

Seaside Heights Planning Board  
November 27, 2023  
6:00 PM  
116 Sherman Ave.  
Court Room over Fire House

- Pledge of Allegiance
- Open Public Meetings Act Statement
- Roll Call
- Motion to Approve Minutes from November 6, 2023 Meeting

**PUBLIC HEARINGS**

**BLOCK 13 LOT 1 – 419 BOULEVARD – 401 BOULEVARD URBAN RENEWAL, LLC- ZONE:  
RETAIL BUSINESS (RB) REDEVELOPMENT ZONE**

**MAJOR FINAL SITE PLAN-NO VARIANCES**

**ATTY: MATHEW HEAGEN, ESQ.**

**APPLICATION # 2023-14**

This application is for a project to build a mixed -use building of 3 commercial units and 36 residential units on this site, which is the vacant building that housed Karma nightclub. This property is an area in need of redevelopment. The applicant will be requesting a variance for building height. The redevelopment plan had a maximum building height of 50 feet, the applicant is asking for 52.5 feet. Also, the bulkhead for the mechanical devices for the building was given a maximum height of 60 feet on the redevelopment plan and the applicant is asking for 64 feet.

**VARIANCES:**

**HEIGHT**

**BLOCK 2.01 LOTS 51, 55, 56, 59 – REVIEW OF REDEVELOPMENT PLAN FOR OFFSHORE  
MOTEL**