



Borough of Red Bank

DEPARTMENT OF PLANNING AND ZONING

90 Monmouth Street
Red Bank, NJ 07701

Glenn Carter, PP
Director

Tel: (732) 530-2752
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DENIAL OF DEVELOPMENT PERMIT #13518

273 Shrewsbury Avenue: Block 77, Lots 1, 2.01, 2, 3 & 25.02

DENIED - PLANNING BOARD ACTION REQUIRED – SEE ENCLOSED DETERMINATION

DENIED - ZONING BOARD ACTION REQUIRED — SEE ENCLOSED DETERMINATION

DENIED - APPLICATION REQUIRES MORE INFORMATION AND/OR MODIFICATION

REMARKS: Use or “d” variance approval required from Zoning Board. Required bulk or “c” variances will be determined as part of Zoning Board review.

* Appeals to the Board of Adjustment may be taken by any interested Party affected by any decision of an Administrative Officer based on or made in enforcement of the zoning ordinance or Official map. Such appeal must be filed with the Administrative Officer within 20 days of this determination. (Municipal Land Use Law (Section 40:55D-72)).


Glenn Carter, PP

10-16-19
DATE



BOROUGH OF RED BANK - COUNTY OF MONMOUTH
APPLICATION FOR DEVELOPMENT (ZONING) PERMIT

(For Office Use)

APPLICATION # 13518

FEE: \$100 CHECK # 2106 CASH

ZONE: NB HISTORIC (Y) (N) ✓

NAME OF APPLICANT(S): American Real Estate Opportunity Fund LLC DATE:

MAILING ADDRESS: 788 Shrewsbury Ave. PHONE: (732) 245-9300

Tinton Falls NJ, 07724 EMAIL: WARRENHDIAMOND@AOL.COM

DEVELOPMENT ADDRESS: 273 SHREWSBURY AVE. BLOCK: 77 LOT(S): 1, 2, 3, 25, 02

OWNER'S NAME/ADDRESS (IF DIFFERENT THAN APPLICANT):

(SAME) WARREN DIAMOND

DESCRIBE PROPOSED DEVELOPMENT:

CONSOLIDATE FIVE LOTS INTO ONE MIXED USE BUILDING WITH 16 RESIDENTIAL UNITS & 2944 SF OF COMMERCIAL/RETAIL SPACE. BUILDING WILL BE 3-STORY W/BELOW GRADE PARKING.

EXISTING USE: SINGLE FAMILY, MIXED USE COMMERCIAL/RES, OFFICE

PROPOSED USE: MIXED USE COMMERCIAL / RESIDENTIAL

SURVEY DATED: 5/2/19

CHECK APPROPRIATE SELECTION: NEW CONSTRUCTION INTERIOR RENOVATIONS ()
EXTERIOR RENOVATIONS () SUBDIVISION () SIGN/AWNING () A/C CONDENSER ()
FENCE/SHED () REMOVAL/DEMOLITION CHANGE IN OCCUPANCY () CHANGE IN USE GENERATOR ()

To the best of my knowledge, the information contained on this application is correct, the survey provided is accurate and shows all structures on the site. I grant permission to the Borough of Red Bank and their Agents to come onto the subject property to inspect and take photographs for purposes relating to this application.

WARREN DIAMOND
Applicant's Name (Please Print)

[Signature]
Applicant's Signature

WARREN DIAMOND
Property Owner's Name (Please Print)

[Signature]
Property Owner's Signature