

PRIOR RESOLUTIONS

RESOLUTION
CITY OF BAYONNE PLANNING BOARD
RECOMMENDING ADOPTION OF A PRELIMINARY INVESTIGATION
NON-CONDEMNATION AREA IN NEED OF REDEVELOPMENT
former synagogue (P-23-025)
1012-1022 Avenue C
Block 64, Lots 2 and 3

WHEREAS, the City Council of the City of Bayonne adopted a resolution that authorized the Planning Board of the City of Bayonne to conduct a Preliminary Investigation to determine whether the 1012-1022 Avenue C located at Block 64, Lots 2 and 3 was an area in need of Redevelopment Without Power of Condemnation: and

WHEREAS, the Preliminary Investigation was presented to the Planning Board of the City of Bayonne on September 12, 2023; and

WHEREAS, the Preliminary Investigation Area in Need of Redevelopment required map and statement of intent has been on file with the City Clerk of the City of Bayonne as required by law; and

WHEREAS, the area in need investigation was presented to the Planning Board at a regular meeting on September 12, 2023, at which time Suzanne T. Mack, P.P., A.I.C.P., was sworn in and qualified as an expert in her field, she proceeded to present the contents of this Preliminary Investigation Area in Need of Redevelopment Study and to respond to questions from the Board; and

WHEREAS, an opportunity was afforded to members of the public and/or interested persons or parties to be heard, ask questions and participate in the Board's consideration of the Investigative Report; and

WHEREAS, as a result of the Investigative Report submitted, the testimony of Ms. Mack, and in due consideration thereof, the Planning Board has determined that it will recommend by way of this aforesaid Resolution, that the findings in this Redevelopment Study be adopted and the property designated as a non-condemnation area in need of redevelopment; and

NOW THEREFORE, BE IT RESOLVED, by the Planning Board of the City of Bayonne, County of Hudson, State of New Jersey that the Non-Condemnation Redevelopment Study of Block 64, Lots 2 and 3 as prepared by Suzanne T. Mack, P.P., A.I.C.P., be endorsed and it is hereby recommended for consideration and adoption by the City Council, City of Bayonne for the property as set forth herein.

The undersigned certifies that the within Resolution was approved by this Board on September 12, 2023, and adopted on September 12, 2023, and memorialized herein pursuant to N.J.S.A. 40:55-D-10(g).

The following vote to approve the application was taken at the hearing on September 12, 2023:

RECORDED VOTE:

<i>Commissioners</i>	<i>Aye</i>	<i>Nay</i>	<i>Abstain</i>	<i>Recuse</i>	<i>Absent</i>	<i>Not Voting</i>
Karen Fiermonte	[X]	[]	[]	[]	[]	[]
Maria I. Valado	[]	[]	[]	[]	[X]	[]
Loyad Booker Jr.	[]	[]	[]	[]	[X]	[]
George Becker	[X]	[]	[]	[]	[]	[]
Jack Beiro	[]	[]	[]	[]	[X]	[]
Ahmed Lack	[X]	[]	[]	[]	[]	[]
Thomas Maiorano	[]	[]	[]	[]	[X]	[]
Mikel Lawandy	[X]	[]	[]	[]	[]	[]
James Davis, Mayor	[]	[]	[]	[]	[X]	[]
Ramon Veloz (Mayoral Designee)	[X]	[]	[]	[]	[]	[]

The following vote to memorialize the resolution was taken at the hearing on September 12, 2023:

RECORDED VOTE:

<i>Commissioners</i>	<i>Aye</i>	<i>Nay</i>	<i>Abstain</i>	<i>Recuse</i>	<i>Absent</i>	<i>Not Voting</i>
Karen Fiermonte	[X]	[]	[]	[]	[]	[]
Maria I. Valado	[]	[]	[]	[]	[X]	[]
Loyad Booker Jr.	[]	[]	[]	[]	[X]	[]
George Becker	[X]	[]	[]	[]	[]	[]
Jack Beiro	[]	[]	[]	[]	[X]	[]
Ahmed Lack	[X]	[]	[]	[]	[]	[]
Thomas Maiorano	[]	[]	[]	[]	[X]	[]
Mikel Lawandy	[X]	[]	[]	[]	[]	[]
James Davis, Mayor	[]	[]	[]	[]	[X]	[]
Ramon Veloz (Mayoral Designee)	[X]	[]	[]	[]	[]	[]

WHEREAS , the application is hereby X APPROVED _____ DENIED.

The above Resolution was adopted by the Planning Board of the City of Bayonne at a in-person meeting held on September 12, 2023.



