



AGENDA
SPECIAL MEETING
CITY OF BAYONNE
PLANNING BOARD
City Council Chambers
630 Avenue C, Bayonne, NJ 07002
TUESDAY, OCTOBER 2, 2023
6:00 P.M.



Karen Fiermonte (Chairperson)
Maria I. Valado (Vice-Chairperson)
Commissioners:

Mayor James M. Davis, Ramon Veloz (Mayoral Designee), George Becker (Secretary)
Commissioners Loyad Booker, Jr., Thomas Maiorano, Jack Beiro, Ahmed Lack, Mikel Lawandy

Richard N. Campisano, Esq., Board Counsel
Alicia Losonczy, Planning / Zoning Board of Adjustment Administrator
Suzanne Mack, P.P., City Planner
Robert Russo, P.E., City Engineer's Office
Brian M. Slaugh, P.P., AICP, City Consulting Planner

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> Adoption of the minutes of the regular meeting held on September 12, 2023
V.	<u>Communications:</u>
VII.	<u>Public Hearing:</u> P-23-018 – DUKE REALTY BAYONNE URBAN RENEWAL, LLC – Site: Avenue J, E 22nd Street and Hook Rd/Block 466, Lots 1, 2, 3, and 4; Block 478, Lots 1 and 1.01; Block 465 Lot 9; Block 506, Lot 2 <i>[The applicant is seeking preliminary and final major site plan approval and bulk variance and/or design exception/waiver relief to construct a total of five (5) solar-ready warehouses totaling approximately 1,682,880 sf on the southern parcel and proposed Lot 1 for use as a Warehouse Distribution Facility; a variance is being requested for additional ground signs along with five (5) requests for waivers]</i> <i>Michael Miceli, Esq. attorney for applicant</i>
VIII.	<u>Public Hearing:</u> P-23-020 -BAYVIEW JV, LLC c/r LARKEN ASSOCIATES – Site: former A & P Property; Block 300.01, Lots 1, 2, and 3; Block 301.03, Lots 1.02, 2 and 3; Block 511, Lot 1 <i>[The applicant is seeking amended approval to the former application P-21-017 for amended preliminary and final major site plan involving modifications of the initial approval and amended subdivision where lot lines will be relocated and variance relief is being sought for rear yard setback and a second curb cut measuring 22 feet.]</i> <i>Michael Miceli, Esq. attorney for applicant</i>
IX.	<u>Adoption of Resolutions:</u>
X.	<u>Executive Session: (as needed)</u> As needed to discuss litigation, personnel or other matters.

cc: All members
Madelene Medina, City Clerk
Gary LaPelusa, Council President
Robert Zawistowski, B.E.C.
Suzanne Mack, P.P., City Planner
Susan Bischoff, C.S.R.

Robert Russo, P.E., Consulting City Engineer
Brian M. Slaugh, PP, AICP Consulting City Planner
Tracey Tuohy, Zoning Officer
Joseph Benkert, Construction Official
Joseph Coughlin, Fire Sub-Code Official
Maureen Pona

Robert Geisler, Police Chief
Keith Weaver, Fire Chief
BAY-TV
Jersey Journal
Star Ledger