

**August 10, 2016**  
**City of Ocean City**  
**PLANNING BOARD**  
**REGULAR MEETING MINUTES**

**The Meeting was called to order at 6:00 by John Loeper; asked everyone to rise for flag salute; announced meeting had been advertised pursuant to P.L. 1975, Chapter 231 also known as the Open Public Meetings Act.**

**Planning Board Roll Call:**

**Present:** Mr. Allegretto, Mr. Becher, Mr. Braun, Mr. Jessel, Mr. Loeper, Mr. Sheppard and Dr. Vanderschuere

**Absent:** Mr. Adams, Mr. Jones and Mr. McClellan

Richard Carlucci was the Solicitor for the Board, Randall Scheule was the Professional Planner for the Board, David Scheidegg was the Professional Engineer for the Board and Jaime Cornell-Fine was Secretary for the Board.

**New Business:**

**1. PMS16-017 Eastern Construction, 924 Ocean Ave, Block 902, Lot 12, HZ Zone**

Existing: Triplex

**Proposed: New triplex requiring front yard setback variance and minor site plan.**

**Attorney:** Avery Teitler, 618 West Ave, Ocean City, provided introduction and details about proposed development and the need for variance relief.

**Professional(s):** George "Terry" Wray Thomas, Professional Architect/Engineer/Planner, 599 Shore Rd, Somers Point, provided details of proposed development.

**Witness(es):** None.

**Exhibit(s):** None.

**Public comment:** Wayne Mozzo, 1333 Pleasure Ave, comment about the trees; Joyce Franks, 923 Ocean Ave, had various comments.

**Granted 7-0, with conditions, Mr. Allegretto made the motion, Mr. Becher seconded; needs revisions; cost estimate; pre-construction meeting.**

**2. PMN16-019 Richard & Kathleen Ringler, 6 14<sup>th</sup> St, Block 1408, Lot 6, R-1-40 Zone**

Existing: Single

**Proposed: Minor subdivision requiring lot area, frontage, width and depth variances.**

**Attorney:** Avery Teitler, 618 West Ave, Ocean City, request to table until September 7, 2016.

**Professional(s):** None.

**Witness(es):** None.

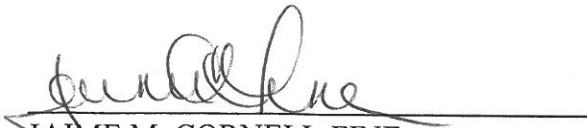
**Exhibit(s):** None.

**Public comment:** None.

**Tabled to September 7, 2016, no renoticing.**

**Adjournment:** 7:05 pm

**Adopted:** 9/7/16

  
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JAIME M. CORNELL-FINE  
Certified Land Use Administrator