

BOROUGH OF SEA BRIGHT
1099 Ocean Avenue, Sea Bright, NJ 07760
(732) 842-0099 x 128
APPLICATION FOR A ZONING PERMIT - Z 2020-049
Fee \$25

Instructions:

1. All applications must be accompanied by a property survey showing the location, size of all structures, and all setbacks to property lines.
2. Preliminary drawings must be provided indicating all existing and proposed floor elevations.
3. Commercial applications must indicate scope of business and include all activities that will be part of the existing or proposed business.

OWNER / APPLICANT:

Name EOIN DUANE
Address 10 CHURCH STREET, SEA BRIGHT
Telephone (Home) N/A (Cell) 347) 8826978
Email: eoinduane@gmail.com Date: 8/14/20 Fee \$25 Check Cash

LOCATION OF THE WORK: S-18-20
Block 13 Lot(s) 33 Zone R-3 Address 10 CHURCH STREET

DESCRIPTION OF WORK TO BE PERFORMED (OR USE PROPOSED):

RAISE OUR HOME TO PROTECT FROM FLOODING
MODERNIZING THE INTERIOR, ADDITION OF A LOFT ON ROOF LEVEL AND
ADDING BALCONIE

CHECK ONE: New Addition Alteration Repair
Signature: Eoin Duane Date: 8/14/20

For Borough Use Only:

Determination: APPROVED *(see note below) DENIED

*NOTE: IF YOU CHANGE YOUR PLANS IN ANY WAY BETWEEN THIS APPROVAL AND SEEKING BUILDING PERMITS, YOU MUST APPLY FOR A REVISED ZONING APPROVAL. IT IS YOUR RESPONSIBILITY TO INFORM US OF ANY CHANGES TO YOUR PLANS.

PRELIMINARY FLOOD REVIEW: Check if N/A

FIRM Advisory Flood Zone AE Advisory BFE 7 Sea Bright Required BFE 10 Proposed BFE NOT SHOWN

LAND USE REVIEW:
Ordinance Section Allowed/Required Existing Proposed Variance

Remarks:
* Provide BFE information to insure heights are accurate

Zoning Officer Mary Tangolis Date 8/26/20

SCHEDULE OF LOT AND BUILDING REQUIREMENTS SEC. 130-50.C

Borough of Sea Bright, NJ

R-3 ZONE

Block: 13 Lot: 33 Address: 10 Church St

Description	Required	Existing	Proposed	Variance
Min. Lot Area (s.f.)	1,800	1436	1436	V(Pre-exist)
Min. Lot Width (ft.)	25	20	20	V(Pre-exist)
Min. Lot Depth (ft.)	60	70.96	70.96	
Min. Front Yard (ft.)	5 to 12**	1.9	1.9	V(New-extends)
Min. Each Side Yard (ft.)	3	.5/1.0/1.5	.9/.92/1.83	V(New-extends)
Min. Both Side Yards (ft.)	6	1.5	1.83	V(New-extends)
Min. Rear Yard (ft.)	15	15.33	15	
Max. Building Height (ft.)*	35 (2-1/2 stories)	23/42/2 st.	35/2 1/2 st.	V(Undersized lot - 33' permitted)
Max. Building Coverage (%)	50	66.3	58.7	
Max. Lot Coverage (%)	70	70.68	70	

* Max. height shall be reduced by the percentage lot is undersized in width as per Sec. 130-50.A.(5). Max. height shall be raised to 38 ft. or 42 ft. to comply with current flood regulations as per Sec. 130-47 Flood Damage Prevention Ordinance.

** Front setback to be consistent with homes on same side of street on same block. Applicant will provide setbacks from surveyor shot from street to arrive at average. In no case will setback be permitted less than 5 ft.

NOTES:

Undersized lot - 33' Max height permitted.
35' proposed - variance req'd for height.

8/26/20

Date of Review

MA

Initials