



DEPARTMENT OF PLANNING & BUSINESS OPPORTUNITY  
DIVISION OF PLANNING  
BERGEN SQUARE CENTER  
830 BERGEN AVENUE, SUITE 6A  
JERSEY CITY, NEW JERSEY 07306

Established 1962  
★ 62 ★  
Years of Planning

**CRAIG GUY**  
COUNTY EXECUTIVE

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**SHARHONDA WALKER**  
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DIVISION CHIEF

Francis Kenny, Chairman  
Rushabh Mehta, Vice-Chair  
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Hon. Yraida Aponte-Lipski, County Commissioner Alternate  
Floyd Jeter, Pro-Tempore  
Bernard Callegari, Alternate #2  
Pamela Layson, Commissioner  
Samantha Lugo, Commissioner  
Thomas Malavasi, P.E., P.P., C.M.E., County Engineer  
Kennedy Ng, Alternate #1  
Arthur Pettigrew, Commissioner  
Amanda Curley, Esq., Board Attorney  
Kevin Force, PP, AICP, Supervising Planner  
Byron Nicholas, PP, AICP, Board Secretary  
Mark Serrano, AICP, Assistant Planner  
Dominique Turnbull, 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 **Tuesday, August 20th, 2024 at 6:30 p.m.** in the chambers of the Hudson County Improvement Authority's Office located at Bergen Square Center, 830 Bergen Avenue, Fl. 8B, 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: July 16th, 2024
5. Matters Scheduled for Public Hearing

**A. Memorialization of Resolutions Considered at Previous Meeting:**

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2023-005-SP	Prime & Tuvel	517 Willow Ave (Block 167, Lot 6)	Hoboken

A site plan application to construct a 4-story mixed-use building.

**B. Site Plans (SP), Subdivisions (SD), and Other Matters Scheduled for Public Hearing:**

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2024-015-SP	JFK Realty LLC	4614 Kennedy Blvd (Block 263, Lot 34)	Union City

A site plan application to construct a 4-story mixed-use building.

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2024-026-SP	Torus Enterprise LLC	1414-1422 Kennedy Blvd (Block 167, Lot 6)	Union City

A site plan application to construct a storm water retention system.

**C. Applications to be Exempt:**

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2024-033-SP	Noreen Merainer	1051 Garfield Ave (Block 19703, Lot 33)	Jersey City

A site plan application not along a County road.

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2024-042-SP	GLC Jersey City, LLC	125 Theodore Conrad Dr (Block 24305, Lot 1.01)	Jersey City

A site plan application not along a County road.

**D. Applications to be Dismissed Without Prejudice:**

<u>Application</u>	<u>Applicant</u>	<u>Location</u>	<u>Municipality</u>
2024-007-SP	Sally La	61 Jackson St (Block 14, Lot 1)	Hoboken

A site plan application to construct a 5-story mixed use building.

- 6. Old Business:**                      **None**
  
- 7. New Business:**                      **None**
  
- 8. Next Meeting Date:**              **Tuesday, September 17 at 6:30 p.m.**