

Ventnor City Planning Board
Agenda
September 28, 2026, 6:30pm
6201 Atlantic Avenue, Ventnor N.J 08406

ACCESS INSTRUCTIONS

PLEASE TAKE NOTICE that the City of Ventnor Planning Board will hold a public hearing on Monday, September 28, 2026 at 6:30 p.m. in Ventnor City Hall, second floor courtroom, located at 6201 Atlantic Avenue, Ventnor City, NJ 08406. The public hearing will also be available on the internet via the Zoom meeting application at <https://us02web.zoom.us/j/86774721141?pwd=L574jcV4PUCVLqVcakOqGkdC3Lapbd.1> on a supportable desktop computer, laptop computer, tablet or other supportable device. The meeting chat link is <https://us02web.zoom.us/jc/86774721141>. The Meeting ID is 867 7472 1141 and the Passcode is 047209. You may be required to download the “Zoom” meeting application at or prior to the time of the hearing.

1. Flag Salute
2. Roll Call
3. Adoption of September 9, 2026, minutes.
4. Adoption of Resolutions

P-23-2026 – Emine G Gurk – 5900 Atlantic Avenue.

P-24-2026 – Michael Salamone – 102 N Suffolk Avenue.

5. Applications

**Evan and Lisa Lee – 101 N Richards Avenue, block 179, lot 1, located in the R-4 zoning district seek C variance relief for front yard setback-deck Winchester Ave, front yard setback-deck Richards Ave, front yard setback-house, side yard setback-stairs and possible others to elevate an existing single -family dwelling and add new decks. The applicant is represented by Christopher Baylinson esq.

** Daniel and Kelly Morgan – 114 N Troy Avenue, block 176, lot 23, located in R-4 zoning district seeking C variance relief for front yard setback, side yard setbacks, building coverage, rear yard setback and possibly other to construct a third-floor addition to their existing 2 ½ story home. The applicant is represented by Jim Swift Esq.

**House to Homes Real Estate Group, LLC – 7 n Weymouth Avenue, block 99, lot 2, located in the R-2 zoning district seeking C variance for lot area, lot width, front yard setback- Weymouth Avenue, front yard setback-Frankfort, front yard setback- deck Weymouth Ave, front yard setback-deck Frankfort Ave, parking spaces and possibly others to demolish an existing two-family dwelling and construct a new two-family dwelling. The applicant is represented by Brian Callaghan Esq.

6. New Business

The City of Ventnor Planning Board to consider for adoption the 2026 Master Plan Reexamination Report of the City of Ventnor (as revised September 2026), which if adopted will become an amendment to the City of Ventnor Master Plan.