

BRICK, TOWNSHIP
OF
(PLANNING AND ZONING DEPT.)



LDS BR-PZ 10603305

PEARSON, De RICHARD

981

DR RICHARD PEARSON

CASE # 981 Bc 702 Lot 12

B-3 ZONE, ANIMAL HOSPITAL, Prior VARIANCE 11/1/72

Proof Of Service OK - P.O. of Morris OK
12/18/78

HEAR DEC. 20

12/20 APPROVED - 5/0

APPLICATION FOR VARIANCE OR EXCEPTION BOARD OF ADJUSTMENT, TOWNSHIP OF BRICK

Cal. No. 981 Filed 10/20 1978
Disposition _____ Hearing 12/20 1978
To the Board of Adjustment: _____

An appeal is hereby made for a variance from or an exception according to the terms of Sections _____ of the Zoning Ordinance so as to permit The construction of an addition to existing building within the B3 Zone.

This appeal is based on the (decision rendered) (~~was rendered on~~) October 1978 and reading as follows: Existing building encroaches front, rear left side setback. Lot deficient as to size. New Addition will violate rear and side setback requirements.

Section of Revised Statutes Upon Which Appeal Is Based 40:55.39 (b) (c)

DESCRIPTION OF PROPOSED STRUCTURE OR USE

PREMISES AFFECTED known as Lot No: 12 Block No: 702 on the Tax Map of Township of Brick.
Located at 251 Chambersbridge Road,
Applicant Dr. Richard Pearson Address 522 Highland Terrace, Brick Town, New Jersey 08723
Owner Same Address Same
Leasee _____ Address _____
Zone B3
Last previous occupancy Business

Size of lot 17,165 square feet
Front 225'-0" feet; Depth 145'-0" feet; Width 114'-0" feet
Size of Building: (at street level) 40'-0" feet front; 61' feet deep
Percentage of lot occupied by buildings 73.77 %
Height of Building 2 stories 25'-0" feet
Set back from rear property line 9'-10" feet
Set back from front property line 50'-0" feet
Set back from side property line 20'-0" feet
Prevailing set-back of adjoining buildings within block N/A feet
Has there been any previous appeal involving these premises? Yes
If so, state character of appeal and date of disposition: Permission to use premises as an animal hospital. Granted November 1, 1972 by Board of Adjustment.

The reasons for the present application or appeal are as follows:

The building as originally constructed complied with the zoning ordinances of the Township of Brick. As a result of zoning change building and property are now non-conforming. The owner requires additional space to practice his profession. Addition proposed would not have violated setback ordinances under original zoning.

ATTACHED HERETO
AND MADE A PART OF THIS APPLICATION
I SUBMIT THE FOLLOWING:

(Note: All these papers must be submitted with application)

- (a) Copy of Building Application and/or a true copy of the Official Order issued by the Building Official, together with plans of proposed building and Form L—Denial by Zoning Officer.
- (b) FOUR (4) Copies of a certified survey of the property; if a present building exists, the survey shall be a certified "location survey," and clearly indicate such building thereon with all front, side and rear yard dimensions, together with "prevailing set-back" dimensions.
- (c) FOUR Copies of a Plot Plan (if a new building), and clearly indicate such building thereon with all front, side and rear yard dimensions, together with "prevailing set-back" dimensions.

AFFIDAVIT OF APPLICANT

STATE OF NEW JERSEY }
COUNTY OF OCEAN } ss.

Richard Eugene Pearson of full age, being duly sworn according to law, on oath deposes and say that all of the above statements and the statements contained in the papers submitted herewith are true.
Sworn and subscribed to

before me this 17 day
of Oct, 1976

Charles Giles
CHARLES GILES, A Notary Public of the State
NOTARY PUBLIC OF NEW JERSEY of New Jersey
My Commission Expires June 15, 1980

Richard E. Pearson, MD
Applicant to sign here

AFFIDAVIT OF OWNERSHIP

STATE OF NEW JERSEY }
COUNTY OF OCEAN } ss.

