

**MARGATE CITY PLANNING BOARD
MINUTES
JUNE 30, 2016**

1. Chairman Richard Patterson called the meeting to order at 7pm.

2. FLAG SALUTE

3. ROLL CALL

Present

Tom Collins
Clem Wasleski
Jim Galantino
Mike Richmond
Margaret Guber-Nulty
Michael Cristaldi
David Carter
Despina Hess
Remy Pelosi
Joseph DiGirolamo
Rich Patterson

Absent

Craig Palmisano

Jackie Zarrillo, Court Reporter
Roger McLarnon, Zoning Officer
Johanna Casey, Board Administrator
Stanley L. Bergman, Jr., Esq., Solicitor

5. PROCEDURE

Chairman Patterson announced that the meeting is being held in accordance with due public notice thereof and pursuant to the N.J. State "Sunshine" Law, which governs all public meetings. He also advised the Board on the intent of the meeting and the procedures which will follow.

6. MINUTES

The minutes of May 26, 2016 were received, on the motion of Mr. Wasleski, seconded by Ms. Pelosi, and unanimously approved.

7. RESOLUTION & DECISION: The following Resolutions were approved unanimously when received on motion by Mr. Cristaldi, seconded by Ms. Pelosi: Amended #27-2016: Joanne Amodeo; #28-2016: 8106 Ventnor, LLC; #29-2016: Steven & Ashley Gantz.

Mr. Patterson announces application number seven, Adam Weiss, 11 S. Iroquois Ave. has been withdrawn from tonight's agenda.

8. NICHOLAS S. SAVOPOULAS – 118 N JEFFERSON AVE. - BLOCK 329 LOT 414 in the MF district to grant an extension of C variance relief for side yard setback of 3 feet on one side, 4 ft. 3 inches on the other, combined side yard setback of 7 feet 3 inches rear yard setback of 13 feet, lot width of 25 feet and lot area of 3,125 sq. ft. and D variance for density for two units.

APRIL 28, 2016

PLANNING BOARD

Mr. McLarnon, Zoning Officer, Licensed Engineer and Professional Planner, is sworn in and reads his review, which is attached.

Motion to grant the extension was put forth by Ms. Pelosi and Mr. Galantino seconded. The motion was approved with all in favor and none opposed.

9. REVOLUTION BUILDERS – 202 N. RUMSON AVE – BLOCK 419 LOT 21 in the S-25 district to grant a C variance side yard setbacks, combined setback and possibly others. TAXES AND WATER ARE CURRENT AND PROOF OF ADVERTISING AND NOTIFYING IS SATISFIED.

Ms. Guber-Nulty recuses herself due to conflict.

Mr. McLarnon, Zoning Officer, Licensed Engineer and Professional Planner, reads his review, which is attached.

Mr. Patterson calls a five minutes adjournment due to absents of the applicants attorney.

Mr. Patterson calls the meeting to order.

Mr. Baylinson, attorney for the applicant, is present at 7:10

Mr. Baylinson request from the chairman that the Sea Grape Application be carried over until next month.

Mr. Patterson grants the request.

Ms. Hess informs Mr. Baylinson the notification is not necessary.

Mr. Baylinson acknowledges and states that notification will be given if plans are altered.

Mr. Baylinson presents the application for Revolution Builders, 202 N Rumson Ave.

Mr. Obelenus, Architect for the applicant, is sworn in and gives testimony to the negative aspect of elevating the house. He continues with the positive the application.

Mr. Cristaldi speaks on the advantage of a split level home.

Mr. McLarnon inquires as to a benefit of a 30 foot height.

Mr. McLarnon inquires as to the application being a two story home or two and a half.

Scott Becker, property owner, is sworn in and speaks on the disadvantage of the steps of the split level home.

Mr. Wasleski inquires as to the removal of fourteen inches from the width of the property.

Mr. McLarnon inquires as to extending the front of the house to add square footage.

Open to the Public.

Public portion is closed.

Ms. Hess inquires as to a grass strip in the driveway.

Mr. Bergman reviews the application variances.

Motion to approve the C variance without conditions was put forth by Mr. Galantino and Mr. Collins seconded. The motion was denied, one in the affirmative and six in the negative. Ayes; Richmond. Nays – Collins, Wasleski, Galantino, Cristaldi, Carter and Patterson.

10. KENNETH AND DIANNE SOPRANO 208 N. RUMSON AVE. – BLOCK 419 – LOT 19 in the S-25 district to grant a C variance, side yard setback and possibly others. TAXES AND WATER ARE CURRENT AND PROOF OF ADVERTISING AND NOTIFYING IS SATISFIED.

Mr. Baylinson, Attorney for the applicant, informs the Board that Mr. and Mrs. Soprano would like to withdraw their application.

13. Other Business:

There being no further business, the motion to adjourn was made by Mr. Collins and seconded by Ms. Pelosi and unanimously approved.

Full meeting is available on tape.

Respectfully submitted

Johanna Casey
Planning Board Secretary/Administrator