

SEPTEMBER 21, 2016
CITY OF OCEAN CITY
ZONING BOARD
REGULAR MEETING MINUTES

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. Frost, Mr. Houck, Mr. Idell, Mr. Petrozza, Mr. Quinn, Mr. Rotondi, Mr. Schmeizer and Mr. Waddell

Absent: Mr. Buck

Mark Stein was the Solicitor 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 8/17/16 Meeting Minutes- those eligible to vote adopted unanimously.

Memorialize resolutions: ZC16-011 Napoletano; ZC16-012 Tanner; ZC16-013 Rubinstein - those eligible to vote adopted unanimously.

Meeting was turned over to the Chairperson.

New Business:

1. **ZD16-016 John & Theresa Cacciutti, 1400 Pleasure Ave, Block 1412, Lot 15 C1, RB Zone**
Existing: Two single family
Proposed: New construction requiring front yard setback, building and impervious coverage, off street parking, use and f.a.r. variances

Attorney: Jon Batastini, 801 West Ave, Ocean City, provided details of the existing conditions of the site, the proposed development for one new single family and the need for variance relief.

Professional(s): George Wray Thomas, Professional Architect/Engineer, 599 Shore Road, Somers Point, provided details of the proposed development.

Exhibit(s): None.

Public comment: Lou DiBella, 1403 Pleasure Avenue, in favor of application.

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

2. ZD16-014 Russell Pagano, 836 Plymouth Pl, Block 702, Lot 10, HZ Zone

Existing: Triplex

Proposed: Minor subdivision requiring use variance(s) for new construction of two duplexes

Attorney: William Serber, 201 E 34th Street, Ocean City, provided details of proposed subdivision and new development requiring the need for variance relief.

Professional(s): James Chadwick, Professional Architect/Engineer, 841 Central Avenue, Ocean City, provided details of the proposed development.

Witness(es): Russell Pagano, applicant, 834 Plymouth Place, provided details of existing site and proposed development.

Exhibit(s): A1- aerial; A2- block plan.

Public comment: David Pressler, 825 Plymouth Place, opposed to application; Harry Vanderslice, 216 Victoria Lane, in favor of application; Bill Rogers, 706 Plymouth Place, in favor of application; Daniel Young, Esq., representing Joseph Major, 716 Plymouth place, in favor of application.

“D1”- Granted 7-0, with conditions, Mr. Quinn made the motion, Mr. Rotondi seconded.

Subdivision- Granted 7-0, with conditions, Mr. Quinn made the motion, Mr. Rotondi seconded.

Old Business: Mr. Stein gave brief update on Board litigation.

Adjournment: 9:20 pm

Adopted: 10/19/16


JAIME M. CORNELL-FINE
Certified Land Use Administrator