

**PUBLIC NOTICE VIRTUAL MEETING  
CITY OF JERSEY CITY  
HISTORIC PRESERVATION COMMISSION**

Please be advised the following items were heard at the Regular Meeting of the Jersey City Historic Preservation Commission scheduled for MONDAY SEPTEMBER 13, 2021 at **6:30pm**.

**This meeting will be conducted by electronic means in accordance with the “Senator Byron M. Baer Open Public Meetings Act,” of 2020, which explicitly permits a public body to conduct a meeting electronically during a state of emergency. Governor Murphy issued Executive Orders 103 and 107 declaring a “Public Health Emergency and State of Emergency” and directing residents to quarantine and practice social distancing.**

**ADVISORIES**

In an effort to adhere to social distancing protocols and best practices imposed by City and State authorities, the City of Jersey City has canceled all public meetings and closed nonessential services as of March 16, 2020 until further notice. As a result, this Historic Preservation Commission hearing will be held virtually as a video conference with public access.

No new matter involving an applicant will be started after 11PM. At 10PM the Board Chair will make a determination and advise applicants whether they will be heard. If an applicant cannot be heard, the matter will be carried over to the next regularly scheduled meeting. The Board Chair may change the order in which the agenda items are called.

**VIRTUAL MEETING ACCESS AND PARTICIPATION INSTRUCTIONS**

The Jersey City Historic Preservation Commission is utilizing the Zoom service to conduct regular meetings in compliance with the New Jersey Open Public Meetings Act.

[JOIN VIRTUAL MEETING](#)

click link above at the scheduled date and time of this meeting

If you wish to participate during the public comment portion of an agenda item, then you must:

- Join the meeting using Zoom: <https://us02web.zoom.us/j/81022918473>
- Use the “Q&A” function to send a private “Question” to the Board to reserve your chance to speak, and include only:
  - Agenda Item or Case Number
  - Your first and last name
  - Your home address
- When you hear your name announced during the public comment portion, you may address the Commissioners regarding that specific agenda item or case.
  - The Board will determine how long each commenter will speak, with a maximum amount of time limited to FIVE (5) minutes, and when your time expires your microphone will be muted.

You may also call in to access the meeting: US: +1 312 626 6799  
All public users calling in must use Meeting ID: 810 2291 8473

All microphones of public users will be muted, except as set forth above during the public comment portion of each agenda item.

You can test out the functionality of Zoom, including speaker/microphone on your computer or other internet connected device at <https://zoom.us/test>.

Any questions can be directed to the City Planning main line during business hours at 201-547-5010 or via email at [jchpc@jcnj.org](mailto:jchpc@jcnj.org). Please note that HPC Staff will be unavailable via email or phone during the duration of the meeting.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Approval of Minutes –[August 16, 2021](#)
5. Correspondence
6. Announcements
7. Open Public Comment
8. Old Business
9. New Business

- A. Case: [H21-389](#)  
Applicant: Strober-Wright Roofing, Inc. for the Learning Community Charter School, Owner  
Address: 2495 Kennedy Boulevard  
Block/Lot: 14101/25  
Zone: R-1 / West Bergen-East Lincoln Park Historic District  
For: Certificate of Appropriateness to install new, exterior gutters and leaders consequent to the re-roofing of the [former] Saint Aloysius Academy, an altered, contributing, Classical Revival building with Gothic influences,

constructed in 1928, with later additions and alterations.

- B. Case: [H20-336](#)
  - Applicant: Nelson Benavides, RA, on behalf of Cindy Lone and Omar Fernandez, Owners
  - Address: 335.5 8<sup>th</sup> Street
  - Block/Lot: 9908/24
  - Zone: H – Hamilton Park Historic District
  - For: A Certificate of Appropriateness for the demolition of the existing sunroom and construction of a rear yard deck and rear yard renovations.
- RECOMMENDATION TO JERSEY CITY ZONING BOARD OF ADJUSTMENT**

10. Tabled Cases

- A. Case: H16-356
  - Applicant: Gary Segal, Architect for Carmen Parra, Owner
  - Address: 148 Jewett Avenue
  - Block/Lot: 16601/31
  - Zone: West Bergen-East Lincoln Park Historic District
  - For: Certificate of Appropriateness for the construction of a rear yard addition at a two and a half story Queen Anne style wood frame dwelling built *circa* 1900.
- CARRIED FROM THE FEBRUARY 27, 2017 HPC MEETING; TABLED TO AN UNSPECIFIED HPC MEETING AT THE APPLICANT’S REQUEST**

- 11. Introduction and Discussion of Resolutions as needed
- 12. Memorialization of Resolutions
- 13. Executive Session as needed, to discuss litigation, personnel or other matters.
- 14. Adjournment

Brian Blazak, Chair

**\*Order of applications may be subject to change.**