

AGENDA  
Seaside Heights Planning Board  
Meeting  
Monday, February 5, 2018  
6:00pm  
Court Room over Fire House

Opening:

Roll Call:

Motion to Approve Minutes from January 24, 2018 meeting:

**Block 69 Lots 1, 1.01, & 1.02- Dupont Ave. Pier-Seaside Ocean Terrace LLC-Zone Resort Rec. Minor Site Plan**

Applicant is proposing to build (6) 30' x 18.5ft. boardwalk kiosks on the boardwalk, a restaurant, an in-ground pool, a 7500 sq. ft. Beach Bar, 10' x 12' cabanas, (2) 40' x 25" Club buildings, and a banquet space/facility ocean side on existing boardwalk. This is a conforming use of the property and will not be asking for variances. Applicant will be requesting to complete this project in 2 phases.

**Block 22 Lot 1- 201 Sumner Ave. White Pearl Hotel- Crown Real Estate Holdings, Inc.- Zone Retail Business Minor Site Plan**

Applicant is proposing to bring back the hotel that once operated at this property. The current use of this property is non-conforming. The proposed usage, a hotel, will make this a conforming use of that property. There are 34 existing units on the property. The applicant is proposing to increase it to 36 units. There are 24 on-site parking spots. Applicant is not asking for any variances.

**Block 22 Lot 23 - 223 Sumner Ave. – Mersina Dacunha-Zone: Low Density Residential**

Applicant is proposing to build a 3 story, 2 family residential home to replace the original building, which was destroyed after a gas explosion. The original building was a 3 unit structure. This is a non-conforming use of the property and the applicant will be asking for a variance for lot size/density.

**Block 73 Lot 41- 241 Hierung Ave. – Robert & Kristen Vallee – Zone: Low Density Residential**

Applicant's property had 3 units. Applicant has since raised the house and kept 3 units which are proposed to be used for summer rentals. The applicant expanded the living spaces by raising the ceilings from 7 feet to 8 feet high. The building is 39.41' tall and is two stories. Applicant is asking for approval to keep his building with 3 units.

**Block 39 Lot 4.01- 1114 Boulevard- John Condit – Zone: Retail Business**

Applicant is proposing to construct 3 apartments and a store front on this property. Currently there is a garage in the front and 2 units in the rear. The applicant will be requesting variances for parking and setbacks. Currently the property has a front setback of 20.33 feet where 10' is permitted by code. For the proposed change in this property, the applicant will be asking for no front setback.