

CITY OF SEA ISLE CITY
PLANNING BOARD
AGENDA of Regular Meeting
Monday, June 9th, 2025, 6:00 pm

1. CALL 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 Planning 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 and published in the Atlantic City Press and/or Ocean City Sentinel.

4. ROLL CALL

_____ Antimo Ferrilli, Chairperson	_____ Donna Miller
_____ Rodney Greco, Vice Chairperson	_____ Michael O'Neil (Mayor Designee)
_____ Michael Baldini	_____ Frances Steelman
_____ Philip Bonifazi	_____ Alt. #1 Carmine Ragucci
_____ Councilman Frank Edwardi	_____ Alt #2 Jason Pellegrini
_____ Richard Hooper	

5. NEW BUSINESS

❖ **PUBLIC HEARING and ADOPTION of HOUSING ELEMENT & FAIR SHARE PLAN**
Amendment to Master Plan

(Applicant below requested an adjournment to the July 14th, 2025 Meeting)

❖ **APPLICANT: SILVERJANE, INC. "Mixed Use Development"**

(Preliminary & Final Site Plan Approvals w/ Hardship & Benefits Variances)

Property: 4914 Landis Avenue / Block 49.03 / Lot(s) 1.01 & 12.01 / Zone C-2

Proposed: to construct a new three (3) story mixed use structure with commercial units on the first level and residential on the second and third levels.

Relief Sought: for Preliminary & Final Site Plan Review & Approvals and Hardship & Benefits Variance relief

6. RESOLUTIONS

⌘ **RESOLUTION No. 2025-04-01: DOC 3, LLC. (c/o Michael Tramutolo & Maria Tramutolo) "Mixed Use Development"**

(Preliminary & Final Site Plan Approvals w/Hardship & Benefits Variances)

@ 4615 Landis Avenue/ Block 46.02/ Lot(s) 1.01 & 1.02/ Zone C-1

7. MEETING MINUTES

⌘ MINUTES of Monday, April 14th, 2025 Planning Board Meeting

8. ADJOURN

"Please note - changes are possible"