



New Jersey Meadowlands Commission

Administration Building: One DeKorte Park Plaza ☎ Phone: 201-460-1700 ☎ Fax: 201-460-1722
Meadowlands Environment Center: Two DeKorte Park Plaza ☎ Phone: 201-460-8300 ☎ Fax: 201-842-0630
Lyndhurst, NJ ☎ 07071 ☎ www.njmeadowlands.gov

PUBLIC NOTICE

May 12, 2014

Hess/New Residential Development & Variances File: 13-801

Please take notice that an application for two bulk variances has been filed with the New Jersey Meadowlands Commission by Hartz Mountain Industries on behalf of Hess Corporation, for the premises identified as 34 Meadowland Parkway, Block 101, Lot 8, in the Town of Secaucus, New Jersey. Said premises are located in the Commission's Neighborhood Commercial zone. The bulk variances are sought in connection with the applicant's proposal to construct a four-story, 72,201-square-foot residential building with 65 units, including 13 affordable units, with associated site improvements on the subject property.

The applicant is requesting relief from:

1. N.J.A.C. 19:4-5.43(a)4, which permits a maximum building height of 35 feet, whereas a building height of 54.67 feet to the top of the stair tower and 44.92 feet to the top of the parapet wall are proposed.
2. N.J.A.C. 19:4-8.4(a)27, which requires 104 parking spaces for market-rate units, 13 parking spaces for those units restricted as affordable and 13 visitor parking spaces, for a total of 130 parking spaces; whereas 97 parking spaces are proposed.

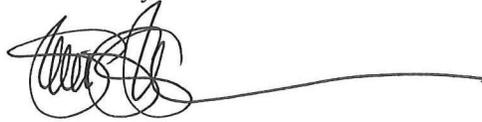
A public hearing will be held on Tuesday, June 3, 2014, at 10:00 A.M., in the Office of the Commission, One DeKorte Park Plaza, Lyndhurst, New Jersey.

Any party in interest may appear in person, by agent, or by attorney and present any comments or objections to the relief sought. Written comments may also be submitted prior to the date of the hearing.

All plans filed by the applicant are available at the Office of Land Use Management for public inspection during regular business hours.

Please contact the NJMC Offices at 201-460-1700 prior to the hearing if special requirements are needed under the Americans with Disabilities Act (ADA). If there are any questions, please contact Ronald Seelogy at 201-460-4532 during regular business hours.

Sincerely,

A handwritten signature in black ink, appearing to read 'Sara J. Sundell', with a long horizontal flourish extending to the right.

Sara J. Sundell, P.E., P.P.
Director of Land Use Management
Chief Engineer