

**BOROUGH OF DEAL
PLANNING BOARD / BOARD OF ADJUSTMENT
APPLICATION OR APPEAL**

1. Applicant's Name MSA Architects

Phone and Fax Nos. () 732-530-1424 ext. 204 () _____

Mailing Address 34 Sycamore Ave, IE, Little Silver, NJ 07739

2. Federal Identification or Social Security Number 46-2907481

3. Present Owner Selim Dushey Phone () 917-723-2023

Mailing Address 1794 East 5th Street, Brooklyn NY 11223

4. Attorney Representing Applicant N/A

Firm Name _____ Phone () _____

Mailing Address _____

5. Licensed N.J. Engineer, Surveyor, Architect or Planner Preparing Maps:

Firm Name MSA Architects Phone () 732-530-1424 ext. 204

Mailing Address 34 Sycamore Ave, IE, Little Silver NJ 07739

6. Interest of Applicant if other than Owner: Registered Architect

7. STATEMENT OF LANDOWNER WHERE THE APPLICANT IS NOT THE LANDOWNER

I, Selim Dushey, the owner of Lot(s) 24

In block(s) 35, Borough of Deal, Monmouth County, New

Jersey, hereby acknowledge that application Planning Board / variance request

For development of said lot(s) is made with my complete understanding permission in

Accordance with an agreement entered into between me and the applicant herein stated.

Selim Dushey
Signature of Owner

Name Selim Dushey

Address 1794 East 5th St.

BROOKLYN, NY 11223

Phone (917) 723-2023 - David Dushey

8. Application for (check appropriate):

Variance Yes No

Use Variance Yes No

Interpretation Yes No

Site Plan Yes No

Subdivision Yes No

Minor or

Preliminary plat or subdivision Yes No

Final plat or subdivision Yes No

9. Address of Premises Affected by Application: 68 Bunyan Avenue

10. Known as: Block(s) 85 Lot(s) 24

Tax Map Sheet(s) _____ Zone(s) R-3

Ownership of Adjacent Property? (If yes indicate block and lot):

N/A

11. GENERAL INFORMATION

	Yes	No
Are taxes Paid through date?	(<input checked="" type="checkbox"/>)	()

Are there deed restrictions, covenants Or easements effecting tract?	(<input checked="" type="checkbox"/>)	()
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Does the applicant have any interest within 1000 yards of the tract? For these purposes "Applicant" shall include any entity in which the applicant or any officer, director, partner or shareholder of applicant has an interest. If the answer is yes, explain:

() ()

Is the application for a new building or an undeveloped lot? "

() ()

Is the application for additional buildings or improvements to a lot having existing buildings or improvements?

() ()

Is the application for a new tenant or new occupant of an existing building?

() ()

Is there a previously approved site plan for this property? If so attach an approved copy.

() ()

Has there been any previous appeal involving this property? If so, state character of appeal and date of disposition.

N/A

12. It this a corner lot? N/A
If no, distance from nearest intersection
Is _____ feet.

13. Lot Dimensions:

Existing

Zoning Requirements

Frontage 49.70 (H) 39.10 (P) ft.

50 ft.

Depth 154.45 ft.

125 ft.

Area 15,531 sq.ft.

2,000 sq.ft.

_____ acres

_____ acres

14. Subject Building Location

Show minimum distance to

Zoning Requirements

Front Lot Line 49.70 House, 39.10 porch ft.

50 ft.

Side Lot Line 21.0 East ft.

20% 16.62 ft.

Rear Lot Line 9.7 West -> House ft.

20% - 30.89 ft.

15. Size of Buildings:

House
Front Width 48'6" ft.; Depth 54'10" ft.; Height 22' @ 50' 29' @ 44' ft.

16. Lot Coverage 39.49% % Zoning Requirement 40 %

17. The proposed building or use thereof is contrary to Article(s) _____

Section(s) _____ of the Development Regulations Ordinance of the Borough
Of Deal in the following Particulars:

- ① Bldg Coverage,
- ② Existing non-conforming w/ "no change" - lot width, front yard, side yard, Accessory rear yard

18. The reasons for this request and the grounds urged for the relief demanded are as follows:

Existing non-conforming lot, Proposed changes pushes Building Coverage over maximum allowed.

1/17/23
Date

By [Signature]
Signature of Applicant Appellant

(Applicant shall execute the following Affidavit)

STATE OF NEW JERSEY SS
COUNTY OF MONMOUTH

Michael Savarose of full age, being duly sworn, upon _____

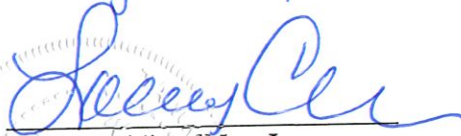
oath, deposes and says:

I am the appellant in the above matter and the information as set forth therein is true to the best of my knowledge and belief.

Sworn and subscribed to

Before me this 17th

Day of January, 2023 By Tammy Caron



Notary Public of New Jersey

TAMMY J CARON
Notary Public, State of New Jersey
My Commission Expires Apr 27, 2027