

Berkeley Township

Zoning Permit

Application #: 50875 Permit No: 50875.000 Issue Date: 11/26/2019
Construction Control Number :
Block: 1692 Lot: 1 Qualifier: C.156
Work Site: 156 CENTRAL AVE Zone: R4F
Owner: MEL FIRETTO Agent: MEL FIRETTO
Address: 1215 N OCEAN AVE Address: 1215 N OCEAN AVE
City/State/Zip: SEASIDE PARK NJ 08752 City/State/Zip: SEASIDE PARK NJ 08752
Telephone: 908 278-5491 Telephone: 908 278-5491
Fax: () - Fax: () -
EMail: MELFRIETTO@GMAIL.COM EMail : MELFRIETTO@GMAIL.COM

Voucher/Receipt #: 742603
Check #:
Amount collected: \$60.00

Tenant:

Flood Zone: AE

This is to certify that the above-described premises together with any building thereon, are approved for use as indicated below and as depicted on the Plot Plan:

Tenant fit-in for continued use as a cafe/deli/residence. No additional floor space is proposed.

Which is a:

- ☒ [X] Use permitted by Zoning Ordinance, Article - 35-95 Section - 1
- ☐ [] Use permitted by variance approved on _____, # _____ subject to any special conditions attached to the grant thereof.
- ☐ [] Valid nonconforming use as established by () findings of the Zoning Board of Adjustment or by () the undersigned zoning officer or by () Planning Board on the basis of evidence supplied by applicant. Conditions, if any:
- ☐ [] There is a nonconforming structure on the premises by reason of insufficient
- ☒ [X] Other: THIS PERMIT SHALL EXPIRE AND NO LONGER BE VALID UNLESS CONSTRUCTION IN ACCORDANCE WITH THE APPROVAL SHALL HAVE ACTUALLY COMMENCED WITHIN ONE YEAR FROM THE ISSUE DATE OF THIS PERMIT.



John Battisti

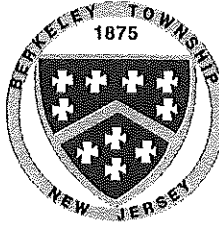
Zoning Official

This is NOT a Construction Permit

TOWNSHIP HALL
Pinewald-Keswick Road
P.O. Box B
Bayville, NJ 08721

DIVISION OF ZONING
Phone: (732) 244-7400
Ext. 1254 & 1235
Fax: (732) 557-0214
zoning@twp.berkeley.nj.us

BERKELEY



TOWNSHIP

October 31, 2019

Mr. Anthony Pagano
325 West Water St.
Toms River, NJ 08753

Re: 156 Central Ave. South Seaside Park
Block 1692 Lot 1 C.156 Berkeley Township

Dear Mr. Pagano:

This is to confirm that the above location is a pre-existing non-conforming use as a residence and a delicatessen. It is not considered abandoned and can continue those uses as is. Please note that any expansion of those uses or change to a different non-conforming use would require a variance approval from the Board of Adjustment.

Please contact me should you have any questions or need further assistance.

Cordially,

John Battisti
Berkeley Township Zoning Officer