

City Clerk File No. Ord. 19-015

Agenda No. 3.B 1st Reading

Agenda No. 4.B 2nd Reading & Final Passage



ORDINANCE OF JERSEY CITY, N.J.

COUNCIL AS A WHOLE
offered and moved adoption of the following ordinance:

CITY ORDINANCE 19-015

TITLE:

ORDINANCE OF THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY ADOPTING AN AMENDMENT TO THE JOURNAL SQUARE 2060 REDEVELOPMENT PLAN TO MODIFY THE CORNER LOT BONUS MAP.

WHEREAS, the Municipal Council of the City of Jersey City, adopted the Journal Square 2060 Redevelopment Plan at its meeting of July 14, 2010, Ordinance #10-103; and

WHEREAS, the Municipal Council seeks to promote the continuing redevelopment of the area by removing an incorrectly placed corner lot bonus in Zone 3 and modifying the corner lot bonuses in Zone 4 and Zone 4a, and by;
and

WHEREAS, a copy of the amended map is attached hereto and made a part hereof, and is available for public inspection at the Offices of the City Clerk, City Hall, 280 Grove Street, Jersey City, NJ; and

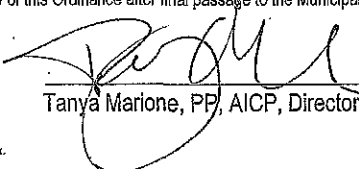
WHEREAS, the following amendment to the Journal Square 2060 Redevelopment Plan have been reviewed by the Jersey City Planning Board at its meeting on January 15, 2019; and

WHEREAS, the Planning Board voted to recommend adoption of this amendment by the Municipal Council; and

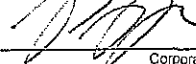
NOW, THEREFORE, BE IT ORDAINED by the Municipal Council of the City of Jersey City that the recommended amendments to the Journal Square 2060 Redevelopment Plan be, and hereby are, adopted.

BE IT FURTHER ORDAINED THAT:

- A. All ordinances and parts of ordinances inconsistent herewith are hereby repealed.
- B. This ordinance shall be a part of the Jersey City Code as though codified and set forth fully herein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
- C. This ordinance shall take effect at the time and in the manner as provided by law.
- D. The City Clerk and the Corporation Council be and they are hereby authorized and directed to change any chapter numbers, article numbers and section numbers in the event that the codification of this ordinance reveals that there is a conflict between those numbers and the existing code, in order to avoid confusion and possible repealers of existing provisions.
- E. The City Planning Division is hereby directed to give notice at least ten days prior to the hearing on the adoption of this Ordinance to the Hudson County Planning board and to all other persons entitled thereto pursuant to N.J.S. 40:55D-15 and N.J.S. 40:55D-63 (if required). Upon the adoption of this Ordinance after public hearing thereon, the City Clerk is hereby directed to publish notice of the passage thereof and to file a copy of the Ordinance as finally adopted with the Hudson County Planning Board as required by N.J.S. 40:55D-16. The clerk shall also forthwith transmit a copy of this Ordinance after final passage to the Municipal Tax Assessor as required by N.J.S. 40:49-2.1.

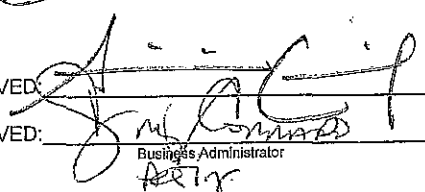

Tanya Marione, PP, AICP, Director of Planning

APPROVED AS TO LEGAL FORM


Corporation Counsel

APPROVED:

APPROVED:


Business Administrator

Certification Required ☐

Not Required ☐

ORDINANCE/RESOLUTION FACT SHEET – NON-CONTRACTUAL

This summary sheet is to be attached to the front of any resolution/ordinance that is submitted for Council consideration. Incomplete or vague fact sheets will be returned with the resolution/ordinance.

Full Title of Ordinance/Resolution

ORDINANCE OF THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY ADOPTING AN AMENDMENT TO THE JOURNAL SQUARE 2060 REDEVELOPMENT PLAN TO MODIFY THE CORNER LOT BONUSES MAP.

