

AGENDA
Seaside Heights Planning Board
Wednesday March 22, 2017 6:00 pm
Court Room over Fire House

Opening:

Roll Call:

Motion to Approve Minutes: Meeting minutes from March 6, 2017

BLOCK 15 LOT 8 - 605 Boulevard- Bank of America-Zone: Retail Business- Minor Site Plan
The applicant, Bank of America, is proposing to put up a Walk-Up ATM kiosk at this undeveloped property.
Bank of America is requesting an interpretation of Land Use Ordinances.

MEMORIALIZE RESOLUTION 17-08

BLOCK 79 LOT 7 – 425 HIERING AVE.- PARAGON PROPERTIES, LLC – ZONE: SINGLE FAMILY (SF)

This applicant is proposing to subdivide an existing 4,720 sq.ft. lot containing 2 single family houses into 2 lots where 2 new single family homes will be built on each of those lots. The current use of the property is non-conforming. Applicant states that the construction of these houses will make a conforming use of this property. They will be seeking approval for a minor subdivision. They are also requesting the following variances: Lot area, front yard setback, side yard setback, rear yard setback, lot coverage, building coverage. **Per meeting on February 6, 2017, applicant is also asking for a height variance.**

MEMORIALIZE RESOLUTION 17-10

BLOCK 19 LOT 6 – 208 LINCOLN AVE.- LUCY TSIMPEDES – ZONE: RESIDENTIAL BUSINESS (RB)

This applicant is requesting a use variance for their property to **retain** a pre-existing use that was destroyed by Superstorm Sandy, which allowed multi-family homes on this property. **Per meeting on February 6, 2017 applicant will be requesting an interpretation of abandonment and a bulk variance. It is necessary for the Zoning Officer to be present at this meeting.**

MEMORIALIZE RESOLUTION 17-11

BLOCK 16 LOTS 3 & 6- 707 BOULEVARD- COFFEE TALK INC.- ZONE: RETAIL BUSINESS

Applicants are proposing to place 4 buildings on their vacant property with the proposed use as food service and a bar serving alcohol. The buildings are going to be converted, metal storage containers.

MEMORIALIZE RESOLUTION 17-12

BLOCK 57 LOT 7.01 (ORIGINAL LISTING) NEW LOTS 7.02 & 7.03 – 1307 Ocean Terrace- Mildred Tompkins

This application was previously granted a subdivision by the Board on August 24, 2016 and is now requesting an extension as they are awaiting approval by the Ocean County Planning Board.

MEMORIALIZE RESOLUTION 17-13

BLOCK 4.01 LOT 51 – 51-59 HAMILTON AVE. - SADDY FAMILY LLC.

BLOCK 4.01 LOT 66 – 308 BOULEVARD – 2-4-6-8 LLC. Zone: Residential and Retail Business

Keenan Hughes will be here to discuss his findings in his report about the above property, which was designated “an area in need of redevelopment”.

There will be public discussion in this matter. Pursuant to N.J.S.A. 40A:12A-6(b)(3)(c), a redevelopment area determination shall authorize the Borough of Seaside Heights to exercise the power of eminent domain to acquire any property in the proposed area in need of redevelopment.