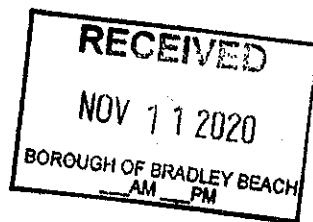


BOROUGH OF BRADLEY BEACH
ZONING BOARD OF ADJUSTMENT
FORM A



NOTICE OF APPEAL AND VARIANCE APPLICATION FORM

OFFICIAL USE ONLY

CASE # _____

DATE FILED _____

DISPOSITION _____

HEARING DATE _____

TO THE APPLICANT: Please complete sections in full for Relief Requested.

NOTICE OF APPEAL
ZONING OFFICER'S DECISION

TO THE ZONING ENFORCEMENT OFFICER:

The petition of DAWN & KEVIN DiMASSIMO Cioffi
Applicant's Name

shows that on or about the 16 day of JUNE, 2020, an

application to the Zoning Officer (or Building Inspector) for the purpose of:

Describe intended action: DEMOLISH Front single family STRUCTURE AND
Replace with New 2 1/2 story STRUCTURE. Rear Single family
structure to remain.

on the premises located at: 511 McCABE Avenue
Street Address

Block 34

Lot 3

as shown on the Municipal Tax Maps and owned, or optioned by this applicant was made; that after due

consideration, the Zoning Enforcement Officer did on the 28th day of JUNE, 2020, declined to issue said permit for the reasons stated in the attached copy of the Zoning Enforcement Officer's Refusal of Permit form.

Applicant feeling aggrieved at the action of the Zoning Enforcement Officer, files this notice of appeal with Said officer, together with the required fee of _____, and requests that action of the Zoning Enforcement Officer be reversed or modified as the facts may be determined and the applicant further requests that a day be fixed for hearing on this appeal and states that the proper notice will be given to all owners of property situated **within two hundred (200) feet** of all property specified above, and others required by statute.

File all copies with Zoning Enforcement Officer, where appeal is sought.

ZONING BOARD OF ADJUSTMENT
APPLICATION FOR VARIANCE

An application is hereby made for a (hardship) (use) variance from the terms of Article(s) and Section (s)

1) § 450-15: ONE principal building per lot; Non-Conforming Multi-Family use.

2) § 450-10-A (38) Non-permitted accessory "OUTDOOR SHOWER" structure

3) § 450-13-E ~~Maximum~~ Deck attached to rear of proposed structure more than 3 feet above ground level.

4) § 450-40 Driveway design and width.

DESCRIPTION OF PROPOSED STRUCTURE OR USE

Premises affected known as:

Block 34

Lot 3

Street Address 511 McCabe Avenue

Applicant's Name: DANN & Kevin DiMassimo Cioffi

Applicant's Address: 7412 MATANILLA REEF WAY, MELBOURNE BEACH, FLA 32951

Applicant's Telephone No. [REDACTED]

Owner's Name: SAME

Owner's Address: _____

Owner's Telephone No. _____

Lessee's Name: N/A

Owner's Address: _____

Owner's Telephone No. _____

Present Use:

Single family front structure. Single family Rear structure

Size of Lot: 8175 sq. ft.

Size of building (s) 1496.71 sq. ft. Present and/or proposed at street level 2 1/2 story

Front Footage: 50 ft.

Deep Footage: 163.50'

Percentage of lot occupied by the building(s): 34.60% : 2828 sq. ft.

Building(s) Height: 34 ft 6"

Number of Stories: 2 1/2

Setback footage: Front: 28'

Side:
(If corner lot)

Zoning Requirements:

Front: 25'

Side Yards: 5' & 10'

Rear Yard: 25'

Setbacks: _____

"Prevailing Setback of adjoining buildings within one block: _____ feet.

Has there been any previous appeal involving these premises? _____ YES _____ NO

If so, state the character of appeal and the date of disposition:

Proposed Use:

Front single family structure. Rear single family structure

This application for use variance includes an application for approval of the following:

Subdivision _____ Site Plan _____ Conditional Use _____

**BOROUGH OF BRADLEY BEACH CODE/CONSTRUCTION OFFICE
ZONING PERMIT
APPLICATION**

A copy of a current, accurate, scaled survey must be submitted with this application!

