

BOROUGH OF WILDWOOD CREST
Planning Board
Meeting Minutes – 1 July 2026 5 p.m.

The following are the minutes of the Wildwood Crest Planning Board as held on Wednesday July 1, 2026, at Borough Hall. The proceedings of the meeting are recorded and available for public inspection.

CALL TO ORDER:

Solicitor Robert Belasco called the meeting to order at 5:00 p.m., lead the Pledge of Allegiance and read the statement of compliance with the open Public Meetings Act.

ROLL CALL:

Patrick Davenport: present	Barbara Hunt: present	Brian Melchiorre: present
Joe Franco: absent	Toni Fuscellaro: present	Angela Daniels: absent
Fred Mettler: absent	Brian Stuart: present	Vince Tenaglia: present
Bradley Vogdes: present	Jane Reynolds: present	Alexa Alverado: absent
Joe Viscomi: present		
Board Secretary Pamela Riper: present		
Rob Belasco: present		
Jacob Wright: absent		

MINUTES:

Mr. Vogdes moved to dispense with the public reading of the minutes of the meeting of 3 June 2026 and approve as distributed, Ms. Hunt second, minutes approved as distributed.

Patrick Davenport: yes	Barbara Hunt: yes	Brian Melchiorre: yes
Toni Fuscellaro: yes	Brian Stuart: abstain	Vince Tenaglia: yes
Bradley Vogdes: yes	Jane Reynolds: yes	Joe Viscomi: yes

APPLICATIONS:

None

RESOLUTIONS MEMORIALIZING BOARD ACTIONS:

Resolution PB-26-06 approving **Application PB-25-03** for 401 Toledo Avenue a/k/a blk 126.02 lots 1, 3, 5, 7, 9.01 in Zone M-1-B owner 401 Toledo Avenue, LLC; seeking Minor Subdivision.

Mr. Tenaglia moved to approve, second by Ms. Hunt:

Patrick Davenport: yes	Barbara Hunt: yes	Brian Melchiorre: yes
Toni Fuscellaro: abstain	Brian Stuart: abstain	Vince Tenaglia: yes
Bradley Vogdes: yes	Jane Reynolds: yes	Joe Viscomi: yes

ADMINISTRATIVE RESOLUTIONS:

None

OLD BUSINESS:

None

NEW BUSINESS:

None

OPEN TO PUBLIC COMMENT:

Bob Castellani, owner of property located at 154 W. Morning Glory Road. Recently purchased an additional property in the Crest. Stated he has been attending the meeting to learn more about the planning board process.

ANNOUNCEMENTS: The next regularly scheduled meeting is 5 August, there is one application scheduled at this time to go before the board on that date.

ADJOURN: On motion of Mr. Vogdes, second by Mr. Stuart and unanimous voice vote, the Chairman adjourned the meeting 5:09pm.

Pamela Riper
Planning Board Secretary