



**CITY OF ABSECON  
Municipal Complex  
500 Mill Road  
Absecon, New Jersey 08201**

**PLANNING & ZONING**  
Tina M. Lawler, Secretary

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**JANUARY 19, 2016  
ZONING BOARD  
MINUTES**

The meeting was called to order by Pat Malia, Vice-Chair at 7:30 p.m.

Flag Salute

Notification of Meeting

Greg and Marina were reappointed to the board.

**ROLL CALL**

PRESENT: Fritz, Baltera, Seher, Koussoulis, Malia

ABSENT: Roswell, Polisano, Bonek

**REORGANIZATION MEETING**

**Vote:**

Chairman Position – motion for Jim Bonek was made by Greg Seher – second – Bill Fritz  
All were in favor.

Vice-Chair – motion for Pat Malia was made by Bill Fritz – second – Steve Baltera  
All were in favor

Attorney – motion for Jim Grimley was made by Bill Fritz – second – Greg Seher  
All were in favor.

Engineer – motion for Eddie Dennis was made by Bill Fritz – second – Steve Baltera  
All were in favor

2016 Meeting Dates – motion to approve – Steve Baltera – second – Greg Seher  
All were in favor

## REGULAR MEETING

### NEW BUSINESS:

Appl. #1-2016 for Pine Baron Holdings, LLC – Block 201 – Lots 7.01 and 7.02 – 420 & 424 W. Church Street for Use Variance to convert old medical offices into a residential duplex use

**Attorney, Chris Baylinson** - appeared on behalf of the applicant. They asked to table the application until the next meeting due to the fact that only 5 members were present. The application will now be heard on February 16<sup>th</sup> at 7:30 p.m. and no noticing is needed.

### OLD BUSINESS:

**Vote:** Minutes of December 15, 2015 meeting  
Motion to approve: Greg Seher – second – Steve Baltera  
All were in favor.

**Appl. # 6 – 2015 for Charles, Tim and Ariel Richvalsky** – 16 W. Bolton Avenue – Block 222 – Lot 11 for side and rear setbacks for construction of an accessory building

**Vote:** Annual D&R of the 2015 Zoning Board's Applications  
Motion to approve – Greg Seher – second – Steve Baltera  
All were in favor.

**Vote:** D&R for Appl. #6-2015 for Charles Richvalsky – Block 222 – Lot 11 – 16 W. Bolton Ave.  
Motion to approve – Steve Baltera – second – Greg Seher  
ROLL CALL: Fritz, yes; Baltera, yes; Seher, yes; Koussoulis, yes; Malia, yes

### ADJOURNMENT

Motion to adjourn – Steve Baltera – second – Greg Seher  
All were in favor.

Respectfully submitted,

Tina Lawler, Secretary

Approved: \_\_\_\_\_