



## Land Use Regulation and Enforcement Division

### VIRTUAL PUBLIC MEETING AGENDA

**Hearing Date: September 19, 2024 at 10:00 am**

THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY, LAND USE REGULATION AND ENFORCEMENT DIVISION WILL CONDUCT A VIRTUAL PUBLIC MEETING ON September 19, 2024 AT 10:00 A.M. THE VIRTUAL PUBLIC MEETING WILL TAKE PLACE REMOTELY BY VIDEO CONFERENCE OR TELEPHONE CONFERENCE. INTERESTED MEMBERS OF THE PUBLIC CAN PARTICIPATE FREE OF CHARGE BY FOLLOWING THE INSTRUCTIONS SET FORTH BELOW AND/OR BY CONTACTING THE LAND USE REGULATION ENFORCEMENT OFFICER, ROBERT L. REID, IN ADVANCE OF THE VIRTUAL PUBLIC MEETING VIA TELEPHONE AT (609)402-8303 OR VIA ELECTRONIC MAIL (E-MAIL) AT [RREID@NJCRDA.COM](mailto:RREID@NJCRDA.COM)

#### **MATTERS SCHEDULED AND RELIEF SOUGHT:**

**(Subject to Public Notice in accordance with N.J.S. 40:55D-12)**

**1. 2024-08-3695 – Nady Josephine Solano – 36 N Mississippi Avenue – Non-Conforming Use Certification**

*Applicant seeks Non-Conforming Use Certification to allow single family detached dwelling. The property located at 36 N. Mississippi Avenue, also known as Block 280, Lot 19 on the tax map for the City of Atlantic City, located within the Ducktown Arts District (DA).*

Go to the LINK below to view the application documents:

<https://njcrda.com/land-use-applications/>

Select: 2024-08-3695 – Nady Josephine Solano

**2. 2024-08-3700 – First Investment Holdings LLC – 321 Atlantic Avenue - Non-Conforming Use Certification**

*Applicant seeks Non-Conforming Use Certification to allow tow apartments above commercial. The property located at 321 Atlantic Avenue, also known as Block 124, Lot 58 on the tax map for the City of Atlantic City, located within the Light House -1 (LH-1).*

Go to the LINK below to view the application documents:

<https://njcrda.com/land-use-applications/>

Select: 2024-08-3700 – First Investment Holdings LLC

**3. 2024-08-3688 – MAP 3 Partners, LLC – 112 & 114 S. Tennessee Avenue, 1400 Pacific Avenue - Minor Site Plan**

*Applicant seeks site plan approval along with “c” Variance relief for retail use. The property located at 112 & 114 S. Tennessee Avenue, 1400 Pacific Avenue. Also known as Block 53, Lot 26, 27, 28 on the tax map for the City of Atlantic City, located within the Resort Commercial District (RC).*

Go to the LINK below to view the application documents:

<https://njcrda.com/land-use-applications/>

Select: 2024-08-3688 – MAP 3 Partners, LLC

TO PARTICIPATE IN THE VIRTUAL PUBLIC MEETING, YOU WILL NEED ACCESS TO A COMPUTER, MOBILE PHONE WITH INTERNET ACCESS, OR LAND LINE.  
TO PARTICIPATE BY VIDEO CONFERENCE

Date Time: September 19, 2024 10:00 AM Eastern Time (US and Canada)

Topic: CRDA LURED September 19, 2024

Register in advance for this webinar:

[https://crda.zoomgov.com/webinar/register/WN\\_o7KKhimFQNuRsPagf8h2RA](https://crda.zoomgov.com/webinar/register/WN_o7KKhimFQNuRsPagf8h2RA)

Webinar ID: 160 556 6596, Passcode: 554230

After registering, you will receive a confirmation email containing information about joining the webinar.

ANY INTERESTED PARTY OR MEMBER OF THE PUBLIC WILL HAVE THE OPPORTUNITY TO VIEW THE MEETING IN ITS ENTIRETY AND PRESENT OBJECTIONS, ASK QUESTIONS, PROVIDE COMMENTS OR OFFER EVIDENCE. IF YOU HAVE PREPARED QUESTIONS FOR THE APPLICANT, PLEASE EMAIL THEM TO THE LAND USE REGULATION ENFORCEMENT OFFICER AT LEAST 24 HOURS PRIOR TO THE VIRTUAL PUBLIC MEETING. YOUR QUESTIONS WILL BE ENTERED INTO THE RECORD AND ANSWERED DURING THE MEETING, IF POSSIBLE. IF YOU HAVE INFORMATION OR EXHIBITS YOU WISH TO BE ENTERED INTO THE RECORD, EMAIL THEM TO THE LAND USE REGULATION ENFORCEMENT OFFICER AT LEAST 24 HOURS PRIOR TO THE VIRTUAL PUBLIC MEETING.

ALL PLANS, MAPS AND OTHER DOCUMENTS RELATING TO THIS APPLICATION ARE ON FILE AND WILL BE AVAILABLE FOR PUBLIC INSPECTION FREE OF CHARGE ON THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY'S WEBSITE AT WWW.CRDA.COM AT LEAST 10 DAYS PRIOR TO THE VIRTUAL PUBLIC MEETING. THE VIRTUAL PUBLIC MEETING MAY BE CONTINUED WITHOUT FURTHER NOTICE ON SUCH ADDITIONAL OR OTHER DATES AS THE PLANNING BOARD MAY DETERMINE ANY INDIVIDUAL LACKING THE RESOURCES TO ACCESS TO THE APPLICATION MATERIALS OR THE September 19, 2024 VIRTUAL PUBLIC MEETING SHOULD CONTACT THE LAND USE REGULATION ENFORCEMENT OFFICER AT LEAST 24 HOURS PRIOR THERETO.