

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

1. Applicant's Name Judah J. Cattan 2012 Irrevocable Trust, c/o Jennifer S. Krimko, Esq.

Phone and Fax Nos. (732) 643-5284 (732) 643-5294

Mailing Address 1500 Lawrence Avenue, Ocean, NJ 07712

2. Federal Identification or Social Security Number 35-7011441

3. Present Owner Same Phone () _____

Mailing Address _____

4. Attorney Representing Applicant Jennifer S. Krimko, Esq.

Firm Name Ansell Grimm & Aaron, PC Phone (732) 643-5284

Mailing Address 1500 Lawrence Avenue, Ocean, NJ 07712

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

Firm Name Patrick R. Ward, PE, PP Phone (732) 531-7100

Mailing Address 1955 Route 34, Suite 1A, Wall, NJ 07719

6. Interest of Applicant if other than Owner: N/A

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

I, N/A, the owner of Lot(s) _____

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

Jersey, hereby acknowledge that application _____

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.

N/A
Signature of Owner

Name _____

Address _____

Phone () _____

8. Application for (check appropriate):

Variance Yes X No ___
Use Variance Yes ___ No X
Interpretation Yes ___ No X
Site Plan Yes ___ No X
Subdivision Yes ___ No X
Minor or
Preliminary plat or subdivision Yes ___ No X
Final plat or subdivision Yes ___ No X

9. Address of Premises Affected by Application: 77 Darlington Road

10. Known as: Block(s) 41 Lot(s) 7

Tax Map Sheet(s) _____ Zone(s) R-2

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

No

11. GENERAL INFORMATION

	Yes	No
Are taxes Paid through date?	(X)	()
Are there deed restrictions, covenants Or easements effecting tract?	()	(X)

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:

() (X)

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

() (X)

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

(X) ()

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

() (X)

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

() (X)

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

No.

12. It this a corner lot? No.

If no, distance from nearest intersection

Is 325 feet.

13. Lot Dimensions:
Existing

Zoning Requirements

Frontage 100 ft.

150 ft.

Depth 150 ft.

125 ft.

Area 15,000 sq.ft.

18,750 sq.ft.

.34 acres

.43 acres

14. Subject Building Location
Show minimum distance to

Zoning Requirements

Front Lot Line 49.8 ft.

50 ft.

Side Lot Line Left 2.7 / Right 42.6 ft.

20 ft.

Rear Lot Line 29 ft.

30 ft.

15. Size of Buildings: Cabana

Front Width 20 ft.; Depth 10 ft.; Height 10 ft.

16. Lot Coverage Current 46.7; Proposed 40 % Zoning Requirement 40 %

17. The proposed building or use thereof is contrary to Article(s) Ordinance 892

Section(s) 15-2.1(a)2 of the Development Regulations Ordinance of the Borough
Of Deal in the following Particulars:

Minimum side yard setback for pool: 30 feet required, 20 feet proposed.

18. The reasons for this request and the grounds urged for the relief demanded are as
follows: Applicant to present testimony at hearing.

12.14.21
Date

By 
Signature of Applicant Appellant
By: Jennifer S. Krimko, Esq. Attorney for Applicant

(Applicant shall execute the following Affidavit)

STATE OF NEW JERSEY SS
COUNTY OF MONMOUTH

Ezra Jack Cattan, Trustee of full age, being duly sworn, upon his

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 3rd

Judah J. Cattan 2012 Irrevocable Trust

Day of December 2021

By [Signature]
Ezra Jack Cattan, Trustee

[Signature]
Notary Public of New Jersey New York

LINDA A. PHELIP
Notary Public, State of New York
No. 01PH0088964
Qualified in New York County
Commission Expires March 17, 2023