

JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE
DIVISION OF CITY PLANNING



ANNISIA CIALONE, AICP, LEED AP
PLANNING DIRECTOR

STEVEN M. FULOP, MAYOR
MARCOS D. VIGIL, HEDC DIRECTOR

February 27, 2018

Mayda Arrue
THE JERSEY JOURNAL
One Harmon Meadow Plaza
Secaucus, NJ 07094

Dear Ms. Arrue:

Enclosed please find a Legal Notice for the Jersey City Department of Housing, Economic Development and Commerce, Board of Adjustment. Please have this ad run in the next available edition of your newspaper.

After publication, please prepare an Affidavit of Publication and send it to the attention of:

City of Jersey City
Department of Housing & Economic Development and Commerce
30 Montgomery Street, 14th Floor, Suite #1400
Jersey City, NJ 07302
Attn: Liquan Narine

This notice should be billed to the Jersey City Department of Housing & Economic Development and Commerce, Account Number 7947. If you have any questions, please contact me at 201-547-5010.

Thank You for your attention in this matter.

Sincerely,

Tanya R. Marione, AICP, PP
Principal Planner
c: Mayor's Office
File
Enclosures

**JERSEY CITY BOARD OF ADJUSTMENT
PUBLIC NOTICE/LEGAL AD**

Please take notice that the Board of Adjustment took the following actions at the February 22, 2018 regular meeting:

1. Call to Order
2. Sunshine Announcement
3. Roll Call – *Christmas, McCormack, Jacobs, Netchert, Rothman, Guzman*
4. Swear in Staff
5. Adjournments:
6. Old Business:

a. Case: Z15-064 1- Year Extension
Applicant: 280 Newark, LLC
Address: 280 Newark Avenue
Attorney: Eugene P. O’Connell, Esq
Block: 11010 Lot: 1.01
Zone: NC- Neighborhood Commercial District
For: Minor Site Plan approval to construct a 6-story mixed use building with 5 units.
“d” Variance: Height
Approved

7. Case: Z17-076
Applicant: Muhammad A. Bashir
Address: 2-4 Holmes Avenue
Attorney: Robert P. Weinberg, Esq
Block: 11902 Lot: 18
Zone: R-1, One and Two Family Housing District
For: Construction of a 3-story, 4 unit building on an oversized lot
‘d’ Variances: Use
‘c’ Variances: Maximum curb cut, maximum garage door width, maximum driveway width
Decision: Approved with conditions

8. **Memorialized the following resolutions available for review at the Office of City Planning at 30 Montgomery Street, Suite 1400, 14th fl., Jersey City, NJ**

- (1) Resolution of the Jersey City Zoning Board of Adjustment approving one year extension #Z15-047, submitted by 8 Congress, LLC (8 Congress St.) B: 1703 Lot: 30
- (2) Resolution of the Jersey City Zoning Board of Adjustment approving ‘c’ variances #Z17-031, submitted by Hudson Home Builders, LLC (163 Laidlaw Ave.) B: 5602 Lot: 8
- (3) Resolution of the Jersey City Zoning Board of Adjustment approving ‘c’ variances #Z17-028, submitted by Hudson Home Builders, LLC (157 Laidlaw Ave.) B: 5602 Lot: 11
- (4) Resolution of the Jersey City Zoning Board of Adjustment approving ‘c’ variances #Z17-028, submitted by 28 Giles Homes, LLC (28 Giles Ave.) B: 10403 Lot: 2
- (5) Resolution of the Jersey City Zoning Board of Adjustment approving preliminary and final major site plan with ‘c’ & ‘d’ variances #Z17-080, submitted by 35 Orchard Street, LLC (284-294 Monticello Ave. and 35 Orchard St.) B: 15201 Lots: 34-36
- (6) Resolution of the Jersey City Zoning Board of Adjustment approving preliminary and final major site plan with ‘c’ & ‘d’ variances #Z17-028, submitted by 28 Giles Homes, LLC (28 Giles Ave.) B: 10403 Lot: 2

9. Executive Session

Joshua Jacobs, Board of Adjustment Chairperson
Kate Donnelly, Board of Adjustment Vice Chairperson