

Zoning Permit: 2025-306

2025-306
9 JEFFREY LANE
Approved

Determination Print



Zoning Permit Determination

Property Information

Property Lookup 9 JEFFREY LANE
Property Address 9 JEFFREY LANE
Unit #
Block 62
Lot 28
Qual.
Zone R-22

Property Owner Info

Property Owner Name NACHUM, MOSHE
Property Owner Address 9 JEFFREY LANE
City, State Zip WEST LONG BRANCH, NJ 07764

Contact Phone [REDACTED]
Fax No.
Email [REDACTED]
Owner Cell Phone

Contractor/Tenant Info

Business Name MN Sons of NJ Corp.
Contractor Last Name Nachum
Contractor First Name Izzy
C/T Address 311 Boulevard of the Americas,
Suite 302
City, State Zip Lakewood, NJ 08701

Contact Phone [REDACTED]
Contractor Cell Phone
Email [REDACTED]

Bulk Requirements

Zone	Category	Permitted Uses	Maximum Density (d.u. per acre)	Minimum Lot Area (square feet)	Minimum Lot Width (square feet)	Minimum Yard Front (Principal Bldg) (feet)	Minimum Yard Rear (Principal Bldg) (feet)	Minimum Yard One Side (Principal Bldg) (feet)	Minimum Yard Both Sides (Principal Bldg) (feet)	Maximum Lot Coverage (Buildings) (feet)	Maximum Lot Coverage (Impervious Surfaces)	Maximum Height Stories (Principal Bldg)	Maximum Height Feet (Principal Bldg)	Maximum Height Feet (Accessory Bldg)
R-22	Residential	One-Family Dwellings		22500	150	35	35	20	50	23.00 %	30.00 %	2 1/2	35	15

Type of Work New Residential Building

Reason for Tree Removal
Landscape License

Detailed Description of Work/Business

Description of Work Proposed 2-story single family home with proposed patio and proposed inground pool.

Building/Lot Dimensions

Existing Total Lot Area (in
sqft.)
Proposed Total Lot Area (in
sqft.)
Existing Lot Width (in ft.)
Proposed Lot Width (in ft.)

Principal Structure

Existing Building Area (in
sqft.)
Proposed Building Area (in
sqft.)
Ex. Total Building Area
Height (sqft)
Existing Height (in sqft.)
Proposed Height (in sqft.)

Accessory Structure

Existing Building Area (in
sqft.)
Proposed Building Area (in
sqft.)
Total Building Area (in
sqft.)
Existing Height (in stories)
Existing Height (in feet)
Proposed Height (in
stories)
Proposed Height (in feet)

Building/Lot Coverage

Existing Total Building
Coverage (sqft.)
Existing Total Building
Coverage (%)
Proposed Total Building
Coverage (sqft.)
Proposed Total Building
Coverage (%)
Existing Total Lot Coverage
(in sqft.)
Existing Total Lot Coverage
(%)
Proposed Total Lot
Coverage (in sqft.)
Proposed Total Lot
Coverage (%)

Principal Building Setbacks

Front (in feet)
Rear (in feet)
Side 1 (in feet)
Side 2 (in feet)

Accessory Building Setbacks

From Side Property Line (in
feet)
From Rear Property Line (in
feet)

Pool

Pool Length (in feet)

Pool Width (in feet)

Distance to Building (in feet)

Distance to property line (in feet)

Generator

Capacity (Kilowatts)

Distance to property line (in feet)

Distance to building (in feet)

Prior Application

Prior Application Date

Board Resolution #

Copy of Resolution

Payment Info

Fee \$500.00

Amount Due \$ 0.00

New Payment

Payments

All Payments 1-1 of 1										
Payment	Payment Date	Payment Amount	Payment Type	Check #	Municipipay Transaction ID	Payor Name	Received By	Zoning Permit	Receipt #	Created At
2025-0288	06/30/2025	\$ 500.00	Check	2021		MN Sons of NJ Corp.	Laurie Murchison	2025-306	2025-0288	06/30/2025, 2:05 PM

Workflow Information

Workflow Status

Approved

Determination

APPROVED

Determination Date

09/22/2025

Comments

Reference plot Plan By InSite
Andrew Glover dated 1/17/2025 last revised 10/15/2025, Zimbler Architecture dated 4/30/2025, survey by InSite dated1/2/2025 last revised 1/21/2025.
Proposed 2 story single family dwelling. Dwelling and accessory structures meet setbacks and coverage. Property conditions deemed to be conforming.
Application subject to all conditions listed in T&M Drainage and Grading Review dated 10/28/2025.
Submission of final as-built to zoning office required upon completion.

§ 15-4.4 Application Fees, Inspection Fees, Permit Fees and Bonding. Open road permit required.
§ 23-4.5Rule 5. Tree Removal: Permit Required. Tree removal permit required.
[Ord. #O-08-10, S 4; amended 8-3-2022 by Ord. No. O-22-13]

Determination Due

07/14/2025

Expiration Date

09/22/2026

Revised Date

09/16/2025

Engineer Review Sent

09/24/2025

Follow Up

CCO Applications

No records to display.