

**City of Linwood Combined Land Use Board Meeting Minutes
Tuesday January 21, 2025**

CALL TO ORDER	A regularly scheduled meeting of the City of Linwood Combined Land Use Board was called to order by Chairman Mitchell Gurwicz at 6:00 p.m.
FLAG SALUTE AND SUNSHINE LAW	The Pledge of Allegiance was led by Chairman Gurwicz, who also placed on the record the statutorily required Open Public Meetings Act Sunshine Law announcement.
ROLL CALL	<p>Present: Mitchell Gurwicz, Steven Abramoff, Councilwoman Blair Albright, James Malamut, Bonnie Putterman, Michael Salerno, Junetta Dix. A quorum was present.</p> <p>Absent: Darren Matik, Roger Steedle, Tom Kimble and Leigh Ann Napoli</p> <p>Also Present: Board Solicitor Eric Goldstein, Deb Wahl, Polistina and Assoc. and Planning Board Secretary and Recording Secretary Mary Cole.</p>
REORGANIZATION	<p>Mr. Gurwicz welcomed everyone stated that the first portion of this meeting is dedicated to the Planning Boards reorganization. Mr. Gurwicz then asked for a motion to reappoint Eric Goldstein as Planning Board Solicitor. A motion was made by Mr. Abramoff seconded by Councilwoman Albright and passed unanimously. Mr. Gurwicz then asked for a motion to appoint Vince Polistina and Associates as Planning Board Engineer. A motion was made by Mr. Abramoff seconded by Councilwoman Albright and passed with a roll call vote of those attending. Mr. Gurwicz then turned over the meeting to Mr. Goldstein to swear in:</p> <p>Blair Albright – Council representative – 1 year term Mike Salerno – 4 year term Bonnie Putterman – 4 year term</p> <p>Once all members were sworn in Mr. Goldstein asked for a motion to appoint a board chairman. Mr. Abramoff nominated Mitchell Gurwicz to sit as board chairman.</p>

Seconded by Ms. Putterman and passed unanimously. Mr. Goldstein turned the meeting back over to Mr. Gurwicz. Mr. Gurwicz then made a motion to nominate Roger Steedle to be vice chairman. The board accepted the nomination, and it was seconded by Mr. Abramoff and passed unanimously.

NEWSPAPERS

Mr. Gurwicz called for a motion to accept that the official newspapers for legal notices will be:

The Mainland Journal
The Press of Atlantic City
Ocean City Sentinel-Ledger

Ms. Dix made a motion, it was seconded by Councilwoman Albright and passed unanimously.

MINUTES

Mr. Gurwicz asked the board members to review the minutes. Hearing no comments, a motion was made by Councilwoman Albright to approve the meeting minutes of December 16, 2024, which was seconded by Mr. Abramoff and passed with a voice vote of those attending with Mr. Malamut abstaining.

FINANCE

The Solicitor's bill in the amount of \$532.00 and the Engineer's bill in the amount of \$1,402.50 were submitted for payment. Mr. Abramoff made a motion to approve payment of both bills, seconded by Councilwoman Albright and passed unanimously.

NEW BUSINESS

- A. D&R for a C Variance for Caring, Inc.
1803 Shore Road – Block 128.01 Lot 10

Mr. Gurwicz asked the board members if there were any changes that needed to be made to the D & R for Block 128.01 Lot 10. Hearing and seeing no comments Mr. Gurwicz asked for a motion to approve the D&R. Mr. Abramoff made the motion seconded by Councilwoman Albright.

A roll call vote was taken:

Dix- Yes

Salerno- Yes

Albright- Yes

Malamut- Abstain

Putterman- Yes

Abramoff- Yes

Gurwicz- Yes

The application passed with six votes in the affirmative and one abstention.

- A. D&R for a C Variance for Glenn Lasco
19 Falling Water Drive – Block 1 Lot 45.15

Mr. Gurwicz asked the board members if there were any changes that needed to be made to the D & R for Block 1 Lot 45.15. Hearing and seeing no comments Mr. Gurwicz asked for a motion to approve the D&R.

Ms. Dix made the motion seconded by Councilwoman Albright.

A roll call vote was taken:

Dix- Yes

Salerno- Yes

Albright- Yes

Malamut- Abstain

Putterman- Yes

Abramoff- Abstain

Gurwicz- Yes

The application passed with five votes in the affirmative and two abstentions.

- B. Cont. of a C Variance for Heath & Jacqueline Wolpaw
107 W. Barr Ave. – Block 140 Lot 4

Mr. Goldstein advised the board that Mr. Swift, the applicants' attorney, had emailed requesting that they be heard at the February 15th meeting. The board was willing to grant the extension.

C. C Variance for Marc Frank
100 E. Iona Avenue – Block 31 Lot 1

Mr. Gurwicz announced the application for Marc Frank, 100 E. Iona Avenue, Block 31 Lot 1. Mr. Goldstein swore in Marc Frank and Matthew Carney, project manager, 401 Davis Ave, Northfield, NJ. Mr. Frank explained his application for an addition to his home. Mr. Frank and Mr. Carney took questions from the board. Deborah Wahl gave the engineers report. Mr. Gurwicz opened the application to the public.

1. Joseph Breidenstine of 2023 Woodlynne Blvd. advised that Mr. Frank lives on a corner lot and that there is a shed in one of the front yards of the property. Mr. Breidenstine requested that Mr. Frank move the shed to a different location to conform with city codes. Mr. Gurwicz asked if there was anyone else wishing to be heard. Hearing and seeing none Mr. Gurwicz closed the public portion. Mr. Gurwicz asked for a motion to approve a C Variance for 100 E. Iona Ave – Block 31 Lot 1. Ms. Dix made the motion seconded by Mr. Abramoff. A roll call vote was taken:

Dix- Yes

Salerno- No

Malamut- Yes

Putterman- Yes

Abramoff- Yes

Albright- Yes

Gurwicz- Yes

The application passed with six votes in the affirmative and one vote in the negative.

D. D and C Variances for George H. Wimberg Funeral Home
1703 New Road – Block 1 Lot 33

Mr. Gurwicz announced the application for George H. Wimberg Funeral Home, 1703 New Road , Block 1 Lot 33. Mr. Gurwicz asked Councilwoman Albright to step away from the dais for this application. Mr. Goldstein swore in George Wimberg, 5 Joseph Ct., Northfield and Daniel Scott Mascione, Architect, 1409 New Rd. Northfield. Mr. Mascione and Mr. Wimberg explained the application for an addition over the garage and took questions from the board.

Deborah Wahl gave the engineers report.
Mr. Gurwicz opened the application to the public.
Hearing and seeing none Mr. Gurwicz closed the public
portion. Mr. Gurwicz asked for a motion to approve the D
and C Variances for 1703 New Road – Block 1 Lot 33. Ms.
Dix made the motion seconded by Mr. Malamut. A roll call
vote was taken:
Dix- Yes
Salerno- Yes
Malamut- Yes
Putterman- Yes
Abramoff- Yes
Albright- Yes
Gurwicz- Yes
The application passed with seven votes in the affirmative.

DISCUSSION

Mr. Gurwicz and the board members reviewed the 2024
Year End report.

ANNOUNCEMENTS

Mr. Gurwicz announced the date for the next board
meeting will be Tuesday, February 18, 2025, at 6pm.

ADJOURNMENT

A motion to adjourn the meeting was made by Ms. Dix,
seconded by Mr. Abramoff and passed unanimously. The
meeting adjourned at 7:51 p.m.

Respectfully submitted,

Mary F. Cole