KAREN FIERMONTE, Chairperson

RNC/akl

**Resolution
City of Bayonne
Planning Board
1012-1022 Avenue C Redevelopment Plan
Block 64, Lots 2 and 3
P-23-025**

WHEREAS, the Municipal Council of the City of Bayonne by Resolution authorized the Planning Board of the City of Bayonne to prepare a redevelopment plan for the properties located in the City of Bayonne, known as the 1012-1022 Avenue C Redevelopment Plan, identified in that Resolution; and

WHEREAS, Susan Mack, PP, AICP, the city planner and Brian Slaugh, PP, AICP and James Clavelli, PP, AICP, the city's consulting planners prepared the 1012-1022 Avenue C Redevelopment Plan of the aforesaid properties; and

WHEREAS, the Municipal Council, by Resolution adopted on September 20, 2023, authorized the Planning Board of the City of Bayonne to prepare the 1012-1022 Avenue C Redevelopment Plan for the Redevelopment Area (the subject property) to further the goals and objectives of the Master Plan; and

WHEREAS, on December 10, 2024, the Planning Board of the City of Bayonne conducted a public hearing on the 1012-1022 Avenue C Redevelopment Plan; and

WHEREAS, the Plan and studies, the required map and statement of intent have been on file with the City Clerk of the City of Bayonne as required by law; and

WHEREAS, the Plan was presented to the Planning Board at a regular meeting held on December 10, 2024 at which time Brian Slaugh, PP, AICP, was sworn in and qualified as an expert in his field and proceeded to present the contents of the plan and responded to questions from the Board; and

WHEREAS, an opportunity was afforded to members of the public and/or interested persons or parties to be heard as questions and participate in the Board's consideration of the Plan; and no person came forward when the meeting was opened to the public; and

WHEREAS, because of the Plan submitted, the testimony of Mr. Slaugh, and in due consideration thereof, the Planning Board has determined that it will recommend by way of the aforesaid Resolution, that the Plan be adopted by the Municipal Council.

NOW, THEREFORE, BE IT RESOLVED, by the Planning Board of the City of Bayonne, County of Hudson, State of New Jersey that the 1012-1022 Avenue C Redevelopment Plan identified herein be adopted and is hereby recommended for consideration and adoption by the Municipal Council of the City of Bayonne for the Subject Property as set forth herein.

The undersigned certifies that the within Resolution was approved by this Board on December 10, 2024, and adopted on December 10, 2024, and memorialized herein pursuant to N.J.S.A. 40:55-D-10(g).

The following vote to approve the Redevelopment Plan was taken at the hearing on December 10, 2024:

RECORDED VOTE:

<i>Commissioners</i>	<i>Aye</i>	<i>Nay</i>	<i>Abstain</i>	<i>Recuse</i>	<i>Absent</i>	<i>Not Voting</i>
Karen Fiermonte	[]	[]	[]	[]	[X]	[]
Maria I. Valado	[X]	[]	[]	[]	[]	[]
George Becker	[X]	[]	[]	[]	[]	[]
Loyad Booker, Jr.	[X]	[]	[]	[]	[]	[]
Thomas Maiorano	[]	[]	[]	[]	[X]	[]
Ahmed Lack	[X]	[]	[]	[]	[]	[]
Miquel Quintela	[X]	[]	[]	[]	[]	[]
James Davis, Mayor	[]	[]	[]	[]	[X]	[]
Ramon Veloz (Mayoral Designee)	[]	[]	[]	[]	[X]	[]

The following vote to Memorialize the Resolution was taken at the hearing on December 10, 2024,

RECORDED VOTE:

<i>Commissioners</i>	<i>Aye</i>	<i>Nay</i>	<i>Abstain</i>	<i>Recuse</i>	<i>Absent</i>	<i>Not Voting</i>
Karen Fiermonte	[]	[]	[]	[]	[X]	[]
Maria I. Valado	[X]	[]	[]	[]	[]	[]
George Becker	[X]	[]	[]	[]	[]	[]
Loyad Booker, Jr.	[X]	[]	[]	[]	[]	[]
Thomas Maiorano	[]	[]	[]	[]	[X]	[]
Ahmed Lack	[X]	[]	[]	[]	[]	[]
Miquel Quintela	[X]	[]	[]	[]	[]	[]
James Davis, Mayor	[]	[]	[]	[]	[X]	[]
Ramon Veloz (Mayoral Designee)	[]	[]	[]	[]	[X]	[]

WHEREAS , the application is hereby X APPROVED _____ DENIED.

The above Resolution was adopted by the Planning Board of the City of Bayonne at a meeting held on December 10, 2024.



MARIA VALADO, Vice-Chairperson