

City Clerk File No. Ord. 09-128

Agenda No. 3.A 1st Reading

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



ORDINANCE OF JERSEY CITY, N.J.

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

CITY ORDINANCE 09-128

TITLE:

ORDINANCE AUTHORIZING THE CONVEYANCE OF 90 VIRGINIA AVENUE TO THE JERSEY CITY COMMUNITY HOUSING CORPORATION, A NON PROFIT CORPORATION, TO REHABILITATE THE PROPERTY AS FOURTEEN UNITS OF LOW AND MODERATE INCOME CONDOMINIUM UNITS

THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:

WHEREAS, the City of Jersey City (City) is the owner of a four-story building located within Block 1978, Lot 41.99, more commonly known by the street address of 90 Virginia Avenue; and

WHEREAS, this property is not needed for any municipal purposes; and

WHEREAS, the Jersey City Community Housing Corporation is a non profit, 501(c)3 corporation organized for the purpose of rehabilitating and operating property for families and persons of low and moderate income; and

WHEREAS, pursuant to N.J.S.A. 52:27D-301 et seq., the Fair Housing Act, the City may authorize the private sale of City property for the rehabilitation of affordable housing for nominal consideration, provided the property is sold to and remains occupied by families or persons of low and moderate income for a minimum period of thirty (30) years; and

WHEREAS, the Jersey City Community Housing Corporation has proposed to rehabilitate fourteen (14) units of low and moderate income housing and to commence construction no later than March 1, 2011 and complete the rehabilitation no later than November 1, 2012, all in accordance with the Developers Agreement attached hereto; and

WHEREAS, the Jersey City Community Housing Corporation agrees to maintain the housing as affordable within the meaning of the Fair Housing Act for a minimum period of thirty (30) years.

NOW, THEREFORE BE IT ORDAINED, by the Municipal Council of the City of Jersey City that:

1. The Mayor or Business Administrator is hereby authorized to execute a Developer's Agreement, Contract of Sale, Deed and any other documents appropriate or necessary to effectuate the transfer of Block 1978, Lot 41.99 more commonly known by the street address of 90 Virginia Avenue to the Jersey City Community Housing Corporation pursuant to the Fair Housing Act, N.J.S.A. 52:27D-301 et seq., provided the property remains affordable to families of low and moderate income for a minimum period of thirty (30) years.
2. The Developer's Agreement shall be in substantially the form attached, and subject to such modifications as Corporation Counsel or the Business Administrators deems appropriate or necessary.

- 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 fully set forth therein. The City shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
- C. This ordinance shall take effect in the manner as prescribed by law.
- D. The City Clerk and the Corporation Counsel 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 accidental repealers of existing provisions.

NOTE: All new material is underlined; words in [brackets] are omitted. For purposes of advertising only, new matter is indicated by **boldface** and repealed matter by *italic*.

RR/cw

APPROVED AS TO LEGAL FORM



Corporation Counsel

APPROVED: _____

APPROVED: _____


Business Administrator

Certification Required

Not Required

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

ORDINANCE NO. Ord. 09-128

TITLE: 3.A. DEC 1 6 2009 4.A. JAN 1 3 2010



Ordinance authorizing the conveyance of 90 Virginia Avenue to the Jersey City Community Housing Corporation, a non-profit corporation, to rehabilitate the property as fourteen units of low and moderate income condominium units.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
DEC 1 6 2009											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
DONNELLY				FULOP				FLOOD		ABSENT	
LOPEZ				RICHARDSON				VEGA			

✓ Indicates Vote N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
JAN 1 3 2010 9-0											
Councilperson				moved, seconded by Councilperson				to close PH.			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
DONNELLY	✓			FULOP	✓			FLOOD	✓		
LOPEZ	✓			RICHARDSON	✓			VEGA	✓		

✓ Indicates Vote N.V.-Not Voting (Abstain)

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.
SOTTOLANO				GAUGHAN				BRENNAN			
DONNELLY				FULOP				FLOOD			
LOPEZ				RICHARDSON				VEGA			

