

## **Saiber Secures Land Use Approvals in Significant Redevelopment Project in Seaside Heights**

August 30, 2023

Saiber land use attorneys Nino Coviello and Justin Calta secured a key victory on behalf of client, SSH Boulevard Urban Renewal LLC, in a highly publicized redevelopment project located in Seaside Heights, New Jersey. On August 28<sup>th</sup>, the Seaside Heights planning board voted unanimously to approve the construction of a new 10-story mixed-use building at the intersection of Hamilton Avenue and Boulevard, replacing the former site of a dilapidated, incomplete four-story steel skeleton that existed for more than a decade. The approved project is expected to kickstart the redevelopment of Boulevard, a bustling street located just a block from the boardwalk. The new building will feature 77 residential units, a 153-space on-site parking structure, an approximate 6,500 sq. ft. of street level, retail space, and an approximate 8,500 sq. ft. restaurant with an outdoor balcony on the fourth floor. The building shall also feature a rooftop deck, swimming pool, lounge, and multi-purpose room. Additionally, the approved project proposes new landscaping improvements, which include new street planters and benches.

Saiber represented SSH Boulevard Urban Renewal, LLC in connection with its land use application which included preliminary and final site plan approval from the Borough of Seaside Heights Planning Board and New Jersey Department of Environmental Protection Coastal Area Facility Review Act (CAFRA) approval, among other things.