

TOWNSHIP OF MIDDLETOWN

MAR 26 2021

PLANNING DEPARTMENT

March 26, 2021

FML Associates, LLC

Sent via email

RE: DP#21-02-46
203 Sunset Avenue
Block 276, Lot 89

Please be advised that the above referenced application to demolish the existing dwelling and construct a 2-story, 1,542 s.f. dwelling has been reviewed for compliance with the Township of Middletown Zoning Ordinance. The property is located in the R-7 zone.

The following approvals will be necessary:

#540-916A1a	Minimum lot area: 7,500 s.f. is required, 2,500 s.f. exists
#540-916A3a	Frontage: 75' is required, 25' exists
#540-915A2	Side setback: 10' is required, 3.5' and 4.5' is proposed 2 variances
#540-915B2a	Building coverage: 35% is permitted, 36.3% is proposed
#540-915B2b	Total coverage: 40% is permitted, 53.1% is proposed

To proceed with an application/appeal of this decision to the Zoning Board of Adjustment, please contact the Erin Uriarte, Board Secretary at 732-615-2102. Should you have any questions, feel free to contact me at 732-615-2278.

Sincerely,

Marianne Dunn
Zoning Officer

C: ✓ Planning Department

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