

**BOROUGH OF SEA BRIGHT PLANNING/ZONING BOARD APPLICATION**

**1099 Ocean Avenue Sea Bright, New Jersey 07760  
732-842-0099 ext. 123**

The application with supporting documentation must be filed with the office of the Planning Board Secretary and must be delivered for review **at least ten (10) days** prior to the meeting at which the application is to be considered.

**NOTE: All plans must be folded. Any rolled plans will not be accepted.**

To be completed by Municipal staff only.

Date Filed \_\_\_\_\_ Application No. \_\_\_\_\_

Application Fees \_\_\_\_\_ Escrow Deposit \_\_\_\_\_

Reviewed for Completeness \_\_\_\_\_ Hearing \_\_\_\_\_

**1. SUBJECT PROPERTY**

Location: 13 Church St  
Block 14 Lot 8  
Dimensions: Frontage 20 FT Depth 78 FT Total Area 1560 SF  
Zoning District: R-3

**2. APPLICANT**

Name: KIM KURKOWSKI  
Address: 13 Church St. Sea Bright NJ 07760  
Telephone Number: C/O Kevin Kennedy, Esq 732-936-1099  
Applicant is a: Corporation \_\_\_ Partnership \_\_\_ Individual

**3. DISCLOSURE STATEMENT:** Pursuant to J.J.S. 40:55D-48-1, the names and addresses of all persons owning 10% of the stock in a corporate applicant or 10% interest in any partnership, applicant must be disclosed. In accordance with N.J.S. 40:55D4-8.2 that disclosure requirement applies to any corporation or partnership which owns more than 10% interest in the applicant followed up the chain of ownership until the names and addresses of the non-corporate stockholders and partners exceeding the 10% ownership criterion have been disclosed. (Attach pages as necessary to fully comply.)

**4.** If owner is other than the applicant, provide the following information on the Owner(s).

Owner's Name: same  
Address \_\_\_\_\_  
Telephone Number \_\_\_\_\_



**SITE PLAN:**

- Minor Site Plan Approval
- Preliminary Site Plan Approval
- Final Site Plan Approval
- Amendment or Revision to an Approval Site
- Plan Area to be disturbed (square feet)
- Total number of proposed dwelling units
- Request for Waiver from Site Plan Review and Approval
- Request for Variance Approval

Reason for request:

Demolition of existing single family home and construction of new single family home. (See Narrative of Intent)

- Informal Review
- Appeal decision of an Administrative Officer (N.J.S.A 40:55D-70A)
- Map or Ordinance Interpretation of Special Question (N.J.S.A.40:55D-70b)
- Variance Relief (hardship) (N.J.S. A. 40:55D-70c (1))
- Variance Relief (substantial benefit) (N.J.SA.40:55D-70c (2))
- Variance Relief (use) **(Potential height variance)** (N.J.S 40:55D-70d)
- Conditional Use Approval (N.J.S 40:55D-67)
- Direct issuance of a permit for a structure in bed of a mapped street, public drainage way, or flood control basin. (N.J.S 40:55D-334)
- Direct issuance of a permit for a lot lacking street frontage (N.J.S 40:55D-35)

12. Section(s) of Ordinance from which a variance is requested § 130 - 50.C

13. Waivers requested of development standards and/or submission requirements:(attach additional pages as needed)  
See Narrative if Intent

14. Attach a copy of the Notice to Appear in the official newspaper of the municipality and to be mailed to the owners of all real property, as shown on the current tax duplicate, located within the State and within 200 feet in all directions of the property which is the subject of this application. The Notice must specify the sections of the Ordinance from which relief is sought, if applicable. **TO BE SUPPLIED**

The publication and the service on the affected owners must be accomplished **at least 10 days prior** to the date scheduled by the Administrative Officer for the hearing. An Affidavit of Service on all property owners and Proof of Publication must be filed before the application will be complete and the hearing can proceed.

15. Explain in detail the exact nature of the application and the changes to be made at the premises including the proposed use of the premises: (attach pages as needed) *see attached*

16. Is a public water line available? yes

17. Is public sanitary sewer available? yes

18. Does the application propose a well and septic system? No

19. Have any proposed new lots been reviewed with the Tax Assessor to determine appropriate lot and block number? NIA

20. Are any off-tract improvements required or proposed? No

21. Is the subdivision to be filed by Deed or Plat? NIA

22. What form of security does the applicant propose to provide as performance and maintenance guarantees? as required by law

23. Other approvals, which may be required, and date plans submitted:

**MARK THE FOLLOWING WITH A YES OR NO AND DATES OF THE PLANS SUBMITTED**

|  |   |                                 |
|--|---|---------------------------------|
| NE Regional Sewer Auth _____               | } | <u>APPLICABLE OUTSIDE</u>       |
| Monmouth County Board Of Health _____      |   | <u>APPROVALS TO BE OBTAINED</u> |
| Monmouth County Planning Board _____       |   | <u>AFTER LOCAL</u>              |
| Freehold Soil Conservation District. _____ |   | <u>APPROVALS OBTAINED</u>       |
| NJ DEP _____                               |   |                                 |
| Sewer Extension Permit _____               |   |                                 |
| Sanitary Sewer Connection Permit _____     |   |                                 |
| Stream Encroachment Permit _____           |   |                                 |
| Waterfront Development Permit _____        |   |                                 |
| Wetlands Permit _____                      |   |                                 |
| Tidal Wetlands Permit _____                |   |                                 |
| Potable Water Constr. Permit _____         |   |                                 |
| NJ Department of Transportation _____      |   |                                 |
| Public Service Electric & Gas _____        |   |                                 |
| Other _____                                |   |                                 |

