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### IN MEMORIAM

LEON ANSCHELEWITZ (1929-1986)  
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MILTON M. ABRAMOFF (1935-2004)  
DAVID K. ANSELL † (1962-2019)  
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### LICENSED ALSO IN:

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January 22, 2024

### Via e-mail and hand delivery

Candace Mitchell, Secretary, Planning/Zoning Board  
Borough of Sea Bright  
1099 Ocean Avenue  
Sea Bright, NJ 07760

Re: Preliminary and Final Site Plan and Variance Application  
of BD Real Estate Adventures, LLC  
Premises: 1124 Ocean Avenue, Block 12, Lot 2  
1132 Ocean Avenue, Block 12, Lot 1  
Our File No.098722-0

Dear Ms. Mitchell:

This office represents BD Real Estate Adventures, LLC in connection with the above-referenced matter. Enclosed please find seventeen (17) collated sets of the following documents regarding the same (plus one set marked "FOR PUBLIC INSPECTION"):

1. Denial Letter from the Borough of Sea Bright Zoning Officer dated November 17, 2023;
2. Completed Planning/Zoning Board Application (with attachment);
3. Affidavit of Ownership signed by Lawrence A. Cole (as to 1132 Ocean Avenue, Block 12, Lot 1);

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Candace Mitchell, Secretary, Planning Zoning Board  
Borough of Sea Bright  
January 22, 2024  
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4. Architectural plans prepared by Anthony M. Condouris, Architect, and dated January 3, 2024, consisting of three (3) sheets; and
5. Survey prepared by Morgan Engineering and Surveying and dated August 17, 2023.

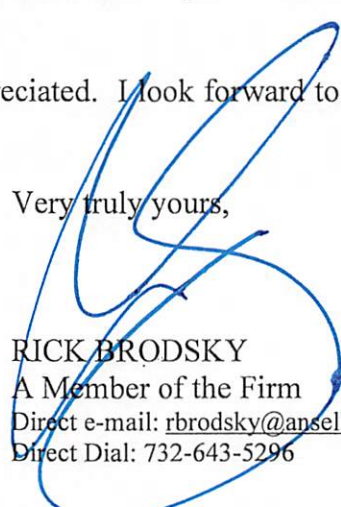
Also enclosed is a completed and signed W-9 form.

Once the enclosed submission has been reviewed and the necessary application fees and escrows have been determined, please advise and the same will be promptly delivered to you.

In addition, please advise as to when this matter can be placed on the Planning/Zoning Board's agenda.

Your attention to this matter is greatly appreciated. I look forward to hearing back from you.

Very truly yours,

  
RICK BRODSKY  
A Member of the Firm  
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RB/ahn

Encs.

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Keith Brothers, BD Real Estate Adventures, LLC  
Anthony M. Condouris, Architect

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