



Legislation Details

File #: 25-0029 **Version:** 1 **Name:** PGH & Associates Urban Renewal, LLC- PILOT
Type: Ordinance **Status:** Adopted
File created: 1/3/2025 **In control:** Economic and Housing Development
On agenda: 2/5/2025 **Final action:** 3/5/2025

Title: AN ORDINANCE GRANTING A TWENTY (20) YEAR TAX ABATEMENT TO PGH & ASSOCIATES URBAN RENEWAL, LLC, 315 KEER AVENUE, NEWARK, NEW JERSEY 07112, FOR A PROJECT TO CONSTRUCT A NEW FIVE (5)-STORY MIXED USE BUILDING WITH TWENTY (20) RESIDENTIAL RENTAL UNITS CONSISTING OF SIXTEEN (16) MARKET RATE RESIDENTIAL RENTAL UNITS, FOUR (4) AFFORDABLE HOUSING RENTAL UNITS OF WHICH ONE (1) UNIT SHALL BE RESTRICTED TO TENANTS AT 40% OF AREA MEDIAN INCOME ("AMI"), ONE (1) UNIT SHALL BE RESTRICTED TO TENANTS AT 60% OF AMI, AND TWO (2) UNITS SHALL BE RESTRICTED TO TENANTS AT 80% OF AMI, 200 SQUARE FOOT DAYCARE CENTER OF RETAIL SPACE ON THE FIRST AND PART OF THE SECOND FLOOR, ACCESSIBLE THROUGH AN ENCLOSED STAIRCASE AND ELEVATOR FROM THE RESIDENTIAL LOBBY AREA, AND A THREE HUNDRED NINETY (390) SQUARE FOOT ACTIVITY ROOM, A KITCHEN, RESTROOM ON THE SOUTHERN SIDE OF THE BUILDING, AND A SECOND FOUR HUNDRED THREE (403) SQUARE FOOT ACTIVITY ROOM LOCATED AT THE REAR OF THE FLOOR, A GARAGE WITH SEVEN (7) PARKING STALLS, INCLUDING ONE (1) ADA-COMPLIANT STALL, FOUR (4) ACTIVITY ROOMS, AN EXERCISE ROOM, AN 845 SQUARE FOOT RECREATION ROOM AND BATHROOMS, LOCATED AT 768-772 BERGEN STREET, NEWARK, NEW JERSEY AND IDENTIFIED ON THE CITY'S TAX MAP AS BLOCK 2707, LOT 30 (FORMERLY LOTS 30, 31, & 32)(SOUTH WARD).

Sponsors: Patrick O. Council, Carlos M. Gonzalez, Louise Scott-Rountree

Indexes:

Code sections:

Date	Ver.	Action By	Action	Result
3/5/2025	1	Municipal Council	Close on Public Hearing and Adopt	Pass
2/19/2025	1	Municipal Council	Adopt on First Reading	Pass
2/5/2025	1	Municipal Council	Advance to First Reading	Pass