



AGENDA
REGULAR MEETING
CITY OF BAYONNE
PLANNING BOARD
City Council Chambers
630 Avenue C, Bayonne, NJ 07002
TUESDAY, SEPTEMBER 8, 2015
6:00 P.M.



<u>Theodore Garelick, Chairman</u> <u>Karen Fiermonte, Vice Chairman</u> <u>Commissioners:</u> Honorable James Davis Mayor, Gary LaPelusa, Eneas Mulcahy, Terrence Malloy, Michael Quintela, Laura Marsella, Ramy Lawandy
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Richard N. Campisano, Esq., Board Counsel
Lillian Glazewski, Land Use Administrator
Suzanne Mack, P.P., City Planner
Jennifer Beahm, P.P., City Consulting Planner
Robert Russo, Consulting City Engineer

I.	Meeting called to order – Roll Call
II.	Pledge to the Flag
III.	Statement with regard to the Open Public Meetings Act/Sunshine Law
IV.	<u>Adoption of Minutes:</u> Regular meeting held on August 11, 2015
V.	<u>Communications:</u> • P-14-008 Waterford at Bayonne, LLC – Site: 38-44 Kennedy Boulevard; Block 363, Lot 1.01 <u>Request for extension allowing the temporary banner sign at site.</u> • Municipal Council Resolution authorizing and directing the Planning Board to review and make recommendation to the Municipal Council regarding an amendment to the Scattered Site Redevelopment Plan for Block 411, Lots 2, 3, 4 and 5 and identified as 75 East 31st Street, 79-87 East 31st Street and 80 East 32nd Street. • Municipal Council Resolution authorizing and directing the Planning Board to prepare Redevelopment Plan for Block 221, Lots 1, 2, 3, 4, 5, 15, 16, 17, 18, 19 and 24 and identified as 13-27 East 19th Street, 12-22 East 21st Street and 434-436 Broadway. • Municipal Council Resolution authorizing the Planning Board to review and make recommendation to the Municipal Council regarding an amendment to the “Redevelopment Plan for Block 411, Lots 2, 3, 4, and 5.”
VI.	<u>Introduction to:</u> The Master Plan Reexamination <i>Presented by DMR Architecture</i>
VII.	<u>Public Hearing:</u> Resolution for preparation of amendment to the Redevelopment Plan for the Texaco Redevelopment Area, located at the southernmost point of Bayonne near the intersection of Avenue A and West 1 st street, and designated as Block 332, Lot 3; Block 360, Lot 2; Bock 373, Lots 1, 2, 13, 14 and 15; Block 390 Lots 1, RG67; Block 391, Lots 1 and 2; Block 511, Lots 5 and 6. <i>Presentation by Suzanne Mack, P.P., City Planner</i>
VIII.	<u>Public Hearing:</u> Presentation of the Broadway Corridor Redevelopment plan for Block 221, Lots 1, 2, 3 4, 5, 15, 16, 17, 18, 19 and 24. The parcels are identified as 13-27 East 19 th Street, 12-22 East 21 st Street, and 434-436 Broadway <i>Presentation by Suzanne Mack, P.P., City Planner</i>
IX.	<u>Public Hearing:</u> P-15-021 – 304 AVENUE C BAYONNE, LLC – Site: 304 Avenue C in City Block 264, Lot 43 <i>[The applicant is seeking preliminary and final major site plan approval and bulk variance relief to convert a commercial office to a residential apartment.]</i> <i>William M. Feinberg, Esq., Attorney for Applicant</i>
X.	<u>Adoption of Resolutions</u> • P-15-017 - 396 BROADWAY, LLC – Site: 396 Broadway in City Block 226, Lot 45 • P-15-016 INFINITE THERAPY SOLUTIONS, LLP – Site: 28-30 East 22nd Street in City Block 212, Lot 31 • P-15-019 – 26 NORTH AVENUE, LLC – Site: 26 North Street in City Block 297, Lot 3 • P-14-008 WATERFORD AT BAYONNE, LLC – Site 28-58 Kennedy Boulevard

cc:	All members Jersey Journal Star Ledger Robert Russo, P.E., Consulting City Engineer Robert Wondolowski, Director Department of Municipal Services Drew Niekrasz, Police Chief Richard Bielinski, Acting, Construction Official Joseph Coughlin, Fire Sub-Code Official Suzanne Mack, P.P., City Planner	Bay-TV Robert F. Sloan, Clerk Robert Zawistowski, B.E.C. Donna Ward, Zoning Officer Gregory Rogers, Fire Chief BMUA Susan Bischoff, C.S.R. Jennifer Beahm, P.P., Consulting City Planner
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