



Borough of Bradley Beach
ZONING OFFICER
701 MAIN STREET
BRADLEY BEACH, NJ 07720
(732) 776-2999 EXT 1038
ZONINGOFFICER@BRADLEYBEACHNJ.GOV

Application Date:	3/30/2022
Application Number:	ZA-22-0064
Permit Number:	
Project Number:	
Fee:	\$45

Denial of Application

Date: 4/4/2022

To: BRIAN DIFIORE
608 MONMOUTH AVE
BRADLEY BEACH, NJ 07720

CC: APP TELE:(732) 988-0151
APP EMAIL:BRIAN@HOMECSINC.COM

RE: 1102 FLETCHER LAKE AVE
BLOCK: 8 LOT: 15 QUAL: ZONE:

DEAR BRIAN DIFIORE,

"install 2 A=ac systems, one fujitsu 12,000 Btu mini split heat pump + one Rudd 2 ton 13 SEER condenser + air handler"

Your application described above has been reviewed for compliance with the Bradley Beach Ordinance. The property is located in the R-1 Zone..

Prior to issuance of a Zoning Permit, it will be necessary to obtain approvals from the Bradley Beach Land Use Boardt for: a bulk "c" variance for the HVAC equipment - 5' sideyard setback required, 32" proposed. A certified survey should be submitted to verify accuracy of setbacks.

To proceed with an application to the Bradley Beach Land Use Board, contact Board Secretary, Kristie Dickert at kdickert@bradleybeachnj.gov. If you do not agree with this decision, an appeal may be filed with the Bradley Beach Land Use Board within 20 days of this decision.

The following comments were made during the denial process:

Sincerely,


DONNA BARR, ZONING OFFICER