



**CITY OF HOBOKEN**  
**Hoboken Zoning Board of Adjustment**  
**94 Washington Street**  
**Hoboken, New Jersey 07040**

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**DAWN ZIMMER**  
 MAYOR

**PLEASE TAKE NOTICE** the Zoning Board of Adjustment will hold a regular meeting on **Tuesday, July 28, 2015 at 7:00 PM** in the Multi Service Center at 124 Grand Street ,Hoboken, NJ 07030. A copy of said applications and related documents are on file with and may be inspected by all interested parties in the Planning and Zoning Board Offices at Hoboken City Hall, located at 94 Washington Street, Hoboken, New Jersey 07030, between 9:00 a.m. and 4:00 p.m., Monday through Friday. For additional information or assistance, please contact the Board Secretary, Patricia Carcone, at 201-239-6650 or email [pcarcone@hobokennj.gov](mailto:pcarcone@hobokennj.gov).

- 1) Meeting Called to Order
- 2) Open Public Meeting Statement
- 3) Roll Call and Flag Salute
- 4) Memorialization of the resolutions considered at previous meetings
  - [Resolution of Approval 1410 Grand Street/ 1405-1411 Adams Street, Block 121 Lots 1-4, 23 & 24](#)
  - [Resolution of Approval 259 First Street/256-258 Newark Street , Block 22, Lots 5.1, 5.2 and 6](#)

**5) Matters Scheduled for Public Hearing:**

**Location:** **905 Hudson Street- carried from 7-21-15, approved**

**Block:** 146 Lot 2

**Applicant:** Anna Mae Cashin

**Summary:** Variances for the proposed construction of a backyard deck behind their existing premise in the R-1(H)(CPT)

**Variations:** "C" - Rear Yard Setback, Expansion of a Non-Conforming Structure

**Attorney:** Owner

**Architect:** C.J. Stone Architect

**Location:** **Stevens Institute of Technology Academic Gateway Center**  
**- continued from 2-24-15, 4-14-15, and 6-16-15, continued on 9-30-15**

**Block:** 227, Lot 1 Block 228, Lots 1 and 16

**Applicant:** Stevens Institute of Technology

**Summary:** Preliminary and Final Site Plan and variances application for the proposed construction of a new "Academic Gateway Center" complex to consist of two classroom/laboratory buildings encompassing 90,383 square feet of gross floor area, to be connected by a two-story bridge over Sixth Street in the R-1 Residential Conservation and R1-(E)Higher Education Sub-District;

**Variations:** "D"- Use(D-1), Building Height and Stories(D-6)

"C" – Lot Coverage, Front and Rear Setbacks, Façade Materials & Fenestration, Building Separation

**Attorney:** Jason R. Tuvel

**Architect:** Wallace Robers and Todd, LLC

**Next Meeting Date: August 18, 2015**

**Formal Action May Be Taken**

Cc: Mayor Zimmer, City Clerk, Commissioners, Councilpersons, Director Brandy Forbes, Robert Matule Esq;Ann Holtzman,Jason Tuval Esq, Barbara Gold