

February 8, 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: Variance Application for Charles Rooney/SJN Development & Construction
Premises: East Ocean Avenue
Block 23. Lot 128

Dear Candace:

Enclosed please find seventeen (17) sets of the following documents (plus one marked "FOR PUBLIC INSPECTION"):

1. Denial Letter from the Borough of Sea Bright Zoning Office dated December 20, 2023; Z2023-071
2. Completed Planning/Zoning Board Application (with attachments)
3. Photos of property/dwelling as it currently exists.
4. Architectural plans prepared by Anthony M. Condouris, Architect and dated January 2024 consisting of one (1) sheet.
5. Survey prepared by Land Control Services, LLC and dated November 13, 2023.

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

Once the enclosed submission has been reviewed and the necessary application fees and escrow 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 Boards agenda.

Your attention to this matter is greatly appreciated. Please do not hesitate to contact me if you have any questions.

Very truly yours,

Anthony M. Condouris

cc w/encs.

David J. Hoder, PE, PP, Hoder Associates,
Borough Engineer (also- via USPS mail)
Ben A. Montenegro, Esq., Board Attorney
(also, via USPS mail)

Via e-mail only.

Steve Nuzzollo/SJN Development & Construction
Charles Rooney