✓ Indicates Vote N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
JAN 1 3 2010 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
DONNELLY	✓			FULOP	✓			FLOOD	✓		
LOPEZ	✓			RICHARDSON	✓			VEGA	✓		

✓ Indicates Vote N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on DEC 1 6 2009

Adopted on second and final reading after hearing on JAN 1 3 2010

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on JAN 1 3 2010

Robert Byrne
Robert Byrne, City Clerk

*Amendment(s):

APPROVED:

Peter M Brennan
Peter M. Brennan, Council President

Date: JAN 1 3 2010

APPROVED:

Jerramiah T. Heagy
Jerramiah T. Heagy, Mayor

Date JAN 1 9 2010

Date to Mayor JAN 1 4 2010

City Clerk File No. Ord. 09-129

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 09-129

TITLE:

ORDINANCE AMENDING ORDINANCE 04-123 APPROVED ON OCTOBER 27, 2004 AUTHORIZING THE CONVEYANCE OF 108 STORMS AVENUE TO THE JERSEY CITY COMMUNITY HOUSING CORPORATION TO REHABILITATE THE PROPERTY AS LOW AND MODERATE INCOME RENTAL HOUSING

THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:

WHEREAS, Ordinance 04-123 approved on October 27, 2004 authorized the City to convey 108 Storms Avenue to the Jersey City Community Housing Corporation for the purpose of rehabilitating and operating eight units of rental housing for families and persons of low or moderate income; and

WHEREAS, Ordinance 04-123 indicated that construction would commence no later than January 1, 2005 and be completed no later than June 1, 2007; and

WHEREAS, Jersey City Community Housing Corporation applied for Department of Community Affairs balanced housing funds and didn't receive a commitment until August 2008; and

WHEREAS, the financing is now in place and the project can proceed.

NOW, THEREFORE BE IT ORDAINED, by the Municipal Council of the City of Jersey City that:

1. Ordinance 04-123 is amended to indicate that the project construction shall begin no later than January 2010 and be completed no later than April 2011.
- 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 fully set forth therein. The City shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
- C. This ordinance shall take effect in the manner as prescribed by law.

D. The City Clerk and the Corporation Counsel 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 accidental repealers of existing provisions.

NOTE: All new material is underlined; words in [brackets] are omitted. For purposes of advertising only, new matter is indicated by **boldface** and repealed matter by *italic*.

RR/cw

2009142

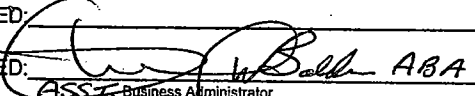
APPROVED AS TO LEGAL FORM



Corporation Counsel

APPROVED:

APPROVED:



ASST Business Administrator

Certification Required
Not Required

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

ORDINANCE NO. Ord. 09-129
 TITLE: 3.B. DEC 16 2009 4.B. JAN 13 2010



Ordinance amending Ordinance 04-123 approved on October 27, 2004 authorizing the conveyance of 108 Storms Avenue to the Jersey City Community Housing Corporation to rehabilitate the property as low and moderate income rental housing.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
DEC 16 2009 8-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO				GAUGHAN				BRENNAN			
DONNELLY				FULOP				FLOOD			
LOPEZ				RICHARDSON				VEGA			

✓ Indicates Vote N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
JAN 13 2010 9-0											
Councilperson <u>SOTTOLANO</u>				moved, seconded by Councilperson <u>GAUGHAN</u>				to close PH.			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
DONNELLY	✓			FULOP	✓			FLOOD	✓		
LOPEZ	✓			RICHARDSON	✓			VEGA	✓		

✓ Indicates Vote N.V.-Not Voting (Abstain)

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.
SOTTOLANO				GAUGHAN				BRENNAN			
DONNELLY				FULOP				FLOOD			
LOPEZ				RICHARDSON				VEGA			

