

**CITY of SEA ISLE CITY**  
***ZONING BOARD OF ADJUSTMENT***  
**MONDAY, April 7<sup>th</sup>, 2024 @ 7:00 pm 'Regular Meeting'**  
**AGENDA**

**1. Called to Order**

**2. Pledge of Allegiance**

**3. Open Public Meetings Acts Statement**

*In accordance with the provisions of the New Jersey Open Public Meetings Act, Chapter 231 of the Public Laws of 1975, the Sea Isle City Zoning Board caused notice of the date, time and place of this meeting to be posted on the City Clerk's Bulletin Board at City Hall, Sea Isle City Web Site and published in the Atlantic City Press and/or Ocean City Sentinel.*

**4. Roll Call**

\_\_\_\_ Patrick Pasceri, Chairperson  
\_\_\_\_ Louis Feola, Jr., Vice Chair  
\_\_\_\_ Kenneth Cloud

\_\_\_\_ Caryn Durling  
\_\_\_\_ Jacqueline Elko  
\_\_\_\_ William McGinn

\_\_\_\_ Robert Tull  
\_\_\_\_ Donna Fitzpatrick, Alt I  
\_\_\_\_ Richard Browne, Alt II

**5. NEW BUSINESS**

***A* Applicant: Ocean's Edge Condo Association c/o Paul Marrow (Hardship/Bulk, Flex 'C' Variances) (CONTINUED FROM MARCH)**

@ 3400 Boardwalk/ Block 34.01 / Lots 5, 6.01, 12 & 13.01 / Zones R-2

*Proposed:* to alter existing structure to add a wheelchair lift in place of existing stairs, extend mechanicals platform & add storage below

*Requesting:* D-2 variance relief & alterations of pre-existing non-conforming structure and non-conforming conditions as listed

***A* Applicant: O'ROURKE PROPERTIES, LLC. c/o Shannon O'Rourke (Hardship/Bulk/Flex 'C' & 'D' Variances)**

@ 3918 Landis Avenue, Unit C-01 / Block 39.03 / Lots 10, 11.01, 11.02, 12.01, 12.02, 23.03 & 24.03 / Zone R-2

*Proposed:* to convert existing commercial unit from a hair salon into a residential unit

*Requesting:* variance relief for a change of use and any other pre-existing non-conforming conditions as deemed necessary

**6. Resolutions**

***R* Resolution No. 2025-03-01: CODY, Paul J. Jr. & Jacqueline (Hardship/Bulk, Flex 'C' & 'D' (F.A.R.) Variances)**

@ 29 -85<sup>th</sup> Street / Block 85.01 / Lots 20 / Zone R-2

***R* Resolution No. 2025-03-02: PARTRIDGE, Edward C. & Marie Therese (Hardship/Bulk, Flex 'C' Variances)**

@ 5609 Central Avenue, South Unit / Block 56.03 / Lots 1455 / Zone R-2

**7. Meeting Minutes**

***m* Minutes of Monday, March 3<sup>rd</sup>, 2025 Regular Zoning Board Meeting**

**8. Adjourn**

\* Please note - changes are possible \*