



We Bring the World to New Jersey

## PUBLIC NOTICE

### Hanover Holdings, LLC/Petition for Rezoning File: SP-742

**PLEASE TAKE NOTICE** that, on January 11, 2017, a petition for rezoning was received by the New Jersey Sports and Exposition Authority (NJSEA) from Hanover Holdings, LLC, the property owner, regarding the property identified as Block 451, Lots 19.01 and 20.01, located within the Hackensack Meadowlands District, in the Township of North Bergen.

The petition requests that the NJSEA rezone the subject property from the Environmental Conservation zone to the Highway Commercial zone. The 18.06-acre site is currently unimproved and contains 3.57 acres of uplands and 14.49 acres of wetlands, which have been confirmed through a Jurisdictional Determination issued by the U.S. Army Corps of Engineers. The petitioner has stated that the intention of the request to rezone the subject property is to allow the uplands portion of the site to be developed with uses permitted in the Highway Commercial zone, such as a hotel, without compromising the portions of the subject property that are environmentally sensitive.

**TAKE FURTHER NOTICE** that a public hearing on this matter will be held on Tuesday, July 25, 2017, at 10:00 AM at the New Jersey Sports and Exposition Authority, One DeKorte Park Plaza, Lyndhurst, New Jersey.

Specifically, N.J.A.C. 19:4-3.3, regarding the Official Zoning Map, is proposed to be amended.

This statement is intended only as a summary of the proposed rezoning. Interested persons may obtain a copy of the proposed rezoning after July 3, 2017, through the following methods:

1. The full text of the agency proposal may be found in the July 3, 2017, edition of the New Jersey Register.
2. The agency proposal may be downloaded electronically from the NJSEA's website at: <http://www.njsea.com/njmc/land/public-notice.html>.
3. The agency proposal may be inspected during regular business hours at the NJSEA's Public Information Center at One DeKorte Park Plaza in Lyndhurst, New Jersey, which may be contacted at (201) 460-1700.


Written comments may be submitted by September 1, 2017, to:

Sara J. Sundell, P.E., P.P.  
Director of Land Use Management  
Chief Engineer  
New Jersey Meadowlands Commission  
One DeKorte Park Plaza  
Lyndhurst, New Jersey 07071  
[sara.sundell@njmeadowlands.gov](mailto:sara.sundell@njmeadowlands.gov)

Written comments may also be submitted at the public hearing. It is requested (but not required) that anyone submitting written comments also include an electronic version, preferably in Microsoft Word. Also, it is requested (but not required) that anyone submitting oral testimony at the public hearing provide a written copy of any prepared text to the stenographer at the hearing.

If there are any questions, or if special requirements are needed under the Americans with Disabilities Act (ADA), please contact Kelly King of this Office at (201) 460-1700, during regular business hours.

NEW JERSEY SPORTS AND EXPOSITION AUTHORITY

By: 

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

Dated: July 3, 2017