



Land Use Regulation and Enforcement Division

AGENDA

Hearing Date: January 16, 2025 at 10:00 am

Hearing Location: Board Room of the
Casino Reinvestment Development Authority
15 South Pennsylvania Avenue, Atlantic City, NJ 08401

MATTERS SCHEDULED AND RELIEF SOUGHT:

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

1. 2024-12-3750 – 31 S PRES LLC – 31 S Presbyterian Avenue – Non-Conforming Use Certificate – Single Family Dwelling.

Applicant seeks Non-Conforming Use Certification to allow a single-family dwelling. The property located at 31 S Presbyterian Avenue, also known as Block 136, Lot 27 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: 2024-12-3750 – 31 S PRES LLC

2. 2024-11-3737 – Musa Real Estate Traders - 2612 Pacific Avenue – Non-Conforming Use Certificate – Commercial with one apartment above.

Applicant seeks Non-Conforming Use Certification to allow one apartment over commercial. The property located at 2612 Pacific Avenue, also known as Block 35, Lot 17 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: 2024-11-3737 – Musa Real Estate Traders

3. 2024-11-3738 – Musa Real Estate Traders - 2614 Pacific Avenue – Non-Conforming Use Certificate – Commercial with one apartment above.

Applicant seeks Non-Conforming Use Certification to allow one apartment over commercial. The property located at 2614 Pacific Avenue, also known as Block 35, Lot 16 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: 2024-11-3738 – Musa Real Estate Traders

4. 2024-05-3649 – Zaza Dispensary LLP - 12 S. Virginia Avenue – Site Plan for Cannabis Retail

Applicant seeks site plan approval along with “c” Variance relief for adult use retail sales of cannabis. The property located at 12 S Virginia Avenue, also known as Block 136, Lot 7 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: 2024-05-3649 – Zaza Dispensary LLP

5. 2024-12-3768 – IMCMV Atlantic City LLC (Landshark BEACH Bar) - 1100 Boardwalk - Site Plan for seasonal amenities

Applicant seeks Preliminary and Final Amended Site Plan for seasonal amenities including covered entertainment stage. The property located at 1100 Boardwalk, also known as Block 1, Lots 137, 138, 139, 140, 141, 142, 142.01 on the tax map for the City of Atlantic City, located within the BEACH District (B).

Go to the LINK below to view the application documents:

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

Select: 2024-12-3768 – IMCMV Atlantic City LLC