

CITY OF SEA ISLE CITY
PLANNING BOARD
AGENDA of Regular Meeting
TUESDAY, October 10, 2017 7:00 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

_____ Patricia Urbaczewski, Chairperson	_____ Rodney Greco
_____ Antimo Ferrilli, Vice Chairperson	_____ Donna Miller
_____ Michael Baldini	_____ Frances Steelman
_____ Philip Bonifazi	_____ Alt. #1 Jack McCusker
_____ Mayor Leonard C. Desiderio	_____ Alt #2
_____ Councilman Frank Edwardi	

5. NEW Business

◆ **APPLICANT: Jim Colahan of REDFERN OCEAN, LLC.**

Property: 245 – 58th Street / Block: 57.04 / Lots: 1403 / Zone R-2

Proposed: sub-division for a Single & Two Family Residence

Relief Sought: Preliminary & Final Site Plan Approval, variance relief and waivers from certain site plan requirements

6. Resolutions

- ◆ Resolution # 2017-09-01 -Gerard & Christina BRANGENBERG Mixed Use Development
3901 Landis Avenue /Block 39.02 /Lot 8.02 & 9.02

7. Meeting Minutes

- ◆ Minutes of September 11, 2017 Regular Meeting

8. Adjourn

"Please note - changes are possible."

CITY OF SEA ISLE CITY PLANNING BOARD

Minutes of Regular Planning Board Meeting

Tuesday, October 10, 2017 @ 7:00 PM

~**Meeting Called to Order** by Vice Chairperson Mr. Ferrilli. All rise for Pledge of Allegiance. Opening comments begin with Open Public Meeting Act statement.

~Planning Board Roll Call:

Present: Mr. Baldini, Councilman Edwardi, Mr. Greco, Mrs. Miller, Ms. Steelman, Mr. McCusker, Mr. Ferrilli

Absent: Mr. Bonifazi, Mayor Desiderio, Mrs. Urbaczewski

Professionals of the Board: Dan Reeves, Esq. of Monzo Catanese Hillegass, P.C the Interim Planning Board Solicitor; Andrew A. Previti, P.E. of Maser Consulting the Municipal & Board Engineer

~NEW BUSINESS:

1) **APPLICANT** – *Jim Colahan of REDFERN OCEAN LLC @ 245-58th Street; Block 57.04; Lots 1403; Zone R-2.*

Proposed: sub-division for a single family dwelling and two family dwelling

Attorney: Richard C. Andrien, Esq., provides a summary of the proposed minor sub-division, benefits variance and variance relief, and preliminary and final site plan approvals that are being sought by the applicant

Professionals: Carmen J. LaRosa, R.A., P.A. gives testimony on the proposed parcel to be subdivided and the proposed single family and duplex structures designed for the lots after subdivision is complete

Witnesses: none

Exhibits: none

Board Comment:

Public Comment: Philip Scott Boyer @ 5301 Central Avenue asked to speak for the surrounding the neighborhood but in speaking for himself is in opposition to this application, especially the setbacks, and cannot understand why any new construction should need any variances at all; Mark Adams @ 213-58th Street speaks in opposition due to the issues with congestion in the area already; Mary Burgoyne @ 5800 Sounds Avenue to express concern and opposition on how parking for 3 homes would affect the neighborhood, especially since she has been here for over 30+ years.

- It is the request of the client, in accordance with their representative, to table this application at this time until the next meeting on November 13, 2017, in order to further revisit their options with no further public notice required.

~RESOLUTIONS:

Resolution # 2017-09-01 - Gerard & Christina BRANGENBERG Mixed Use Development
3901 Landis Avenue, Block 39.02, Lots 8.02 & 9.02, Zone C-1

- Memorialize Resolution #2017-09-01; Ms. Steelman makes motion, Councilman Edwardi seconds, roll call those eligible to vote - *aye* all 6 in favor / none opposed

~MEETING MINUTES to adopt:

- Regular Meeting Minutes of September 11, 2017 adopted. Ms. Steelman makes motion, Mr. Greco seconds, roll call those eligible to vote - aye all 6 in favor / none opposed

~With no further business

- Motion to adjourn made by Mr. Ferrilli, second by Ms. Steelman, with all in favor 'aye'

MEETING ADJOURNED

Respectfully Submitted,



Genell M. Ferrilli
Planning Board Clerk