

Note: This agenda is provided for general information. It is not to be used as a basis for identifying the order in which application will be processed. The Chairperson will determine the order at the time of the board meeting



**AGENDA
REGULAR MEETING
CITY OF UNION CITY
PLANNING BOARD**

The Planning Board of the City of Union City has scheduled a Regular Public Meeting for Tuesday, July 25, 2023 at 6:00 p.m. in the Union City High School, located at 2500 John F. Kennedy Boulevard, Union City, New Jersey.

**Brian P. Stack, Mayor, Alejandro Velazquez, Chairperson. Celin Valdivia, Commissioner,
Carolina Fernandez, Ydalia Genao, Alicia Morejon, Franklin Medina, Jose Guareno,
Hector Oseguera, Alternate #2
Brian M. Chewcaskie Esq., Board Counsel
David Spatz, P.P., AICP, Consulting City Planner**

I.	Meeting Called to order – roll call
II.	Pledge of allegiance to the Flag
III.	Statement with regard to the Open Public Meeting Act / Sunshine Law
IV.	<u>Adoption of Minutes:</u> Regular meetings held on June 27, 2023
V.	<u>Hearings/Application:</u> 1. Shaista LLC 522-524 31 st Street. Block: 170 Lots: 41 & 42The applicant proposes to demolish two structures. Re-subdivide the property and construct a new four (4) story, mixed use structure on each lot; consisting of commercial space on the ground floor and three residential units above on each new lot. <u>Adjourned on 04-25-2023, 05-23-2023 & 06-27-2023</u> B. Pereiras, Esq.
VI.	<u>Hearings/Application:</u> 2. Jersey Property Holdings, LLP 1113 Bergenline Avenue Block: 53 Lots: 15 & 16. The applicant proposes to construct a four-story, mixed-use buildings on each of the above note two vacant lots; commercial space on the ground floor and three-bedroom unit on each of the second, third and four floor of both buildings. Five (5) parking will be provided on lot 15 and no parking will be provided on lot 16. <u>Adjourned on 06-27-2023</u> B. Pereiras. Esq.
VII.	<u>Adoption of Resolutions:</u>

FORMAL ACTION may be taken on the items listed on the agenda below and on any additional items coming before this board.