

JANUARY 17, 2018
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. Buck, Mr. Frost, Mr. Idell, Mr. Patrizzi, Mr. Price and Mr. Waddell

Absent: Mr. Frost, Mr. Quinn, and Mr. Rotondi

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 12/20/17 Meeting Minutes- those eligible to vote adopted unanimously.

Memorialize resolutions: ZBA17-026 Clear Skies; ZBA17-025 Lawrence; ZBA17-020 Nickels; ZBA17-028 Martosella- those eligible to vote adopted unanimously.

Reorganization: Chair: Richard Waddell; Vice-Chair: Michael Buck; Board Secretary: Jaime Cornell-Fine; Board Planner/Engineer: David Battistini; Board Solicitor Mark Stein; official newspaper: Sentinel, secondary: The Press; adopted 2018 meeting schedule.

Meeting was turned over to the Chairperson.

New Business:

1. **ZBA17-027 Jeffrey & Wendy Robbins, 210 Wesley Rd, Block 70.19, Lot 6, G45/5000 Zone**
Existing: Single family
Proposed: Alteration requiring front and rear yard setback and building coverage variances

Tabled to 2/21/18; no renoticing.

2. **ZBA17-024 William & Jeanine Ashmead, 806 North St, Block 4, Lot 2, SPN 30 Zone** (tabled from 11/15/17)
Existing: Single family
Proposed: Alteration requiring D4 f.a.r, front, rear and side yard setbacks, total stories and dormer setback variances

Attorney: Daniel Young, 701 Asbury Ave, Ocean City, provided details of proposed alteration and the need for variance relief.

Professional(s): George "Terry" Wray Thomas, PP, PE, RA, 599 Shore Rd, Somers Point, provided details of the site and alteration.

Witness(es): None.

Exhibit(s): A1- revised elevation with chimney.

Public comment: None.

Granted 5-1, with conditions, Mr. Patrizzi made the motion, Mr. Price seconded; Mr. Buck voted in the negative; needs revisions.

3. ZBA17-030 Rodney & Danelle Riso, 34 W 17th St, Block 1710, Lot 2, BN 30 Zone

Existing: Single family

Proposed: Alteration requiring patio encroachment/side yard and impervious coverage variances

Attorney: Avery Teitler, 618 West Asbury Ave, Ocean City, provided details of proposed alteration and the need for additional variance relief.

Professional(s): George "Terry" Wray Thomas, PP, PE, RA, 599 Shore Rd, Somers Point, provided details of the site and proposed increase to patio.

Witness(es): None.

Exhibit(s): A1- enlarged aerial; A2- aerial.

Public comment: None.

Granted 6-0, with conditions, Mr. Buck made the motion, Mr. Price seconded.

4. ZBA17-021 Thomas & Kathleen Moore, 2 E Belfast Rd, Block 70.57, Lot 3.01, G60/6000 Zone

Existing: Single family

Proposed: Alteration requiring fence variance

Attorney: Avery Teitler, 618 West Ave, Ocean City, provided details of site and need for variance relief for 6' fence.

Professional(s): James "Ned" Schwab, PP, PLS, Schwab Land Surveying and Planning, 8 E 10th St, Ocean City, provided details of fence.

Witness(es): None.

Exhibit(s): A1- picture of dogs; A2-A12- pictures of fox; A13- A19- pictures of neighboring property.


Public comment: Joseph Grusemeyer, 809 Gardens Pkwy, in favor of application, 152 Dory Dr, in favor of application.

Granted 5-1, with conditions, Mr. Buck made the motion, Mr. Idell seconded; Mr. Waddell voted in the negative.

Old Business: None.

Adjournment: 8:30 pm

Adopted: 2/21/18


JAIME M. CORNELL-FINE
Certified Land Use Administrator