

FILED

APR 4, 2023

JOSEPH A. TURULA, P.J. Cv.

Prepared and Filed by the Court

JUST BLOCK 112, LLC and HOBOKEN
WESTERN EDGE, LLC,

Plaintiffs,

vs.

THE CITY OF HOBOKEN; RAVINDER
BHALLA, MAYOR OF THE CITY OF
HOBOKEN; THE CITY COUNCIL OF THE
CITY OF HOBOKEN; THE PLANNING BOARD
OF THE CITY OF HOBOKEN; and THE CITY
OF UNION CITY,

Defendants.

CITY OF UNION CITY, 400 PALISADES
DEVELOPMENT LLC, UCMH TERRA
HEIGHTS, LLC, UCLC TERRA HEIGHTS, LLC,
and JOHN DOES 1 AND 2,

Third-Party Plaintiffs,

vs.

THE CITY OF HOBOKEN, THE CITY
COUNCIL OF THE CITY OF HOBOKEN, and
JOHN DOES 1 TO 9,

Defendants.

SUPERIOR COURT OF NEW JERSEY
LAW DIVISION: HUDSON COUNTY

DOCKET NO. HUD-L-4207-21

Civil Action

ORDER FOR REMAND

THIS MATTER having been opened to the Court by Just Block 112, LLC and Hoboken Western Edge, LLC (“Plaintiffs”), by and through its attorneys, Gibbons P.C., for an action filed in lieu of prerogative writs pursuant to Rule 4:69, the Court having reviewed and considered the trial

briefs submitted and oral arguments presented; and for the reasons set forth in the Court’s oral decision delivered on April 4, 2023.

IT IS on this 4th day of April, 2023,

ORDERED that the 112 Block Application is hereby remanded to the Planning Board of the City of Hoboken to adopt a Resolution approving the application, consistent with this Court’s decision; and it is further,

ORDERED that the 106 Block Application is hereby remanded to the Planning Board of the City of Hoboken to adopt a Resolution that (1) does not include the issue of building coverage at street level as a reason for denial, consistent with this Court’s decision, and (2) includes specific factual findings and conclusions of law in support of its decision on the issue of the linear park and green circuit; and it is further,

ORDERED that the Board shall adopt Resolutions on these applications within forty-five (45) days of this Order; and it is further,

ORDERED that this Court shall not retain jurisdiction in this matter.

This Order has been uploaded by the Court to the eCourts case jacket.



JOSEPH A. TURULA, P.J.Cv.

OPPOSED X

UNOPPOSED _____