

AGENDA ITEM #	14
BOARD MEETING DATE	1-14-19

**RESOLUTION AUTHORIZING THE JERSEY CITY HOUSING AUTHORITY TO EXPLORE POTENTIAL STRATEGIES FOR THE REVITALIZATION OF HOLLAND GARDENS, COMMISSION KITCHENS & ASSOCIATES UNDER THE JCHA'S ARCHITECT AND ENGINEERING SERVICES CONTRACT TO ASSIST IN THE VISIONING PROCESS, AND CREATE A VISIONING PLAN**

**WHEREAS**, Holland Gardens (the "Property") is a public housing complex comprised of five (5) low-rise brick garden apartment buildings, consisting of 192 "family" designated units in the "Neighborhood District" of the Jersey Avenue Light Rail Redevelopment Plan (the "Redevelopment Plan") within Ward E of the City of Jersey City (the "City"), and in close proximity to Route 139 and the Holland Tunnel; and

**WHEREAS**, the Property was designed and built in the early 1940's when the Holland Tunnel was less than twenty (20) years old and traffic patterns and congestion had less impact on residents' quality of life; and

**WHEREAS**, the "Neighborhood District" of the Jersey Avenue Light Rail Redevelopment Area (the "Neighborhood") surrounding Holland Gardens is experiencing substantial revitalization; and

**WHEREAS**, due to the Property's physical condition and aging mechanical systems, it has become increasingly difficult and costly to maintain, rendering it nearly obsolete; and

**WHEREAS**, it is in the best interests of the residents of Holland Gardens and the Jersey City Housing Authority ("JCHA") to address the Property's physical condition and aging mechanical systems by exploring strategies for the Property's revitalization; and

**WHEREAS**, determining potential strategies for revitalization will require the creation of a comprehensive project vision that actively engages Holland Gardens residents, is responsive to their housing needs and incorporates their input, and that of other stakeholders; and

**WHEREAS**, the anticipated scope and timeline for producing a comprehensive project vision, will take approximately 180 days, including a resident charrette visioning process that will require multiple meetings and presentations, and result in renderings and supporting narrative; and

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**WHEREAS**, JCHA has previously procured Kitchens & Associates ("Kitchens") in accordance with federal and state law to provide architectural and engineering services to the JCHA on an as-needed basis; and

**WHEREAS**, Kitchens has extensive experience in visioning projects, including creating charrette design and facilitation, which has produced renderings and visions useful in the RFQ and development process to follow; and


**WHEREAS**, no Certificate of Funds is needed because the costs of Kitchens' services have previously been budgeted under prior Board resolution, the JCHA seeks authorization to explore potential strategies for revitalizing Holland Gardens in preparation for an RFQ process.

**NOW THEREFORE BE IT RESOLVED** that the JCHA is authorized to explore potential strategies for the revitalization of Holland Gardens, and to commission Kitchens & Associates under the JCHA's Architect and Engineering Services Contract to assist in the visioning process for the purpose of creating a visioning plan.

**DATED: January 14, 2019**

COMMISSIONER	Motion	2 <sup>nd</sup>	AYE	NAY	Absent	Abstention
H. Fuentes					✓	
A. Herbold			✓			
R. Jones			✓		✓	
F. Kitchens		✓	✓			
J. Dublin			✓			
A. Abdullah	✓		✓			
R. Mukherji			✓			

I hereby certify that the hereinabove Resolution accurately memorializes the Resolution of the Board of Commissioners of the Housing Authority of the City of Jersey City as presented at its special meeting of January 14, 2019 in the presence of a legally binding quorum.

  
 Vivian Brady-Phillips  
 Interim Executive Director/Secretary

SEAL