

**JULY 10, 2019**  
**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.

Moment of silence for David Battastini.

**Planning Board Roll Call:**

**Present:** Mr. Adams, Mr. Allegretto, Mr. Bekier, Mr. Birch, Mr. Crowley, Mr. Jessel, Mr. Loeper, Dr. Vanderschuere

**Absent:** Mrs. Halliday, Mr. McClellan, Mr. Sheppard

Gary Griffith, 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 Felker was Secretary for the Board.

**New Business:**

**1. PBA19-010 Duncan/Conaty, 3040 Central Ave, Block 3002, Lot 27, R-2-40 Zone**

Existing: Duplex

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

**Attorney:** Avery Teitler, 618 West Ave, Ocean City, provided information of proposed subdivision and development and need for variance(s) and waivers(s).

**Professional(s):** Christopher Halliday, Halliday Architects, 1253 Asbury Ave, Ocean City, provided details of proposed single family development. James "Ned" Schwab, PLS, PP, Schwab Land Surveying, 8 E. 10<sup>th</sup> St, Ocean City, provided details of surrounding neighborhood and details of proposed lots.

**Witness(es):** None.

**Exhibit(s):** None

**Public comment:** Joseph Strenk, 3021 Central Ave, question.

Granted 8-0 with standard conditions; Mr. Jessel made the motion, Mr. Bekier seconded; conditions: plans need revisions including but not limited to concrete apron details, conformance to map filing law, grading, 4' fence on south property line details; service availability letters from all utilities; guarentees/cost estimate

**Old Business:**

**1. Adopt resolution(s):** PBA18-023 OC Lighthouse, PBA18-021 Chiolo, PBA19-005 Lenegan- all adopted unanimously those eligible to vote.

**2. Adopt 6/12/19 meeting minutes-** adopted unanimously those eligible to vote.

**Executive Session: Professional service contract alternate/conflict Planner/Engineer. The Board voted unanimously to appoint ARH for the remained of the year.**

Adjournment 6:40 pm

Adopted: 8/14/19

  
JAIME M. FELKER  
Certified Land Use Administrator