

**NOTICE OF HEARING
PURSUANT TO N.J.S.A. 40:55D-12
FOR THE PROPERTY LOCATED AT
646 JOHN F. KENNEDY BOULEVARD, BAYONNE, NEW JERSEY,
ALSO IDENTIFIED AS BLOCK 188, LOT 40**

PLEASE TAKE NOTICE that an application has been filed by 646 JFK LLC (the “Applicant”) with the City of Bayonne Zoning Board for Variance Relief pursuant to N.J.S.A. 40:55D-70(d)(1) (use) and N.J.S.A. 40:55D-70(c) (parking; attendant bulk variances) for the property located at 646 John F. Kennedy Boulevard also designated as Block 188, Lot 40 on the Official Tax Map of the City of Bayonne (the “Property”). The Property is located within the R-2 Detached/Attached Residential District (the “R-2 Zone”) and is governed by the Zoning Regulations of the City of Bayonne (“Bayonne Regulations”).

The Property is approximately 1,226 square feet in area and has a mixed use building containing two (2) dwelling units and ground floor commercial space. The purpose of the application is to convert the existing mixed-use building into a three (3) family home (the “Project”).

Applicant requests the following relief pursuant to N.J.S.A. 40:55D-70:

1. a use variance to permit a three (3) family home;
2. a variance for parking where four and a half (4.5) spaces are required and none are proposed;
3. bulk variances attendant to the proposed use; and
4. Any additional approvals, permits, variances, interpretations, waivers or exceptions reflected in the plans and materials filed (as same may be amended or revised from time to time without further notice) or determined to be necessary during the review and processing of this application.

Any person interested in this application will have the opportunity to address the City of Bayonne Zoning Board at the in person meeting on Tuesday, _____, 2022, at 6:00 pm ET located at the Dorothy E. Harrington Municipal Council Chambers in the Municipal Building at 630 Avenue C, Bayonne, New Jersey.

PLEASE TAKE FURTHER NOTICE that application materials, including digital plans, are available on the City of Bayonne Data Portal under the “Zoning Board of Adjustment Exhibits” tab on the City of Bayonne Zoning Board’s website.

MORE INFORMATION on how to attend meetings, participate, provide public comment, and review agendas and digital plans and applications materials can be found on the City of Bayonne Zoning Board website at <https://www.bayonnenj.org/Pages/zoning-board-of-adjustment>. Any person who requires assistance for attending the meeting or technical

assistance to accessing the Applicant's plans should contact the Planning/Zoning Board of Adjustment Administrator, Alicia K. Losonczy, for assistance at the phone number or e-mail listed below.

ANY QUESTIONS can be directed to the City of Bayonne Planning/Zoning Board of Adjustment main line during business hours at 201-858-6182 or via email at alosonczy@baynj.org.

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