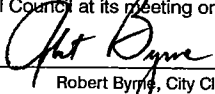
✓ Indicates Vote N.V.-Not Voting (Abstain)

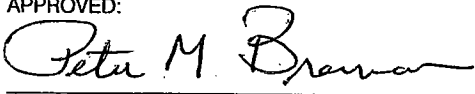
RECORD OF FINAL COUNCIL VOTE											
JAN 13 2010 9-0											
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
DONNELLY	✓			FULOP	✓			FLOOD	✓		
LOPEZ	✓			RICHARDSON	✓			VEGA	✓		

✓ Indicates Vote N.V.-Not Voting (Abstain)

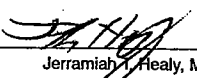
Adopted on first reading of the Council of Jersey City, N.J. on DEC 16 2009
 Adopted on second and final reading after hearing on JAN 13 2010

This is to certify that the foregoing Ordinance was adopted by the Municipal Council at its meeting on JAN 13 2010


 Robert Byrne, City Clerk

APPROVED:

 Peter M. Brennan, Council President

*Amendment(s):

Date: JAN 13 2010
 APPROVED:

 Jerramiah Healy, Mayor

Date JAN 19 2010

Date to Mayor JAN 14 2010

City Clerk File No. Ord. 09-130

Agenda No. 3.C 1st Reading

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



ORDINANCE OF JERSEY CITY, N.J.

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

CITY ORDINANCE 09-130

TITLE:

ORDINANCE AMENDING ORDINANCE 04-124 APPROVED ON OCTOBER 27, 2004 AUTHORIZING THE CONVEYANCE OF 299-301 BERGEN AVENUE TO THE JERSEY CITY COMMUNITY HOUSING CORPORATION TO REHABILITATE THE PROPERTY AS TEN UNITS OF LOW AND MODERATE INCOME RENTAL HOUSING

THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:

WHEREAS, Ordinance 04-124 approved on October 27, 2004 authorized the City to convey 299-301 Bergen Avenue to the Jersey City Community Housing Corporation for the purpose of rehabilitating and operating ten units of rental housing for families and persons of low or moderate income; and

WHEREAS, Ordinance 04-124 indicated that construction would commence no later than January 1, 2005 and be completed no later than June 1, 2007; and

WHEREAS, Jersey City Community Housing Corporation applied for Department of Community Affairs balanced housing funds and didn't receive a commitment until August 2008; and

WHEREAS, the financing is now in place and the project can proceed.

NOW, THEREFORE BE IT ORDAINED, by the Municipal Council of the City of Jersey City that:

1. Ordinance 04-124 is amended to indicate that the project construction shall begin no later than January 2010 and be completed no later than April 2011.
 - 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 fully set forth therein. The City shall have this ordinance codified and incorporated in the official copies of the Jersey City Code.
 - C. This ordinance shall take effect in the manner as prescribed by law.

D. The City Clerk and the Corporation Counsel 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 accidental repealers of existing provisions.

NOTE: All new material is underlined; words in [brackets] are omitted. For purposes of advertising only, new matter is indicated by **boldface** and repealed matter by *italic*.

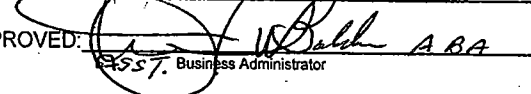
RR/cw

2 09 14 3

APPROVED AS TO LEGAL FORM

Corporation Counsel

APPROVED: _____

APPROVED:  _____
B.S.T. Business Administrator

Certification Required
Not Required

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

ORDINANCE NO. Ord. 09-130
 TITLE: 3.C. DEC 1 6 2009 4.C. JAN 1 3 2010



Ordinance amending Ordinance 04-124 approved on
 October 27, 2004 authorizing the conveyance of 299-301
 Bergen Avenue to the Jersey City Community Housing
 Corporation to rehabilitate the property as low and
 moderate income rental housing.

