

PROJECT NARRATIVE
1829 ARCTIC AVE RE LLC
Block 330, Lots 2, 3, 4, 5, 6, 24, 25, 26, 27, 28 and 29

1829 ARCTIC AVE RE LLC (the “Applicant”), is the contract purchaser of the above referenced property (the “Property”) within the City of Atlantic City. The Applicant seeks Preliminary and Final Major Site Plan and Variance Approval to demolish the existing buildings and construct a Wendy’s restaurant with drive-through. The Property is located in the “CBD” Central Business Zoning District, where restaurants are a permitted use.

Applicant requests the following variance relief, pursuant to N.J.S.A. 40:55D-70(c):

1. §19.66-5.7(j)(3)(ii)- to allow two canopies, where only one is permitted.

The proposed canopies are aesthetically appropriate for the size of the building and it is standard for Wendy’s to have a canopy at each drive-through window. The Applicant seeks a waiver from NJAC 19:66-7.6(g), which requires buffers to be at least five feet wide. The Applicant will provide testimony and justification for this waiver at the hearing.

Ownership Information:

Lot Numbers:	Owner:	Contact Information for all owner:
2, 4, 5, 24, 27 and 29	Sarantoula Catricketes	Sarantoula Catricketes 107 S. Amherst Avenue Ventnor, NJ 08406 Attorney: Brian J. Callaghan, Esquire 101 N. Washington Avenue, Suite 14 Margate, NJ 08402 Email: BJCLaw@comcast.net
6 and 26	Sarantoula and Constantine Catricketes	
3	Angela Catricketes	
25 and 28	AFC 08 LLP	

Certification of Owner: Constantine Catrickes

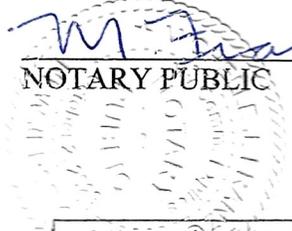
I certify that I am the Owner of block 330, lots 6 and 26, which are the subject of this application, that I have authorized the applicant to make this application and that I agree to be bound by the application, the representations made and the decision in the same manner as if I were the applicant.

[If the owner is a corporation, this must be signed by an authorized corporate officer. If the owner is a partnership, this must be signed by a general partner.]

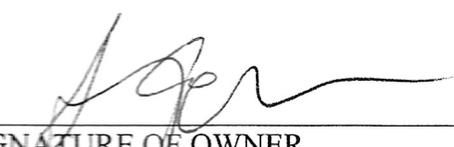
Sworn to and subscribed before me this

30th day of January, 2026


NOTARY PUBLIC



MICHELLE J. FRANZONI
NOTARY PUBLIC
STATE OF NEW JERSEY
MY COMMISSION EXPIRES OCTOBER 2, 2029
COMMISSION: #50226324


SIGNATURE OF OWNER
C. Catrickes

Certification of Owner: Sarantoula Catrickes

I certify that I am the Owner of block 330, lots 2, 4, 5, 6, 24, 26, 27 and 29, which are the subject of this application, that I have authorized the applicant to make this application and that I agree to be bound by the application, the representations made and the decision in the same manner as if I were the applicant.

[If the owner is a corporation, this must be signed by an authorized corporate officer. If the owner is a partnership, this must be signed by a general partner.]

Sworn to and subscribed before me this

30th day of January, 20 26

M. Franzoni
NOTARY PUBLIC

Sarantoula Catrickes
SIGNATURE OF OWNER

SARANTOULA CATRICKES

MICHELLE J. FRANZONI
NOTARY PUBLIC
STATE OF NEW JERSEY
MY COMMISSION EXPIRES OCTOBER 2, 2029
COMMISSION: #50226324

Certification of Owner: Angela Catrickes

I certify that I am the Owner of block 330, lot 3, which is the subject of this application, that I have authorized the applicant to make this application and that I agree to be bound by the application, the representations made and the decision in the same manner as if I were the applicant.

[If the owner is a corporation, this must be signed by an authorized corporate officer. If the owner is a partnership, this must be signed by a general partner.]

Sworn to and subscribed before me this

30th day of January, 2026


NOTARY PUBLIC


SIGNATURE OF OWNER

MICHELLE J. FRANZONI
NOTARY PUBLIC
STATE OF NEW JERSEY
MY COMMISSION EXPIRES OCTOBER 2, 2029
COMMISSION: #50226324

Certification of Owner: AFC 08 LLP

I certify that I am authorized to sign on behalf of AFC 08 LLP, the Owner of block 330, lots 25 and 28, which are the subject of this application, that I have authorized the applicant to make this application and that I agree to be bound by the application, the representations made and the decision in the same manner as if I were the applicant.

[If the owner is a corporation, this must be signed by an authorized corporate officer. If the owner is a partnership, this must be signed by a general partner.]

Sworn to and subscribed before me this

30th day of January, 2026

M. Franzoni
NOTARY PUBLIC

SARANTOLA
SIGNATURE OF OWNER

Name: SARANTOLA CATRICE
Title:

MICHELLE J. FRANZONI
NOTARY PUBLIC
STATE OF NEW JERSEY
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COMMISSION: #50226324