Initiator

Department/Division	HEDC	
Name/Title	Tanya R. Marione, AICP, PP	Director
	Erica Baptiste	Senior Planner
Phone/email	201-547-5010	tanyam@jcnj.org/ebaptiste@jcnj.org

Note: Initiator must be available by phone during agenda meeting (Wednesday prior to council meeting @ 4:00 p.m.)

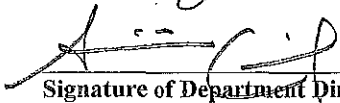
Purpose

This ordinance amends the Journal Square 2060 Redevelopment Plan to reduce the number of corner bonuses in Zone 4 and Zone 4a, and remove a corner bonus incorrectly placed in Zone 3.

I certify that all the facts presented herein are accurate.


Signature of Division Director

2/28/19
Date


Signature of Department Director

2.28.19
Date

SUMMARY STATEMENT

ORDINANCE OF THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY ADOPTING AN AMENDMENT TO THE JOURNAL SQUARE 2060 REDEVELOPMENT PLAN TO MODIFY THE CORNER LOT BONUSES MAP.

This ordinance will reduce the number of corner bonuses in Zone 4 and Zone 4a and remove the corner bonus incorrectly placed in Zone 3, on the corner of Summit Avenue and Hoboken Avenue without changing the intent or purpose of the JSQ 2060 RDP to create denser, transit-oriented development. These modifications are reflected on Map 3.

