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PUBLIC NOTICE

December 12, 2019

Int'l Longshoremen/T-Mobile & Sector Site - Comm. Tower (Sp. Except. & Variance)

File No.: 19-436

Please take notice that an application for one special exception and two bulk variances has been filed with the NJSEA by Gregory D. Meese, Esq., of the firm Price, Meese, Shulman & D'Arminio, P.C., on behalf of T-Mobile Northeast, LLC and SectorSite, LLC, for the premises located at 5000 West Side Avenue and identified as Block 452.06, Lots 16.01 and 17, in the Township of North Bergen, New Jersey. Said premises is located within the District's Intermodal A zone. The special exception and two bulk variances are sought in connection with the applicant's proposal to establish as permanent an existing temporary telecommunications facility that is located on Lot 17.

Specifically, the applicant is requesting special exception approval pursuant to:

1. N.J.A.C. 19:4-5.88(a)3, in which communications transmission towers are listed as a special exception use in the Intermodal A zone.

In addition, the applicant is requesting bulk variance relief from the following:

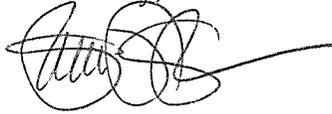
1. N.J.A.C. 19:4-5.91(a)3i, which requires a minimum front yard setback of 30 feet, whereas the applicant is proposing a wireless communications compound with a minimum setback of 17 feet from the unimproved 50th Street right of way.
2. N.J.A.C. 19:4-5.91(a)3iii, which requires a minimum rear yard setback of 50 feet, whereas the applicant is proposing a wireless communications compound with a minimum setback of 18.1 feet from the easterly rear yard property line.

A public hearing will be held on Tuesday, January 14, 2020, at 10:00 A.M. in the Commission Meeting Room of the NJSEA, One 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 at the Office of Land Use Management for public inspection during regular business hours.

Please contact the NJSEA 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 Ron Seelogy at 201-460-4532 during regular business hours.

Sincerely,

A handwritten signature in black ink, appearing to read 'Sara J. Sundell', with a long horizontal flourish extending to the right.

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