

AUGUST 19, 2015  
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. Frost, Mr. Houck, Mr. Petrozza, Mrs. Russell, Mr. Schmeizer and Mr. Waddell

**Absent:** None

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.

**Secretary report(s):** Adopt 7/15/15 Meeting Minutes - those eligible to vote adopted unanimously.

Memorialize resolutions: ZC15-026 Windswept; ZD15-025 Pizzica; ZA15-016 Sandy Point - those eligible to vote adopted unanimously.

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

**New Business:**

1. **ZC15-018 Anne Farrell, 8 Sunset Pl, Block 1509, Lot 15, BV-1-35 Zone**

Existing: Single family

**Proposed:** Alteration to existing structure requiring front, rear, side and aggregate side yard setback variances.

**Attorney:** Michael Fusco, II, 644 West Avenue, Ocean City, introduced the application and provided brief description of application.

**Professional(s):** Robert Lolio, 299 White Horse Pike, Atco, Professional Architect, provided details of the proposed plan and need for variance relief.

**Witness(es):** None.

**Exhibit(s):** None.

**Public comment:** Steve Deery, 10 Sunset Pl, in favor of application; Ellen Edwards, 9 Bayonne Pl, in favor of application.

**Granted 7-0, with conditions, Mr. Schmeizer made the motion, Mrs. Russell seconded; needs revisions.**

2. **ZC15-027 Sarah Nyce Smith Living Trust, 3637 Central Ave, Block 3601, Lot 2, R-2-40 Zone**

Existing: Single family

**Proposed:** Construct new duplex requiring rear yard setback variance.

**Attorney:** Avery Teitler, 618 West Avenue, Ocean City, provided introduction to application and the need for variance relief.

**Professional(s):** George Wray Thomas, 599 Shore Rd, Somers Point, Professional Architect, provided details of proposed plan and need for variance relief.

**Witness(es):** None.

**Exhibit(s):** A1- survey.

**Public comment:** None.

**Granted 6-1, with conditions, Mr. Schmeizer made the motion, Mr. Constable seconded, Mr. Waddell voting in the negative; needs revisions, cost estimate and deed restriction.**

3. **ZC15-028 George & Rosemarie Savastano, 217 Dory Dr, Block 5410, Lot 19, OCHN Zone**

Existing: Single family

**Proposed:** Alteration to existing structure requiring front, rear and side setbacks and building coverage variances.

**Attorney:** Daniel Young, 701 West Avenue, Ocean City, introduced the application and provided brief description of application.

**Professional(s):** Christopher Halliday, PO Box 186, Ocean City, Professional Architect, provided details of proposed plan and need for variance relief.

**Witness(es):** George Savastano, applicant, provided details of the site.

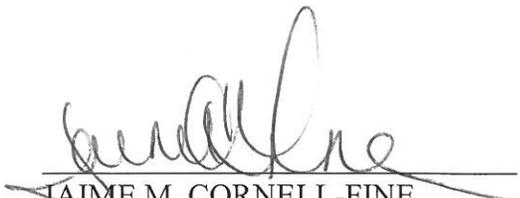
**Exhibit(s):** A1- objectives of the master plan; A2- before and after photos.

**Public comment:** Charles Nicholas, 210 Dory Dr, in favor of application; Christine Harry, 216 Dory Dr, in favor of application; Isolon Oriente, 221 Dory Dr, in favor of application.

**Granted 5-2, Mr. Waddell made the motion, Mr. Constable seconded, Mrs. Russell and Mr. Schmeizer voting in the negative; needs revisions and deed restriction.**

**Adjournment:** 8:50 pm

Adopted: 9/14/15

  
JAIME M. CORNELL-FINE  
Certified Zoning Board Secretary