

REVISED

BOROUGH OF SEA BRIGHT  
1099 Ocean Avenue, Sea Bright, NJ 07760  
(732) 842-0099 x 128

APPLICATION FOR A ZONING PERMIT - Z 2002-026  
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 Daniel & Jill Singer

Address: 11 Garden Way

Telephone (Home) \_\_\_\_\_ (Cell) 914 490 9564

Email: dpsinger@robisonoil.com Date: 3-11-22 Fee \$25  X Check \_\_\_\_\_ Cash \_\_\_\_\_

LOCATION OF THE WORK:

Block 2 Lot(s) 12 Zone R-2 Address 11 Garden Way

*Handwritten:* KD #1278

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

See Page Attached

CHECK ONE: New \_\_\_\_\_ Addition  X Alteration \_\_\_\_\_ Repair \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

For Borough Use Only:

Determination: APPROVED \_\_\_\_\_ \*(see note below) DENIED  X

**\*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 9 Sea Bright Required BFE 12' Proposed BFE 11.56'

LAND USE REVIEW:

Ordinance Section	Allowed/Required	Existing	Proposed	Variance
<u>§130-39C Min. Front Yard Setback</u>	<u>25'</u>	<u>25'</u>	<u>22.25'</u>	<u>V</u>
<u>§130-39C Max. Bldg Height</u>	<u>38'/25 stories</u>	<u>35'/3 stories</u>	<u>35'/3 stories</u>	<u>V*</u>

*Remarks:* The improvements proposed may meet or exceed 50% the building value. If so, the entire house would need to be brought into compliance with current floodplain/FEMA requirements. The 1<sup>st</sup> floor of living space is said to be at elevation 11.56' per the drawings and elevation certificate, but the DFE requirement is 12'. A construction cost estimate for all improvements to the house must be provided to establish whether this is a "substantial improvement" or not.

Zoning Officer John Mele Date 3/14/22

*Refer to architectural drawings dated 3/11/22*

NOTE: A Zoning Permit indicates that the proposed project conforms to the planning/zoning regulations of the Borough of Sea Bright; A building permit is required (per the requirements of the Uniform Construction Code of N.J.) BEFORE beginning work. This Zoning Permit is valid for one year, and may be extended to three years by action of the Planning/Zoning Board. If your application has been denied, you may appeal this denial to the Planning Board as provided by the NJMLUL. Appeal forms are available from the office of the Secretary to the Planning Board.  
Building Dept. Forms\Zoning Permit Application