

FEBRUARY 21, 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. Geary, Mr. Idell, Mr. Patrizzi, Mr. Price, Mr. Quinn, and Mr. Waddell

Absent: Mr. Frost, 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 1/17/18 Meeting Minutes- those eligible to vote adopted unanimously.

Memorialize resolutions: ZBA17-024 Ashmead; ZBA17-030 Riso; ZBA17-021 Moore - those eligible to vote adopted unanimously.

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

Attorney: Michael Fusco, II, 644 West Asbury Ave, Ocean City, provided details of proposed alteration and the need for variance relief.

Professional(s): Kevin Greene, RA, 337 West Ave, Ocean City, provided details of the site and proposed alteration.

Witness(es): None.

Exhibit(s): A1- picture of front elevation; A2- picture Sea Bright Rd elevation.

Public comment: None.

Granted 6-0, with conditions, Mr. Quinn made the motion, Mr. Buck seconded; Mr. Geary recused himself; needs cost estimate/guarentees; concrete/grading deferred to Municipal Engineer.

2. ZBA17-032 Nicholas & Lynne Vigilante, 29 W 55th St, Block 5410, Lot 28, OCHN Zone

Existing: Duplex

Proposed: Alteration requiring D2 expansion variance

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

Professional(s): Chris Halliday, RA, Halliday Architects, 1253 Asbury Ave, Ocean City, provided details of the proposed expansion and need for variance relief.

Witness(es): None.

Exhibit(s): None.

Public comment: None.

Granted 7-0, with conditions, Mr. Buck made the motion, Mr. Idell seconded; needs revisions; concrete/grading deferred to Municipal Engineer.

3. **ZBA17-031 Thomas Anderson QPRT, 401 Waverly Rd, Block 70.45, Lot 4, G50/5000 Zone**

Existing: Single

Proposed: New single requiring building and chimney height and total stories variances

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

Professional(s): Robert Bachich, PP, RA, Bachich Associates, 3323 Simpson Ave, Ocean City, provided details of the site, proposed development and need for variance relief.

Witness(es): None.

Exhibit(s): None.

Public comment: Lew Shupe, 416 Waverly Blvd, in favor of application; James Intoccia, 813 Seaview Rd, in favor of application; Harry Vanderslice, 216 Victoria Ln, in favor of application.

Granted 5-0, with conditions, Mr. Idell made the motion, Mr. Patrizzi seconded; Mr. Buck and Mr. Price recused themselves; needs revisions; deed of consolidation; concrete/grading deferred to Municipal Engineer.

Secretary report(s): (continued)

Adopt 2017 Annual Report- adopted unanimously with revision.

Old Business: None.

Adjournment: 8:30 pm

Adopted: 3/28/18



JAIIME M. CORNELL-FINE
Certified Land Use Administrator