



## 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](http://www.njmeadowlands.gov)

### PUBLIC NOTICE

September 21, 2010

340 Orient Way LLC/ Meadow Crossing Residential Development - Variance  
File: 09-098

Please take notice that an application for one bulk variance has been filed with the New Jersey Meadowlands Commission (NJMC) by Edward Russo of 340 Orient Way, LLC, for the premises located at 340 Orient Way, Block 235, Lot 1, in the Township of Lyndhurst, New Jersey. Said premises are located in the Commission's Heavy Industrial zone. The variance is sought in connection with the applicant's proposal to construct a 296-unit residential development and associated site improvements on the subject property.

Specifically, the applicant is requesting relief as follows:

1. N.J.A.C. 19:4-8.4(a)26, which requires a total of 606 parking spaces, whereas 444 parking spaces are proposed; and which requires one 12' by 30' loading space for residential structures greater than four stories, whereas the development includes one five-story building and no loading spaces are proposed.

A public hearing on this matter will be held on Tuesday, September 21, 2010, at a time directly following the 10:00 A.M. Site Suitability public hearing for the same development, in the Office of the Commission, Two 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 for public inspection during regular business hours at the Division of Land Use Management, One DeKorte Park Plaza, Lyndhurst, New Jersey.

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 Sharon Mascaró of this Office at (201) 460-4689, during regular business hours.

Sincerely,

Sara J. Sundell, P.E., P.P.

Chief Engineer

Director of Land Use Management