



**NOTICE OF PUBLIC HEARING TO INTERESTED  
PERSONS AND PROPERTY OWNERS WITHIN 200'  
OF THE PROPERTY REFERENCED BELOW  
BOROUGH OF SEASIDE PARK, NEW JERSEY**

**PLEASE TAKE NOTICE** that the Applicant has filed a Development Application with the Planning Board of the Borough of Seaside Park relating to the proposed interior renovation of the multi-family residence resulting in the reduction in the number of dwelling units from three units to two units. The subject property is located at 65 O Street, Borough of Seaside Park, New Jersey and is designated on the Seaside Park Borough Tax Map as Block 68 Lot 13. The subject property is located in the R (Residential) Zoning District.

The Applicant seeks use variance relief in accordance with N.J.S.A. 40:55D-70(d)1 and 2, as two-family dwelling units are not permitted in the subject zoning district pursuant to Ordinance Section 200-67B and a new second story rear deck is proposed.

The Applicant further requests relief in accordance with N.J.S.A. 40:55D-70(c)1 and 2 relating to the following existing non-conformities at the subject property as may be deemed necessary:

- a. Ordinance Section 200-48A- one access drive of at least ten feet in width but not more than 12 feet is permitted per lot whereas two access drives are existing;
- b. Ordinance Section 200-67E(9)(c) – Only one (1) curb per building lot is permitted; two (2) curb openings exist for the property;
- c. Ordinance Section 200-67E(1)(c)[4]- The minimum front yard setback is 15 feet, existing stair is at approximate setback of 5.5 feet.

The Applicant further requests Sketch Site Plan classification and approval pursuant to Ordinance Section 200-30B as may be deemed necessary by the Planning Board or requested by the Applicant.

The Applicant further requests any and all other relief, variances and waivers as may be deemed necessary by the Planning Board or requested by the Applicant.

The Seaside Park Planning Board will hold a hearing on the Application via a ZOOM Meeting scheduled on May 25, 2021 at 7:00 p.m. For details regarding meeting access and to view the Development Application and related documents, please visit <https://www.seasideparknj.org/offices-departments/planning-board> or call Planning Board Secretary Sandra Martin at (732)793-3700 Monday through Friday during business hours prior to the hearing to make an appointment to view the Development Application and related documents in the Borough Offices located at 1701 North Ocean Avenue, Seaside Park, New Jersey Monday through Friday during business hours prior to the hearing.

**HIERING, DUPIGNAC,  
STANZIONE, & DUNN, P.C.**



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