Richard Eugene Pearson of full age, being duly sworn according to law, on oath deposes and say that deponent resides at 522 Hillad Terrace the (City) (Town) (Township) (Borough) of

Brick in the County of Ocean and State of New Jersey

that he is the owner in fee of all that certain lot, piece or parcel of

land situated, lying and being in the Township of Brick aforesaid and known and designated as Number

Lot 12 Block 702

Sworn and subscribed to

before me this 17 day
of Oct, 1976

CHARLES GILES
NOTARY PUBLIC OF NEW JERSEY of
My Commission Expires June 15, 1980

Charles Giles
A Notary Public of the State
of New Jersey

Richard E. Pearson, MD
(Owner to sign here)

AUTHORIZATION — FOR CONTRACT PURCHASER

(If Contract Purchaser is making this application, the following authorization must be executed).
To the Board of Adjustment:

_____ is hereby authorized to make the within application.

Dated:

(Owner to sign here)

(Note: Contract Purchaser must produce a signed copy of the contract for the Board of Adjustment at the hearing.)

RESOLUTION

BOARD OF ADJUSTMENT, TOWNSHIP OF BRICK

Dated: November 1, 19 72

WHEREAS DR. RICHARD A. PEARSON has applied to the
(Appellant) (Applicant)

Board of Adjustment of the Township of Brick for permission to utilize a portion of an existing structure as an animal hospital, which premises are in the B-3 Zone adjacent to the Rural/Agricultural Zone, with no part of the building as it exists in the Rural/Agricultural Zone

at premises located at 251 Chambers Bridge Road

Township of Brick and known as Block 702 Lot(s) 12 on the Tax Map of the Township of Brick.

Which premises are in a Rural/Agricultural zone; and WHEREAS, the Board after carefully considering the evidence presented by applicant and ~~at the hearing property owners and general public~~ has made the following factual findings:

1. That there is a definite need for the facility to meet the demand;
2. That there will be no depreciating effect upon abutting premises;
3. That there will be no boarding of animals on the premises, and the use will be solely limited to the treatment of animals;
4. That the applicant, Dr. Pearson, will reside upon the premises and will be in complete charge of the facility; and in his absence will have a licensed veterinarian upon the premises;
5. That the elimination of outdoor runs for animals will eliminate any nuisance or noise to abutting property owners;
6. Said premises will be sound proofed in accordance with the testimony adduced before the Board of Adjustment;
7. Private scavenger service will be furnished by applicant at applicant's expense.

WHEREAS, the Board has determined that the relief requested by applicant (can) ~~(shall)~~ be granted without substantial detriment to the public good and without substantially impairing the intent and purpose of the Zone Plan and Zoning Ordinance of the Township of Brick.

NOW, THEREFORE, BE IT RESOLVED by the Board of Adjustment of the Township of Brick, on this 1st day of November 19 72; that approval of the application of DR. RICHARD E. PEARSON be ~~(denied)~~ (recommended) to the Township ~~Committee~~ Council of the Township of Brick subject however to the following conditions:

1. That standards as prescribed by the Board of Veterinarians of the State of New Jersey will be complied with, as well as those prescribed by the State, County and local health departments;
2. That a building permit for any alterations be secured within six months from date hereof;
3. That a sign permit be secured;
4. That any future modification of the premises will be subject to a new application before this Board.

~~That the application of~~

~~be~~

ROLL CALL VOTE

Moved By: Mr. Tafelice

Seconded By: Mr. Dougherty

Those in Favor: Messrs. Hegreide, Tafelice, Ray, Dougherty, Lea

Those Opposed: None

Those Absent: None

TOWNSHIP OF BRICK

OCEAN COUNTY, NEW JERSEY

401 CHAMBERS BRIDGE ROAD - BRICK, NJ 08723

Joseph C. Scarpelli, Mayor

Township Council:

Steven N. Cucci — President

Stephen C. Acropolis

Kimberley S. Casten

Gregory S. Kavanaugh

Kathy M. Russell

Tony G. Shupin — Municipal Clerk

Frederick J. Underwood, Sr.



Planning Board

(732) 262-1045

Fax: (732) 262-6954

<http://www.twp.brick.nj.us>

NEW FOLDER _____

From: Judith Fox Nelson

Date:

11/13/02

Re:

Archive and reorganization of Planning Board Files

Case # BA-981-Pearson

Date of Approval 12/20/02

Block 702

Lot 12

The above referenced file has been cleaned out as and is ready to be re-filed.

The following files are turned over to Jeff Fabach for disposal

Affidavits ✓

Notice of decision ✓

Copies ✓

Correspondence ✓

Copies of checks and receipts _____

Reports, drainage, environmental, traffic _____

Other _____