JOURNAL SQUARE 2060

MAP 3: CORNER LOT BONUS MAP

JANUARY 15, 2019

1 inch = 520 feet

0 250 500 1,000 Feet

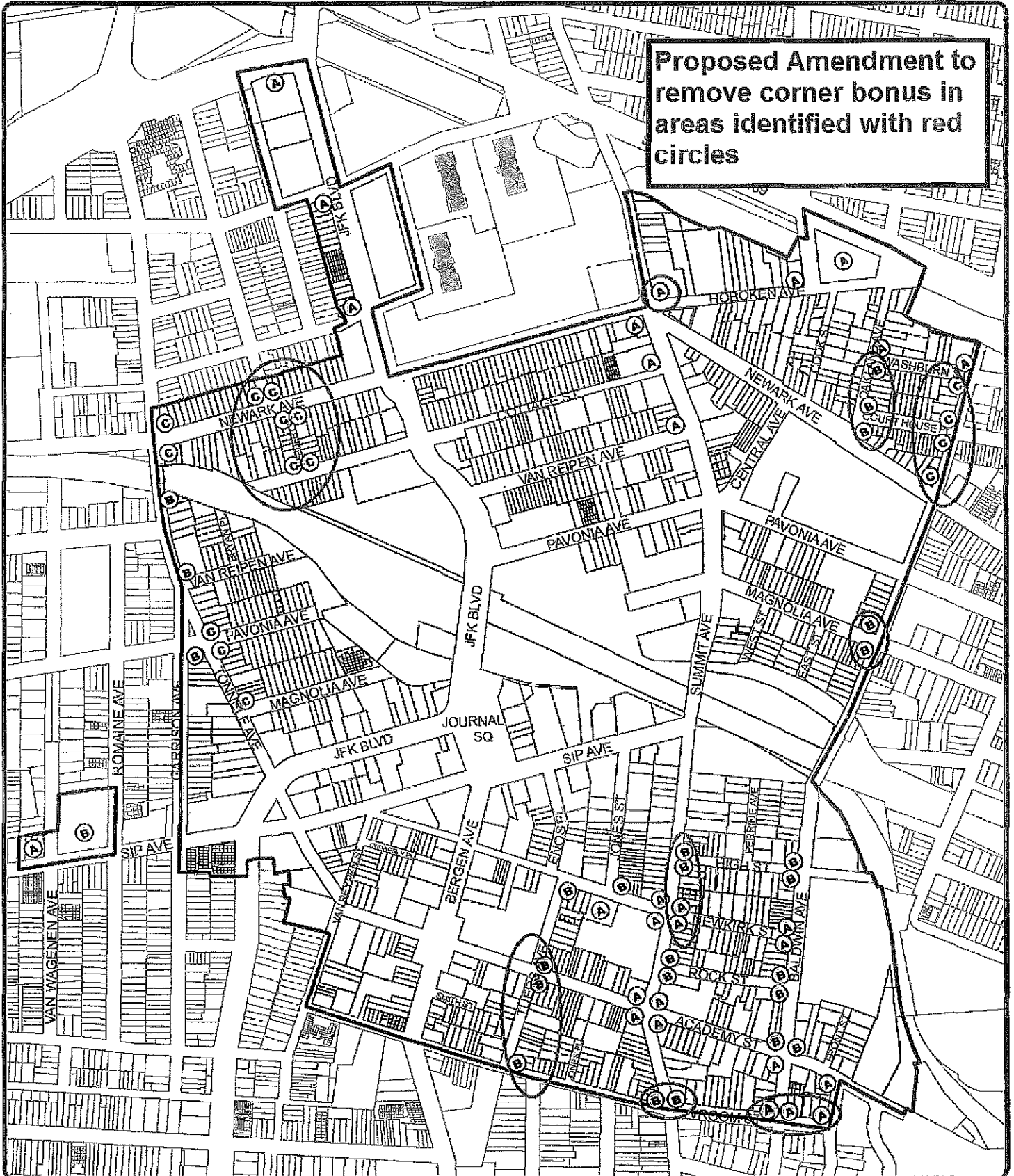


Jersey City
City Planning Division
50 Montgomery Street Suite 1901
Jersey City, NJ 07302-3821
Phone: 201.547.5010
Fax: 201.547.4323

Corner Lot Bonus Locations

- (A) A Bonus Corner
- (B) B Bonus Corner
- (C) C Bonus Corner

**Proposed Amendment to
remove corner bonus in
areas identified with red
circles**



Ordinance of the City of Jersey City, N.J.



ORDINANCE NO. Ord. 19-015
TITLE: 3.B FEB 27 2019 4.B MAR 13 2019

Ordinance of the Municipal Council of the City of Jersey City adopting amendments to the Journal Square 2060 Redevelopment Plan to
modify the corner lot bonuses map.

RECORD OF COUNCIL VOTE ON INTRODUCTION FEB 27 2019 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
RIDLEY	✓			YUN	✓			RIVERA	✓		
PRINZ-AREY	✓			SOLOMON	✓			WATTERMANN	✓		
BOGGIANO	✓			ROBINSON	✓			LAVARRO, PRES.	✓		

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING MAR 13 2019 7-0											
Councilperson <u>LAVARRO</u> moved, seconded by Councilperson <u>PRINZ-AREY</u> to close P.H.											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
RIDLEY	✓			YUN	ABSENT			RIVERA	✓		
PRINZ-AREY	✓			SOLOMON	✓			WATTERMANN	✓		
BOGGIANO	✓			ROBINSON	ABSENT			LAVARRO, PRES.	✓		

✓ Indicates Vote

N.V.--Not Voting (Abstain)

SPEAKERS:

RECORD OF COUNCIL VOTE ON AMENDMENTS, IF ANY											
Councilperson _____ moved to amend* Ordinance, seconded by Councilperson _____ & adopted											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
RIDLEY				YUN				RIVERA			
PRINZ-AREY				SOLOMON				WATTERMANN			
BOGGIANO				ROBINSON				LAVARRO, PRES.			

RECORD OF FINAL COUNCIL VOTE MAR 13 2019 7-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
RIDLEY	✓			YUN	ABSENT			RIVERA	✓		
PRINZ-AREY	✓			SOLOMON	✓			WATTERMANN	✓		
BOGGIANO	✓			ROBINSON	ABSENT			LAVARRO, PRES.	✓		

✓ Indicates Vote

N.V.--Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on FEB 27 2019
Adopted on second and final reading after hearing on MAR 13 2019

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on MAR 13 2019

Sean J. Mulligan, Deputy
Robert Byrne, City Clerk

*Amendment(s):

APPROVED:

Rolando R. Lavarro, Jr., Council President

Date MAR 13 2019

APPROVED:

Steven M. Fulop, Mayor

Date MAR 15 2019

Date to Mayor MAR 14 2019