

CITY OF BAYONNE
SITE PLAN REFERRAL
AND
REQUEST FOR RECOMMENDATION
E-mail will be sent with One-Drive electronic file share

Joseph Benkert
~~Acting~~ Building Construction Official

Date: October 19, 2023
Application number: P-22-028

Joseph Coughlin
Fire Sub-Code Official

Applicant Name: 745-747 BROADWAY, LLC

Joseph Ryan
Historic Preservation Commission

Site address: 745-747 Broadway,
Block 139 Lots 19

Robert Zawistowski
Bayonne Environmental Commission

Michele Hennessey *(for subdivision matters only)*
Tax Assessor

Robert Russo, P.E.
City Engineer

Attorney for Applicant:
Michael Miceli, Esq

Planning Board
 Zoning Board of Adjustment

Application and site plan for your consideration.

The Administrator has placed the matter on the agenda for the meeting of November 06, 2023
Please provide your comment by: October 30, 2023

COMMENTS: (Use separate sheet if necessary)

See Attached comment sheet.


Dated: 10/19/2023

Signed: JRB

745-747 Broadway

10/19/2023

1. Buildings designed after March 6, 2023, must use the new code cycle year for design.
2. Construction type is not indicated on plans.
3. Two exits must be placed a distance apart equal to one half of the length of the maximum overall diagonal dimension of the building.
4. Buildings shall be provided with natural ventilation or mechanical ventilation. Where the air infiltration rate in a dwelling is less than 5 air changes per hour the building shall be ventilated by mechanical means. Ventilation calculations must be submitted for review.
5. Area of refuge must be indicated on all floors at the elevator.
6. This building may require a standby generator.
7. Professional Engineer's PROTECTION OF ADJOINING PROPERTY PLAN MUST BE SUBMITTED FOR REVIEW.
8. Professional Engineer's calculations for additional snow drift onto lower adjacent roof structures must be submitted for review.


10/19/2023