24. Certification from the Tax Collector that all taxes due on the subject property have been paid. TO BE SUBMITTED

25. Certification from Sewer Collector that sewer utility charges due on the subject property have been paid. **TO BE SUBMITTED**

**Note: It is the responsibility of the Applicant to mail or deliver copies of the Application form and all supporting documents to the Board Secretary, Borough Engineer and Board Attorney for their review at least ten (10) days prior to the meeting at which the application is to be considered, otherwise the application will be deemed incomplete. A list of those required to receive documents is attached to the application form.**

26. The Applicant hereby requests that copies of the reports of the Borough Engineer and Board Attorney reviewing the application be provided to the following of the applicant's professionals.

**Applicant's Professional Report Requested:**

Attorney KEVIN E. KENNEDY, ESQ  
Address: 1105 Highway 35  
Red Bank NJ 07701  
Phone Number: 936-1099 Email: kkennedy@kennkennedylaw.net

Engineer: \_\_\_\_\_  
Address: \_\_\_\_\_

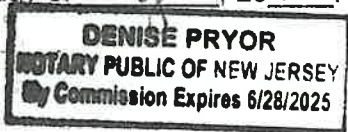
Phone Number: \_\_\_\_\_ Email: \_\_\_\_\_

**CERTIFICATION**

I certify that the foregoing statements and the materials submitted are true. I further certify that I am the individual applicant or that I am an Officer of the Corporate Application and that I am authorized to sign. (If the applicant is a corporation, this must be signed by an authorized corporate officer. If the applicant is a partnership, this must be signed by a general partner).

Sworn to and subscribed before me this 30<sup>th</sup> day of Aug., 2022

Denise Pryor  
A Notary Public of NJ Owner  
My Commission Expires: June 28, 2025



I understand that the sum of \$ TB5 has been deposited in an escrow account (Builder's Trust Account). In accordance with the Ordinances of the Borough of SeaBright, I further understand that the escrow account is established to cover the cost of professional services including engineering, planning, legal and other expenses associated with the review of submitted materials.

Sums not utilized in the review process shall be returned. If additional sums are deemed necessary, I understand that I will be notified of the required amount and shall add that sum to the escrow account within fifteen (15) days.

Date: 8/30/22 Applicant: [Signature]

**PLOT PLAN OR VARIANCE PLAN  
BOROUGH OF SEA BRIGHT PLANNING/ZONING BOARD**

Application No. \_\_\_\_\_ Date \_\_\_\_\_  
Application Name \_\_\_\_\_  
Application Address \_\_\_\_\_  
Property Address \_\_\_\_\_ Block \_\_\_\_\_ Lot \_\_\_\_\_

**CHECKLIST**

**Prior to issuance of a Certificate of Completeness and assignment of a hearing date, the Administrative Officer shall determine that the following documents have been submitted:**

To be completed by Applicant (C=complete, N=Not complete, NA=not-applicable)

- 1. 17 copies of Zoning Permit Denial
- 2. 17 copies of completed application and check list, signed, dated, and notarized, **plus one** marked "FOR PUBLIC INSPECTION"
- 3. 17 sets of plot plan or variance plan signed, dated, and notarized, also **Show Base Flood Elevation, plus one** marked "FOR PUBLIC INSPECTION"
- 4. 17 copies of Survey (unless Variance Plan states that it is based upon the survey). Must indicate mean high waterline, if pertinent to application)
- 5. 17 (sets of) Photographs of property/dwelling as it currently exists
- 6. Description of proposed operation (No. 15 in first part of application)
- 7. Request for any variances (under No.11 in first part of application)
- N/A 8. Certificate of owner authorizing submission (after No. 26 in first part of application)
- TBS 9. Required application fees/check made payable to Borough of Sea Bright
- TBS 10. Required escrow fees/check made payable to Borough of Sea Bright
- 11. Completed W-9 Form
- TBS 12. Certification that taxes and sewer utility charges are paid to date
- TBS 13. Completed Notice of Hearing
- TBS 14. Certified list of property owners within 200 feet

**The following requirements must also be met before an application may be heard:**

- TBS 15. Affidavit of Mailing and Service for Public Notice (Provide 7 days prior to hearing.)
- TBS 16. Affidavit of Publication for Public Notice (Provide 7 days prior to hearing.)

If Applicable:

- \_\_\_\_\_ 17. Proof of Application to Monmouth County
- \_\_\_\_\_ 18. Proof of application to NJDOT
- \_\_\_\_\_ 19. Application for CAFRA
- \_\_\_\_\_ 20. Application for Floodplain Encroachment Permit
- \_\_\_\_\_ 21. Application for Stream Encroachment Permit

After the application is deemed complete the Board Secretary will provide you with a hearing date so that you may notice property owners.

Certified mail receipts are to be provided **at least 7 days prior to hearing date.**

I certify the above information is accurate and complete.

DATED: \_\_\_\_\_ NAME: KEVIN E. KENNEDY, city for Applicant  
LICENSE NO. \_\_\_\_\_ SIGNATURE: \_\_\_\_\_  
SEAL: \_\_\_\_\_