

**MINUTES OF THE REGULAR SESSION
STONE HARBOR PLANNING BOARD**

May 22, 2017

4:30 p.m.

CALL TO ORDER:

The meeting was called to order by Mr. Hand, who stated that all requirements of the "Open Public Meetings Act of 1975" had been met with the Press of Atlantic City having been notified of the Board's schedule for 2017 on December 15, 2016, and the schedule having been posted on Stone Harbor's website and the Municipal Clerk's Bulletin Board.

Roll Call

Members Present:

Mayor Judy Davies-Dunhour
Jill Gougher
Thomas Hand, Chairman
Lynne Dubler
Charles C. Krafczek
Sandy Slabik (Alternate I)

Solicitor:

Louis DeLollis

Board Secretary:

Diane Frangiose

Zoning Officer:

Joanne Mascia

Members Not Present:

Robert D. Bickford, Jr.
Wayne Conrad, Vice-Chair
Mia Donnell (Alternate II)

Planning Board Application Hearing - Robert Schmollinger

Mr. Schmollinger introduced himself to members of the Board and stated that he was the property owner of 373 96th Street attending the hearing to request site plan approval and variances for side yard setback (east) and rear yard setback from the established bulkhead line to permit the installation of an elevator along the rear façade. Mr. Schmollinger provided Exhibit A-1 to the Board, a letter from his wife's physician, stating that climbing steps has become a handicap for her.

Mr. DeLollis administered the oath to Mr. Gary Thomas who provided his name and address for the record. Mr. Thomas provided testimony and stated that in his professional opinion, the variance should be granted, that installation of the elevator will have no substantial detriment to the public good and without substantial impairment of the intent and purposes of the Zoning Plan and the Ordinance. Exhibit A-2, a Planning Board Submission Drawing from Architect, Christina Amey was submitted to the Board along with Exhibit A-3, a Variance Plan from Gary Thomas of Thomas Amey Shaw, Inc.

Mr. Hand asked for any comments from the Public. No one spoke.

Mr. DeLollis instructed Board Members there would be three votes. The first vote was for relief under the C1 (hardship) standard. Mr. Hand asked for a Motion to approve. The Motion was made by Mrs. Gougher and seconded by Mayor Davies-Dunhour. Roll call was taken. All members present were in favor and voted yes.

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Planning Board Application Hearing - Robert Schmollinger (continued)

The second vote was for variance relief under the C2 ("Broad C") standard. Mr. Hand requested a Motion from the Board. Mrs. Slabik made the Motion and Mayor Davies-Dunhour seconded. Roll call was taken. All members present were in favor and voted yes.

The third vote was for Site Plan Approval with respect to variances for side yard setback (east) and rear yard setback from the established bulkhead line. Mr. Hand requested a Motion. Mr. Krafczek made the Motion and Ms. Dubler seconded. Roll call was taken. All members were in favor and voted yes.

Board Discussion

Mr. Krafczek advised the Board the Master Plan Sub-Committee would meet on June 21, 2017 at 3 p.m. at Borough Hall. The Sub-Committee will report their discussions to the Board at the next meeting on July 17.

Public Comment

No one spoke.

New Business

No one spoke.

Adjournment

Having no further business, Mr. Hand called for a Motion to adjourn the meeting. Mrs. Gougher made the Motion and Mayor Davies-Dunhour seconded.

APPROVED: June 12, 2017

ATTESTED: Diane Frangiose
Diane Frangiose, Secretary Stone Harbor Planning Board