

AUGUST 2, 2016  
CITY OF OCEAN CITY  
HISTORIC PRESERVATION COMMISSION  
REGULAR MEETING MINUTES

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The Meeting was called to order at 7:00 by Jack Ball; flag salute; announced meeting had been advertised pursuant to P.L. 1975, Chapter 231 also known as the Open Public Meetings Act.

**Commission Roll Call:**

**Present:** Mr. Ball, Mr. Cooper, Mr. Frost, Mr. Loeper, Mrs. Matthews, Mr. Stever, Mr. Sutherland and Mrs. Talese.

**Absent:** None.

**Professionals:** Mark Stein was the Attorney for the Commission, Michael Calafati was the Architect for the Commission and Jaime M. Cornell-Fine was Secretary for the Commission.

**Adopt 6/7/16 Meeting Minutes,** those eligible to vote adopted unanimously.

**Memorialize Resolutions:** None.

**New Business:**

- 1. Informational presentation Bayside Center-** Matthew Vonderhayden provide details of proposed NJ HPO approved renovation for the site, which included an ada ramp, electrical and HVAC improvements.
- 2. HPC16-002 Albert Juliano & David O'Malley, 639 Ocean Ave, Block 601, Lot 2, RMF Zone**  
Existing: Duplex  
Proposed: Demolition and new duplex

**Attorney:** Michael Fusco, II, 644 West Ave, Ocean City, provided details of demolition and proposed development.

**Professional(s):** Andrew Bechtold, of George Wray Thomas, 599 Shore Rd, Somers Point, provided details of development.

**Exhibit(s):** *Certainreed* cedar siding and dimensional shingle sample (in representation); A-1 5 pages of photo; A-2 historic list; A3- color rendering.

**Witness(es):** None.

**Public comment:** Mark Crego, 323 Ocean Ave, had comments.

**Demolition Granted 5-2,** Mrs. Matthews and Mrs. Talese voting in the negative; Mr. Frost made the motion, Mr. Sutherland seconded.

**Infill development continued to 9/6/16**

3. **HPC16-003 Joseph & Linda Scafisi, 832 Wesley Ave, Block 805, Lot 17.04, RMF Zone**

Existing: Vacant

**Proposed: New construction of three residential duplexes**

**Attorney:** Jon Batastini, 801 Asbury Ave, provided details of proposed development of three residential duplexes.

**Professional(s):** Andrew Bechtold, of George Wray Thomas, 599 Shore Rd, Somers Point, provided details of development.

**Exhibit(s):** A-1 front elevations 5 pages; A-2 9<sup>th</sup> Street facade.

**Witness(es):** None.

**Public comment:** Susan Matthews, 815 Wesley Ave, had comments and questions; Mark Crego, 323 Ocean Ave, had comments.

**Granted 7-0, with conditions, Mrs. Matthews recused herself; Mr. Cooper made the motion, Mr. Frost seconded; needs revisions.**

**Other Business:** Mr. Ball and Mrs. Matthews met with Mayor Gillian and Administration and Mrs. Matthews will be preparing a report.

Mr. Ball advised members to submit property maintenance complaints to Code Enforcement or advise him.

Mrs. Matthews suggested demolition applications should be required to notice neighbors.

**Adjournment:** 10:35 pm

Adopted: 9/16/16

  
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JAIME M. CORNELL-FINE  
Certified Land Use Administrator