

APRIL 23, 2014  
CITY OF OCEAN CITY  
ZONING BOARD  
REGULAR MEETING MINUTES

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The Meeting was called to order at 7:00 by Jaime Cornell Fine; announced meeting had been advertised pursuant to P.L. 1975, Chapter 231 also known as the Open Public Meetings Act; asked everyone to rise for the flag salute.

**Zoning Board Roll Call:**

**Present:** Mr. Buck, Mr. Constable, Mr. Houck, Mr. Lucey, Mr. Petrozza, Mrs. Russell, Mr. Schmeizer and Mr. Waddell

**Absent:** Mr. Frost

Mark Stein was the attorney for the Board, David Battistini was the Planner/Engineer for the Board and Jaime M. Cornell-Fine was Secretary for the Board.

**Meeting was turned over to the Chairperson.**

**New Business:**

**Secretary report(s):**

**Adopt 3/19/14 & 3/26/14 Meeting Minutes-** both adopted unanimously.

**Memorialize resolutions:** ZD13-039 Richard & Mary Colsher; ZD14-002 Suite 754; ZC13-050 McGranaghan; ZC13-045 Burkett; ZC14-004 Santore- all adopted unanimously.

1. **ZC14-009 Vincent Viney, 824-26 Wesley Ave, Block 805, Lot 17.02, RMF Zone**

Existing: Vacant

**Proposed: Amendment for new duplex requiring height, building coverage and impervious variances.**

**Attorney:** Jon Batastini, 801 Asbury Avenue Suite 412, Ocean City, introduced the application and provided brief description of application.

**Professionals:** Andrew Bechtold of George Wray Thomas, 599 Shore Road, Somers Point, Professional Architect, provided information about development and for the need for variance relief and improvement(s) to the variance previously granted.

**Exhibit(s):** None.

**Public comment:** Susan Matthews, 815 Wesley Ave, had various comments; Matthew Dice, co-owner of property, 5 Gladwyne Dr, Ocean View, responded to Ms. Matthews comments.

**Granted 7-0, with conditions; deed restriction.**

2. **ZD11-003 John & Diane Myers, 19 Beach Rd, Block 70.41, Lot 3.01, BD Zone**

Existing: Single family

**Proposed: Amending plan pursuant to litigation settlement.**

**Attorney:** William Serber, 201 E. 34<sup>th</sup> St, Ocean City, introduced the application and provided brief description of litigation settlement.

**Professionals:** Edwin Howell, 854 Asbury Ave, Ocean City, Professional Architect, provided information about proposed change and litigation settlement.

**Exhibit(s):** A1- survey; A2- photo existing property; A3- side elevation; A4- 2<sup>nd</sup> floor; A5- design comparison; A6- photos of neighboring properties.

**Public comment:** Richard Haydinger, 200 Beach Rd, opposed to application; David Patten, 904 North St, had comments; Keith Davis, attorney for Mr. Haydinger, had comments in regards to this settlement.

**Granted 5-0, with conditions.**

**Other Business:** Ms. Cornell Fine asked the Board members if they would consider offering Board applicants that have annual inspections as a condition of their approval to be able to convert them to a deed restriction. The Board at this time would like the annual inspections to remain.

**Adjournment:** 9:10 pm

Adopted: 5/28/14

  
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JAIME M. CORNELL-FINE  
Zoning Board Secretary