos
Review Planner: Jeff Wenger
Address: 320 Central Avenue
Block: 720 Lot: 1.99
Zone: NC - Neighborhood Commercial
Description: Installation of cellular phone antennas and associated equipment.
21. Memorialization of Resolutions
22. Executive Session, as needed, to discuss litigation, personnel or other matters
23. Adjournment

MICHAEL A. RYAN, CHAIRMAN, PLANNING BOARD