

**THE BOROUGH OF WILDWOOD CREST**  
**Planning Board**  
**Meeting Minutes – 4 May 2022 5 p.m.**

The following are the minutes of the Wildwood Crest Planning Board as held on Wednesday May 4, 2022, at Borough Hall. The proceedings of the meeting are recorded and available for public inspection.

Chairman Mr. Davenport 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
Don Cabrera: absent	Joe Franco absent	Angel Daniels: present
Gerry D'Antonio: present	Fred Mettler: present	Pete Cava: present
Bill Bumberrick: absent	Brian Stuart: present	Vince Tenaglia: present
Brad Vogdes: absent		
Ms Hunt arrived at 5:05		
Board Secretary Karen Duffy: present		
Solicitor Rob Belasco: present		
Engineer Joe Mohnack absent		

Mr. Cava moved to dispense with the public reading of the minutes of the meeting of 6 April 2022 and approve as distributed, Mr. Stuart second, minutes approved as distributed

Patrick Davenport: yes	Barbara Hunt: abstain	Brian Melchiorre: yes
Angel Daniels: yes	Gerry D'Antonio: yes	Fred Mettler: yes
Pete Cava: yes	Brian Stuart: yes	Vince Tenaglia: abstain

Applications to be presented to the Board  
None

Resolutions memorializing Board actions.

Resolution PB-22-03 approving application PB 22-04-01 KH-NJ Ventures, LLC owner of property 400 E Louisville Avenue a/k/a blk 117.02 lot(s) 2 & 4.01 Zoning District M-1-B minor subdivision to create 2 lots and variance for depth of lot A; also, variance for building height and deck width span for both lots A and B

Mr. Cava moved to approve, second by Ms. Daniels.

Patrick Davenport: abstain	Barbara Hunt: abstain	Brian Melchiorre: yes
Angel Daniels: yes	Gerry D'Antonio: yes	Fred Mettler: yes
Pete Cava: yes	Brian Stuart: yes	Vince Tenaglia: abstain

Resolution PB-22-04 approving application PB-22-04-02 T&C LLC owner of property 418 E Farragut Rd a/k/a blk 98.02 lot(s) 18,19,20,21 Zoning District M-1B seeking approval to construct 2 townhouse structures, 1 structure will have 5 units, 1 structure will have 4 units, variance "c" for contiguous raised curb

Ms. Daniels moved to approve, second by Mr. D'Antonio;

Patrick Davenport: yes	Barbara Hunt: abstain	Brian Melchiorre: yes
Angel Daniels: yes	Gerry D'Antonio: yes	Fred Mettler: yes
Pete Cava: yes	Brian Stuart: yes	Vince Tenaglia: abstain

No administrative resolutions

Under Old Business  
Mahalo – no update

Master Plan – Committee formalized recommendations and sent to Michelle Taylor. June 1<sup>st</sup> meeting designated for the Master Plan reexamination to be discussed by the Board and Public.  
Sunset Lake – Mr. Mettler read email from township administrator and will update next meeting as the dredging committee is meeting in June  
Condo/Hotel Conversion no discussion some issues referenced in the master plan  
NJ Residential Site Improvement Standards to be discussed after master plan approval  
DEP Training – will work to complete

Under new business  
None

Public Comment  
No Public

The next regularly scheduled meeting is 1 June, there are 0 applications to come before the board on that date.

On motion of Mr. Cava, second by Ms. Hunt and unanimous voice vote, the Chairman adjourned the meeting at 5:26 p.m.

Karen Duffy  
Planning Board Secretary