



Aerial Location Map



Basis for Investigation

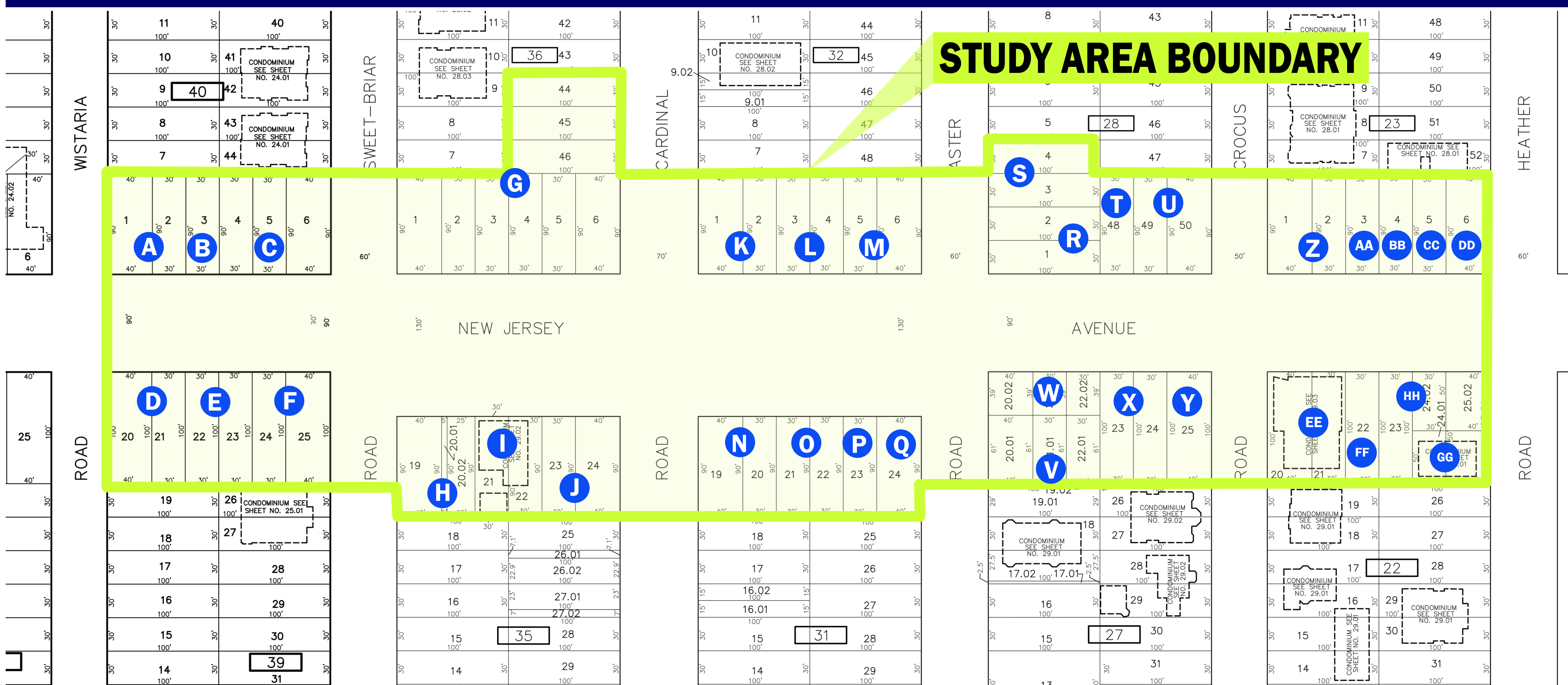
On July 20, 2022, the Borough of Wildwood Crest Board of Commissioners authorized by Resolution 22-250, the Wildwood Crest Planning Board to undertake an investigation to determine whether the identified parcels may be designated as a Non-Condensation Area in Need of Redevelopment according to the criteria set forth in N.J.S.A. 40A:12A-5, Refer to Parcel Information Table Below.

The Redevelopment Law requires that the Planning Board conduct a public hearing prior to making its determinations on whether any of the referred Study Areas or portions thereof shall be designated as "Non-Condensation Redevelopment Area" prior to making its determination.

A Public Hearing will be conducted by the Wildwood Crest Planning Board on September 7, 2022, at 5:00 p.m. in the Court Room at the Wildwood Crest Borough Hall, 6101 Pacific Avenue, Wildwood Crest, NJ.



