



**HUDSON COUNTY PLANNING BOARD**  
**BERGEN SQUARE CENTER**  
**830 BERGEN AVENUE, FL. 9A**  
**JERSEY CITY, NEW JERSEY 07306**  
[WWW.HUDSONCOUNTYNJ.ORG/PLANNING](http://WWW.HUDSONCOUNTYNJ.ORG/PLANNING)



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Samantha Lugo, Vice-Chair  
Rushabh Mehta, Pro-Tempore  
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Thomas Malavasi, P.E., P.P., C.M.E., County Engineer  
John J. Curley, Board Attorney  
Francesca Giarratana, PP, AICP, Board Secretary  
Kevin Force, PP, AICP, Principal Planner  
Mario Tridente, Inspector  
Stephanie Lee, Assistant Planner

**PUBLIC NOTICE**  
**HUDSON COUNTY PLANNING BOARD**

Please take notice that the next regular meeting of the Hudson County Planning Board has been scheduled for **Tuesday, February 19, 2019 at 6:30 p.m.** in the chambers of the Hudson County Improvement Authority conference room, located at 830 Bergen Avenue, eighth floor, in Jersey City, NJ, 07306. 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 Bergen Square Center, 830 Bergen Avenue, Fl. 6A, Jersey City, NJ 07306. 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: January 15, 2019**
- 5. Matters Scheduled for Public Hearing**

**A. Adoption of the Passaic Avenue Traffic Mitigation Contribution Fund**

**B. Memorialization of resolutions considered at last meeting:**

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2018-35-SP	Nino Madia	8707 Kennedy Boulevard (Block 367, Lot 5.01)	North Bergen

An application to reduce the ground floor retail business, convert the existing second floor of the retail business into residential units, and construct two additional floors of dwelling units for a total of 24 apartment units.

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2018-64-SP	CBLA Holdings, LLC	8500-8504 Kennedy Boulevard (Block 393, Lot 1)	North Bergen

An application to demolish existing structures and construct a 3-story building with parking on the ground floor, a chiropractic office on the second floor, and 2 two-bedroom apartments on the third floor.

<u>Application</u> 2018-76-SP	<u>Applicant</u> Franklin Development Group	<u>Location</u> 3316 Kennedy Boulevard (Block 3503, Lot 1)	<u>Municipality</u> Jersey City
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An application to demolish an existing church and rectory to construct a 5-story apartment building with 14 units and 11 on-site parking spaces.

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

<u>Application</u> 2018-68-SD	<u>Applicant</u> Park Stone Management	<u>Location</u> 3060 Kennedy Boulevard (Block 6401, Lot 7)	<u>Municipality</u> Jersey City
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An application to subdivide Lot 7 into 7.01 and 7.02. Subdivision on a County road.

<u>Application</u> 2019-09-SP	<u>Applicant</u> Township of North Bergen	<u>Location</u> 1811 Paterson Plank Road (Block 27, Lot 27)	<u>Municipality</u> North Bergen
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A Township application to build a new park with a children's spray area, playgrounds, gazebo, and parking lot for 9 cars.

<u>Application</u> 2019-10-SP	<u>Applicant</u> Township of North Bergen	<u>Location</u> 1231 Kennedy Boulevard (Block 24, Lots 28, 29, 31, & 35.02)	<u>Municipality</u> North Bergen
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A Township application to construct a new community center with fitness areas, classrooms, a library, offices, a computer lab, basketball court, recreational field, and parking.

**D. Applications to be Exempt:**

<u>Application</u> 2019-01-SP	<u>Applicant</u> Benjamin Harrison, LLC	<u>Location</u> 100 Bergen Street (Block 71, Lots 1.01 &12) (Block 72, Lot 1.01)	<u>Municipality</u> Harrison
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A site plan application not on a County road.

<u>Application</u> 2019-02-SP	<u>Applicant</u> T-Mobile Northeast, LLC c/o Alyson Kasetta	<u>Location</u> 547 Hudson Avenue (Block 30, Lot 17)	<u>Municipality</u> Weehawken
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A telecommunications application not on a County road.

<u>Application</u> 2019-03-SD	<u>Applicant</u> 408 Whiton Plaza, LLC 309 Pine Plaza, LLC	<u>Location</u> 408-410 Whiton Street 309-311 Pine Street (Block 17505, Lots 9 &16)	<u>Municipality</u> Jersey City
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A subdivision application not on a County road.

<u>Application</u> 2019-04-SP	<u>Applicant</u> T-Mobile Northeast, LLC c/o Alyson Kasetta	<u>Location</u> 662 Avenue A (Block 165, Lot 42)	<u>Municipality</u> Bayonne
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A telecommunications application not on a County road.

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2019-05-SP	400 Claremont Ave Urban Renewal, LLC	400 Claremont Avenue (Block 21801, Lots 4, 5, 8-10, 15-19)	Jersey City

A site plan application not on a County road.

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2019-06-SD	Harsimus Lofts, LLC	250 First Street (Block 11114, Lot 8.01)	Jersey City

A subdivision application not on a County road.

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2019-14-SD	Community Builders	654 Bergen Avenue 43-49 Fairview Avenue (Block 16703, Lots 5 & 8)	Jersey City

A subdivision application not on a County road.

- 1. Old Business:** Selection of Hudson County 2019 Smart Growth Award recipients
- 2. New Business:** None
- 3. Next Meeting Date:** Tuesday, March 19, 2019.