

BOROUGH OF BRADLEY BEACH
LAND USE BOARD
NOTICE OF APPEAL OF ZONING OFFICER'S DETERMINATION

OFFICIAL USE ONLY

CASE # _____ DATE FILED _____

DISPOSITION _____ HEARING DATE _____

TO THE ZONING ENFORCEMENT OFFICER:

The petition of Peter F. Goggi
Applicant's Name

shows that on or about the 14th day of December, 2023, an application to
the Zoning Officer for the purpose of (Describe intended action): Repair joists and trusses that have

failed in the roof structure. Build 2nd Floor dormer as per plans submitted drawn by KB Structural. The 2nd floor
dormer will not extend past the existing side yard or rear yard setbacks. New height of top of structure to be 23'.

on the premises located at: 503 5th Avenue
Street Address

Block 56 Lot 6

as shown on the Municipal Tax Maps and owned, or optioned by this applicant was made; that after due consideration, the Zoning Officer did on the 14th day of December, 2023, decline to issue said permit for the reasons stated in the attached copy of the Zoning Officer's Refusal of Permit form.

Applicant feeling aggrieved at the action of the Zoning Officer, files this notice of appeal with said officer, and requests that action of the Zoning 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 a copy of this sheet/notice with the Zoning Officer, where appeal is sought.

1. Property Address: 503 5th Avenue
2. Block 56 Lot 6
3. Property is located in a R-1 Zoning District according to the Borough of Bradley Beach Zoning Map.
4. Name of applicant: Peter F. Goggi
 Mailing address: 503 5th Avenue
5. Phone # _____ Fax # _____ Cell # [REDACTED]
 E-mail address: [REDACTED]
6. Name of owner: Peter F. Goggi
503 5th Ave
7. Mailing address: Phone # _____ Fax # _____ Cell # [REDACTED]
 E-mail address: [REDACTED]
8. Name of contact person: _____
 Mailing address: Phone # _____
 E-mail address: _____ Fax # _____ Cell # _____
7. Interest of applicant, if other than owner: _____

Detailed Information:

- 8 Existing use of property: Residential
- 8 Proposed use of property: Residential
- 8 Special Flood Hazard Area: N/A

8. Has there been any previous Planning Board, Board of Adjustment, or Land Use Board applications involving these premises? Yes No

If so, when _____

Result of decision _____

(If yes, include copy of prior resolution)

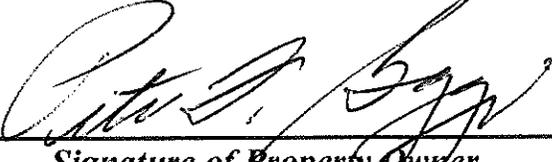
9. Justification/Reason for appeal of decision [be as specific as possible attach additional sheets as necessary]

Denial was due to side and front setback requirements. These were pre-existing conditions prior to the purchase of this house in July, 2023. The purpose of the application is to repair the roof structure which was deemed insufficient by a structural engineer and to build a 2nd floor dormer. The existing footprint of the structure will not change. I should not be penalized for a pre-existing condition which was not of my creation, and which has presumably been in place since circa 1920's.

SITE VISIT AUTHORIZATION OF PROPERTY OWNER

I hereby authorize any member of the Borough of Bradley Beach Land Use Board and any of said of Board's professionals' or reviewing agencies of the Board to enter upon the property which is the subject matter of this application, during daylight hours, for limited purpose of viewing same to report and comment to the Board as to the pending application.

Date: December 14, 2023



Signature of Property Owner

Escrow Agreement

I/we fully understand an "Escrow Account" will be established to cover the costs of the professional services which will include engineering, legal, planning, architectural, and any other expenses incurred in connection with the review of this application before the Board.

The amount of the Escrow Deposit will be determined by the Borough of Bradley Beach Ordinance Chapter 60. Land Use Procedures Section 60-29. Application fees and escrow requirements. Please see attached for details

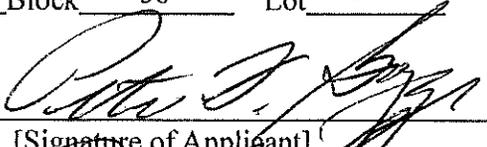
Any request for replenishment of escrow funds shall be due within fifteen [15] days of receipt of the request. If payment is not received within that time, applicant will be considered to be in default, and such default may jeopardize appearance before the Board and hold up of any and all pending approvals and building permits. Continued refusal will result in legal action against the property.

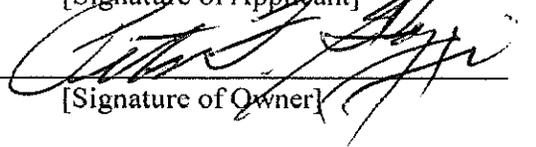
Also in accordance with N.J.S.A. 40:55D-53.1, all unused portion of the escrow account will be refunded upon written request from the applicant, and verification of completion by the board's professionals who reviewed the application.

By signature below, I/we acknowledge receipt of the Borough of Bradley Beach's Chapter 60. Land Use Procedures Section 60-29. Application fees and escrow requirements and agree to all conditions listed.

Name of Applicant: Peter F. Goggi
[please print]

Property Address: 503 5th Avenue Block 56 Lot 6

Applicant's Name: Peter F. Goggi [Print Name]  [Signature of Applicant]

Owner's Name: Peter F. Goggi [Print Name]  [Signature of Owner]

Date: December 14, 2023