PERMIT # _____

Address of Work Site: 511 MCCABE Avenue Block: 34 Lot: 3 Zone: R-1

Name of Applicant DAWN & KEVIN DiMassimo Cioffi Phone: [REDACTED]

Applicant's Address 7412 MATANILLA REEF WAY, Melbourne Beach, Fla. 32951

Owner's Name: SAME Address _____

Description of Work to be performed: (circle one) New/Addition or Alteration
 POOL FENCE SHED PATIO DRIVEWAY (describe below)
Demolish Existing Front Single Family Structure AND CONSTRUCT
New Single Family Front Structure

(print legibly) Please provide a diagram with the details on the survey for the above requests. Thank you

	Existing Lot Size	Proposed	Required	Variance Required?	
				Yes	No
Width	<u>50'</u>	<u>50'</u>	<u>50'</u>		<input checked="" type="checkbox"/>
Depth	<u>163.50'</u>	<u>162.50'</u>	<u>100'</u>		<input checked="" type="checkbox"/>
Area	<u>8175 sq ft</u>	<u>8175 sq ft</u>	<u>5000'</u>		<input checked="" type="checkbox"/>
Frontage	<u>50'</u>	<u>50'</u>	<u>50'</u>		<input checked="" type="checkbox"/>

	Existing Principal Building	Proposed	Required	Variance Required?	
				Yes	No
Front Setback	_____	_____	_____		
Rear Setback	_____	_____	_____		
Side Setback	_____	_____	_____		
Side Setback	_____	_____	_____		
Height	_____	_____	_____		

	Existing Accessory Building	Proposed	Required	Variance Required?	
				Yes	No
Front Setback	<u>16.45'</u>	<u>25'</u>	<u>25'</u>		<input checked="" type="checkbox"/>
Rear Setback	<u>105.14'</u>	<u>82.50'</u>	<u>25'</u>		<input checked="" type="checkbox"/>
Side Setback	<u>52.37'</u>	<u>5.5'</u>	<u>5'</u>		<input checked="" type="checkbox"/>
Side Setback	<u>28.70'</u>	<u>12.50'</u>	<u>10'</u>		<input checked="" type="checkbox"/>
Height	<u>26.67'</u>	<u>35'</u>	<u>35'</u>		<input checked="" type="checkbox"/>

(Measured from top of curb)
 Distance between Principal and Accessory Dwellings _____

Building Coverage (All structures including covered porches or decks, pools, sheds etc.)
 Existing 18.17% Proposed 34.6% Max. Allowed 35% _____

Impervious Coverage (Building coverage in addition to all impervious surfaces)
 Existing 32.7% Proposed 46.5% Max. Allowed 60% _____

Does Applicant own Adjoining Property? Yes _____ No

Are there Deed Restrictions or Covenants? Yes yes No
 If yes, please attach a copy.

Please describe the present use: Single Family Front Structure; Single Family Rear Structure

Please describe the proposed use: SAME

Conforming _____ Non-Conforming

Have there been previous applications before the Planning or Zoning Boards? Yes _____ No

Approved _____ Denied _____

If yes, please supply the dates and details: _____

(Please attach a separate sheet if necessary)

Miscellaneous:

Does the application involve new exterior lighting? Yes No _____

Does the application involve a new driveway curb cut? Yes No _____

(If yes, please provide details on a separate sheet)

I (and all agents and representatives) will comply with all Borough Ordinances. All Zoning Approvals maybe revoked.

Esby
Applicant or Agent's Signature
Michael J Weenong, Esq

11/10/2020
Date

Name of Corporation/Association

OFFICE USE ONLY

PERMIT: APPROVED _____ DENIED _____ For Relief
Apply to Zoning Board _____
(The Board indicated reflects the opinion of the Zoning Officer. Your attorney may or may not agree) Apply to Planning Board _____

Applicable Ordinance(s): _____

William M. Gray, Zoning Official

Date

This is **not** a construction permit. Failure to secure a required construction permit may result in fines.

Fee: \$35.00

Cash/Check# _____ Amount \$ _____ Date Received _____ Received by _____