



**HUDSON COUNTY PLANNING BOARD
HUDSON COUNTY ANNEX
567 PAVONIA AVENUE
3RD FLOOR FREEHOLDERS CHAMBERS
JERSEY CITY, NEW JERSEY 07306
WWW.HUDSONCOUNTYNJ.ORG/PLANNING**



- Daniel Choffo, Chairman
- James Cryan, Vice Chair
- Demetrio Arencibia, PE, PP, County Engineer
- Renee Bettinger, Commissioner
- Hon. Doreen DiDomenico, Freeholder
- Massiel M. Ferrara, PP, AICP, Board Secretary
- Joseph Glembocki PE, Assistant County Engineer
- Alain Gomez, Alternate #2
- Michael Holloway, Pro-Tempore
- Rushabh Mehta, Commissioner
- Kennedy Ng, Alternate #1
- Betania Peralta, Commissioner
- Hon. Anthony Romano, Freeholder Chair
- John J. Curley, Board Attorney
- Megan Massey, PP, AICP, Principal Planner
- Francesca Giarratana, Assistant Planner
- Mario Tridente, Inspector



**PUBLIC NOTICE
HUDSON COUNTY PLANNING BOARD**

Please take notice that the next regular meeting of the Hudson County Planning Board has been scheduled for Wednesday, May 15, 2013 at 6:30 p.m. in the Freeholders Chambers on the 3rd Floor located at 567 Pavonia Ave, Jersey City, NJ. Documents are available for public inspection during regular business hours (9:00 am to 5:00 pm) in the offices of the Hudson County Division of Planning, located at the Meadowview Campus, 595 County Avenue, Building 1, Floor 2, in Secaucus, NJ. For additional information or assistance please call (201) 217-5137.

- 1. Meeting Called to Order**
- 2. Open Public Meeting Statement**
- 3. Roll Call and Flag Salute**
- 4. Review and Adoption of Meeting Minutes from: April 17, 2013**
- 5. Matters Scheduled for Public Hearing**

A. Memorialization of resolutions considered at the previous meeting:

| <u>Application</u> | <u>Applicant</u> | <u>Location</u> | <u>Municipality</u> |
|--------------------|-------------------------|---|---------------------|
| 2013-007-SP | Dave Pensuwan | 301 Newark Street (Block 2.1, Lots 5 and 6) | Hoboken |
| 2013-011-SP | The Learning Experience | 7108 Kennedy Boulevard (Block 264, Lot 2.01) | North Bergen |
| 2013-013-SP | George & Eric Gutierrez | 3211-3215 Kennedy Boulevard (Block 260.02, Lots 23, 27, 28 & 30) | Union City |

B Site Plans (SP), Subdivisions (SD) and other matters scheduled for public hearing and adoption:

| <u>Application</u> | <u>Applicant</u> | <u>Location</u> | <u>Municipality</u> |
|--------------------|-------------------------|--|---------------------|
| 2013-019-SD/SP | 6233 Kennedy Blvd., LLC | 6231-6235 Kennedy Blvd. (Block 204, Lot 11) | North Bergen |

Applicant requesting approval of a subdivision and construction of 2 new 3-story mixed use buildings.

C. Site Plans (SP), Subdivisions (SD) and other matters scheduled for public hearing:

| <u>Application</u> | <u>Applicant</u> | <u>Location</u> | <u>Municipality</u> |
|--------------------|--------------------------|---|---------------------|
| 2013-014-SP | Mirasol Enterprises, LLC | 100 Passaic Avenue (Block 15, Lot 1) | Kearny |

Applicant requesting approval for new loading dock and site improvements for an existing site.

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|--------------------------|--|---|---------|
| 2013-020-SD/SP John Cali | | 1040 Kennedy Boulevard (Block 87, Lots 1-4, 19 & 5.02) | Bayonne |
|--------------------------|--|---|---------|

Applicant requesting approval of a new 8 story building with 60 residential apts above first floor and lower level parking for 71 spaces.

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|-------------|--------------------------------------|--|-------------|
| 2013-028-SP | Community Healthcare Associates, LLC | 1825 Kennedy Blvd. (Block 25501, Lot 6) | Jersey City |
|-------------|--------------------------------------|--|-------------|

Applicant requesting approval to demolish a portion of an existing building for additional parking.

C. Applications to be Exempt:

| <u>Application</u> | <u>Applicant</u> | <u>Location</u> | <u>Municipality</u> |
|--------------------------------|---------------------|---|---------------------|
| 2013-021-SP | Hobart Realty, LLC | 69 East 3rd Street (Block 359, Lot 1) | Bayonne |
| 2013-022-SP | EI Tolo Realty, LLC | 200-206 71 st Street (Block 27, Lot 15) | Guttenberg |
| 2013-023-SD/SP Joseph Lombardi | | 889 Communipaw Avenue (Block 1744, Lots 29, 30 & 31.99) | Jersey City |
| 2013-024-SP | Marc Slayton | 4301-4315 Tonnelle Avenue (Block 103.01, Lots 83-104, 135-148) | Jersey City |

6. Old Business:

7. New Business:

8. Next Meeting Date: June 19, 2013