RECORD OF COUNCIL VOTE ON INTRODUCTION											
				DEC 1 6 2009				8-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
DONNELLY	✓			FULOP	✓			FLOOD	ABSENT		
LOPEZ	✓			RICHARDSON	✓			VEGA	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF COUNCIL VOTE TO CLOSE PUBLIC HEARING											
				JAN 1 3 2010				9-0			
Councilperson			moved, seconded by Councilperson						to close PH.		
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO			FLOOD								
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
DONNELLY	✓			FULOP	✓			FLOOD	✓		
LOPEZ	✓			RICHARDSON	✓			VEGA	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

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.
SOTTOLANO				GAUGHAN				BRENNAN			
DONNELLY				FULOP				FLOOD			
LOPEZ				RICHARDSON				VEGA			

✓ Indicates Vote

N.V.-Not Voting (Abstain)

RECORD OF FINAL COUNCIL VOTE											
				JAN 1 3 2010				9-0			
COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.	COUNCILPERSON	AYE	NAY	N.V.
SOTTOLANO	✓			GAUGHAN	✓			BRENNAN	✓		
DONNELLY	✓			FULOP	✓			FLOOD	✓		
LOPEZ	✓			RICHARDSON	✓			VEGA	✓		

✓ Indicates Vote

N.V.-Not Voting (Abstain)

Adopted on first reading of the Council of Jersey City, N.J. on DEC 1 6 2009
 Adopted on second and final reading after hearing on JAN 1 3 2010

This is to certify that the foregoing Ordinance was adopted by
 the Municipal Council at its meeting on JAN 1 3 2010

Robert Byrne
 Robert Byrne, City Clerk

APPROVED:

Peter M. Brennan

Peter M. Brennan, Council President

Date: JAN 1 3 2010

APPROVED:

Jerramiah T. Healy

Jerramiah T. Healy, Mayor

Date

JAN 1 9 2010

Date to Mayor JAN 1 4 2010

City Clerk File No. Ord. 09-131

Agenda No. 3.E 1st Reading

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



ORDINANCE OF JERSEY CITY, N.J.

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

CITY ORDINANCE 09-131

TITLE: AN ORDINANCE SUPPLEMENTING CHAPTER 332(VEHICLES AND TRAFFIC) ARTICLE XI(SCHEDULES) AMENDING SCHEDULE 14(PARKING PROHIBITED AT ALL TIMES) OF THE JERSEY CITY CODE PROHIBITING PARKING FOR 53 FEET ON THE WEST SIDE OF WARREN STREET AT THE ENTRANCE TO THE GOTHAM, 255 WARREN STREET

THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY DOES ORDAIN:

1. Chapter 332 (Vehicles and Traffic) Article XI (Schedules) of the Jersey City Code is hereby supplemented as follows:

Section 332-98

SCHEDULE 14

PARKING PROHIBITED AT ALL TIMES

No person shall park a vehicle any of the streets or parts thereof described.

Name of Street	Sides	Location
Warren Street	Both	Beginning at the entrance to the garage at 100 Warren Street and extending clockwise to 35 feet north of the fire hydrant opposite 100 Warren Street
	<u>West</u>	<u>Beginning 35 feet south of Montgomery Street and extending to a point Approximately 53 feet southerly therefrom</u>
	West	Morgan Street to Columbus Drive Bay Street to First Street

- All ordinances and parts of ordinances inconsistent herewith are hereby repealed.
- This ordinance shall be a part of the Jersey City Code as though codified and incorporated in the official copies of the Jersey City Code.
- The City Clerk and the Corporation Counsel may change any chapter numbers, article numbers and section numbers if codification of this ordinance reveals a conflict between those numbers and the existing code, in order to avoid confusion and possible accidental repealers of existing provisions.

NOTE: All new material to be inserted is underscored.

JDS:pcl
(12.11.09)

APPROVED: _____
Director of Traffic & Transportation

APPROVED AS TO LEGAL FORM

Corporation Counsel

APPROVED: _____

APPROVED: _____
Municipal Engineer
Business Administrator

Certification Required

Not Required

