

**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, February 27, 2007 at 5:30 p.m. in the Council Chambers of City Hall, 280 Grove Street, Jersey City, New Jersey.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Correspondence
5. Memorialization of Resolutions
6. Old Business:
7. New Business

8. Case: P06-082 Preliminary Major Site Plan with deviation
Applicant: Richard Pronti
Attorney: Robert Brescia
Address: 249 Halladay St.
Block: 2042 Lot: W
Zone: Morris Canal Redevelopment Plan
Description: New two-family dwelling on conforming lot.
Deviations: front yard
Carried from December 12, 2006, January 9, 2007, and January 13, 2007

9. Case: P07-005 Preliminary Major Site Plan
Applicant: Newport Associates Development Company
Attorney: Charles Harrington
Address: 2 Shore Lane
Block: 20 Lot: 3.13 (fka 3.06)
Zone: Newport Redevelopment Area
Description: New 7-story mixed-use building with 48 residential units and 16,646sf of ground floor retail space.

10. Case: P06-056 Minor Subdivision with "c" variances
Applicant: 350 Randolph, LLC
Attorney: Jon Campbell
Address: 254-265 Randolph Ave.
Block: 1966 Lot: 6.a
Zone: R-1 residential
Description: Subdivision of existing oversized lot into four new lots ranging from 2,794sf to 3,175sf. One lot retains an existing building.
Variances: lot width (three lots)

11. Case: P06-057 Preliminary & Final Major Site Plan
Applicant: 350 Randolph, LLC
Attorney: Jon Campbell
Address: 254-265 Randolph Ave.
Block: 1966 Lot: 6.a
Zone: R-1 residential
Description: Three new two-family homes.

12. Case: P07-023 Preliminary & Final Major Subdivision
Applicant: Franklin Development Group LLC
Attorney: Oswin Hadley
Address: 268-282 MLK Drive
Block: 1307 Lot: A, B.2, B.1, 5, 6.A, 7.A, 8
Zone: MLK Drive Redevelopment Plan , Neighborhood Commercial Subdistrict
Description: Re-subdivision of 7 existing lot into 8 lots

13. Case: P07-027 Preliminary Major Site Plan
Applicant: Franklin Development Group LLC
Attorney: Oswin Hadley
Address: 268-282 MLK Drive
Block: 1307 Lot: A, B.2, B.1, 5, 6.A, 7.A, 8
Zone: MLK Drive Redevelopment Plan , Neighborhood Commercial Subdistrict
Description: Construction of 8 new single-family townhomes

14. Review and discussion of proposed Amendments to the Hackensack River Edge Redevelopment Plan. Formal Action may be taken.

15. Review and discussion of proposed Amendments to the Martin Luther King Drive Redevelopment Plan. Formal Action may be taken.

16. Certification of Artists as recommended by the Jersey City Artist Certification Board

17. Executive Session, as needed, to discuss litigation, personnel or other matters

18. Adjournment

MICHAEL RYAN, CHAIRMAN, PLANNING BOARD