

**JANUARY 8, 2020**  
**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. Adams, Mr. Allegretto, Mr. Birch, Mr. Crowley, Mrs. Halliday, Mr. Loeper, Mr. Sheppard

**Absent:** Mr. Jessel, Dr. Vanderschuere

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. 2020 Reorganization:** Chair: John Loeper; Vice Chair: Gary Jessel; Secretary: Jaime Felker; Primary newspaper: Sentinel, secondary: The Press; Solicitor: Gary Griffith; Planner: Randall Scheule; Engineer: David Scheidegg; Conflict Solicitor: Willis Flower.
- 2. 2020 Committee Assignment(s):** Mr. Adams, Mr. Jessel and Mr. Loeper regular subcommittee; Mr. Adams, Mr. Loeper and Mr. Sheppard site subcommittee, alternates will be contacted accordingly.
- 3. PBA18-017 Republic Bank, 201 & 211 9<sup>th</sup> St, Block 808, Lots 1 & 2, DB Zone**  
Existing: Vacant  
**Proposed: Amendment to preliminary/final site plan requiring sign waivers**

**Attorney:** Keith Davis, Nehmad Perillo Davis & Goldstein, 4030 Ocean Heights Ave, Egg Harbor Twp, provided details of proposed revision to previous approval for directional signs. Mr. Davis also provided update on development of site and that revision to footprint of building may be forthcoming.

**Professional(s):** Vincent Orlando, EDA, 5 Cambridge Dr, Ocean View, provided details of new signage.

**Witness(es):** None.

**Exhibit(s):** 1- sheet 6 of 9 as submitted in application.

**Public comment:** None.

**Granted 7-0 with conditions, Mr. Sheppard made the motion, Mr. Birch seconded; all previous conditions apply.**

- 4. PBA19-024 Ron Jon Asbury Ave LLC, 761 Asbury Ave, Block 707, Lot 1, CB Zone**  
Existing: Commercial  
**Proposed: Minor site requiring minimum transparent glass area variance and sign waiver(s)**

**Attorney:** Avery Teitler, 618 West Ave, Ocean City, provided information on proposed alteration and need for variance and waivers.

**Professional(s):** John Halbruner, PE, RA, of HDG, 701 West Ave, Ocean City, provided details of proposed alteration.

**Witness(es):** None.

**Exhibit(s):** A1- colored rendering sheet AZ901

**Public comment:** None.

**Granted 7-0 with conditions, Mr. Adams made the motion, Mr. Birch seconded; conditions include but not limited to: plan needs revisions pursuant to Planner and Engineer reports.**

New Business: (continued)

Old Business:

1. **Adopt resolution(s):** PBA19-019 727 Moore, PMSP15-009 Palmer, #19-14 consistency, #19-15 consistency-adopted unanimously those eligible to vote.
2. **Adopt 12/11/19 meeting minutes-** adopted unanimously those eligible to vote.

**Subcommittee report**

**Adjournment 7:05 pm**

Adopted: 2/12/20

  
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JAIME M. FELKER  
Certified Land Use Administrator