Tax Map



PARCEL INFORMATION

Map ID	Block	Lot	Owner	Property Address	Approx Acres	Property Class	Zone	Year Built	Use/Description
A	40	1, 2	FERKO CREST LLC @ JACKIE FERKO	6208 NEW JERSEY AVE	0.1446	1	B-1	1920	Vacant Cleared Lot
B	40	3	BOROUGH OF WILDWOOD CREST	6206 NEW JERSEY AVE	0.062	15C	B-1	1930	Owned by the Borough; Residential Structure
C	40	4, 5, 6	RETRO DINING PROPERTIES LLC	6200 NEW JERSEY AVE	0.21	4A	B-1	2010	Commercial; Restaurant, possibly vacant
D	39	20, 21	MARKEL LLC	103 E WISTERIA RD	0.1607	4A	B-1		Commercial; Retail
E	39	22, 23	MARKEL LLC	6203 NEW JERSEY AVE	0.1377	4A	B-1		Commercial; Retail
F	39	24, 25	MARKEL LLC	6201 NEW JERSEY AVE	0.1607	4A	B-1		Commercial; Retail
G	36	1, 2, 3, 4, 5, 6, 44, 45, 46	STOKES BEERS, LLC	6112 NEW JERSEY AVE	0.4132	4A	B-1		Commercial
H	35	19, 20, 01, 20, 02	CHIOLO, PAUL F	6111 NEW JERSEY AVE	0.1446	4A	B-1	1928	Commercial and Parking Lot
I	35	21, 22	SZEWCAK, PAUL CYHAN, INC 6105R LLC @ BRIAN MC EWING	6105 NEW JERSEY AVE 6107 NEW JERSEY AVE 6105 NEW JERSEY AVE	0.124 0.124 0.124	4A 4A 4A	B-1 B-1 B-1	1960 1955	Mixed Use; Commercial and Condo Units
J	35	23, 24	FUSBOYS LLC	6101 NEW JERSEY AVE	0.1446	4A	B-1	1915	Commercial
K	32	1, 2	BEERS, A S & STOKES H JR	6012 NEW JERSEY AVE	0.14	4A	B-1	1904	Commercial
L	32	3, 4	BEERS, A & BEERS, R & STOKES, R	6004 NEW JERSEY AVE	0.124	4A	B-1		Parking Lot
M	32	5, 6	P & P ASSOCIATES INC	100 W ASTER RD	0.14	4A	B-1	1946	Commercial; Icecream Shop
N	31	19, 20	BUCCIARELLI & PITERA LLC	6011 NEW JERSEY AVE	0.1446	4A	B-1		Office Building
O	31	21, 22	BUCCIARELLI & PITERA LLC	6007 NEW JERSEY AVE	0.12	4A	B-1		Parking Lot
P	31	23	FEINSTEIN, KURT	6003 NEW JERSEY AVE	0.062	4A	B-1		Commercial
Q	31	24	DI SILVESTRO, HARRY J & COLEEN E	6001 NEW JERSEY AVE	0.08	2	B-1	1938	Commercial
R	28	1, 2	HALL, O DENNIS	5912-18 NEW JERSEY AVE	0.1377	4A	B-1	1974	Commercial; Retail
S	28	3, 4	LEONETTI, ANTHONY & ANTOINETTE	105 W ASTER RD	0.14	4A	R-2	1930	Commercial; Hardware Store
T	28	48	PETER, SCOTT	5910 NEW JERSEY AVE	0.062	2	B-1	1915	Single Family Home
U	28	49, 50	BORDA, ANGELA	5900 NEW JERSEY AVE	0.14	2	B-1	1940	Single Family Home
V	27	19, 02, 20, 01, 21, 01, 22, 01	WIGGINS, DAVID S & CAROL A	105 E ASTER RD	0.1423	2	B-1	1930	Single Family Home
W	27	20, 02, 21, 02, 22, 02	JEFFRA, LLC	5911 NEW JERSEY AVE	0.09	4A	B-1	1950	Commercial; Café
X	27	23, 24	FINEBERG, VIRGINIA	5905 NEW JERSEY AVE	0.1377	4A	B-1		Commercial; Retail
Y	27	25	5901 REAL ESTATE LLC	5901 NEW JERSEY AVE	0.09	4A	B-1		Office Building
Z	23	1, 2	NAKONECZNY, BOHDAN MICHAEL & NINA L	5808 NEW JERSEY AVE	0.1446	2	B-1	1930	Single Family Home and Parking Lot
AA	23	3	VERONESI, NANCY M	5806 NEW JERSEY AVE	0.06	2	B-1	1930	Single Family Home
BB	23	4	FRANKEL, JOANNA & JONATHAN LITTLE	5804 NEW JERSEY AVE	0.062	2	B-1	1927	Single Family Home
CC	23	5	SCULLY, PAUL L III	5802 NEW JERSEY AVE	0.06	4A	B-1	1926	Mixed Use; Commercial and Residential
DD	23	6	FLACCO, BARBARA ANN & ANTHONY PAUL	5800 NEW JERSEY AVE	0.0826	4A	B-1		Mixed Use; Commercial and Residential
EE	22	20, 01, 20, 02, 21, 01, 21, 02	MOJAC TWINS REALTY, LLC MOJAC TWINS REALTY, LLC HAY, SUSAN D C/O JENNIFER HAY	5811A NEW JERSEY AVE 5811B NEW JERSEY AVE 103 E CROCUS RD	0.16 0.16 0.16	4A 4A 2	B-1 B-1 B-1	1960 1960 1901	Mixed Use; Real Estate Office and Condo Units
FF	22	22, 01	DAIMICO, RICHARD L SR & THERESA A TRUEMPY, JOSEPH & ELVIRA	103 E CROCUS RD 105 E CROCUS RD	0.16 0.16	2 2	B-1 B-1	1901 1901	
GG	22	24, 01, 25, 01	MOJAC TWINS REALTY, LLC BLACKSTOCK, KISHA MONTELEONE, MICHAEL F & DAWN MCELROY, MATTHEW B	5807 NEW JERSEY AVE 104 E HEATHER RD 104 E HEATHER RD 104 E HEATHER RD	0.08 0.08 0.08 0.08	2 2 2 2	B-1 B-1 B-1 B-1	1905 1905 1905 1905	Residential; Condo Units
HH	22	23, 01, 24, 02, 25, 02	BOOTH, JAMES FUCHS, MICHAEL E & DIANE ZUCKERMAN, ANDREW J & KAREN MOJAC TWINS REALTY, LLC	104 E HEATHER RD 104 E HEATHER RD 104 E HEATHER RD 5803 NEW JERSEY AVE	0.08 0.08 0.08 0.0803	2 2 2 4A	B-1 B-1 B-1 B-1	1905 1905 1905 1905	Office Building