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July 18, 2017

Ms. Barbara Van Wagner
Zoning Officer
One Municipal Plaza
Asbury Park, New Jersey 07712

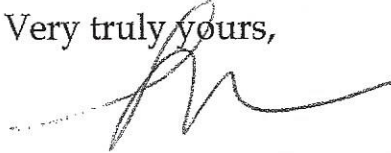
RE: Certificate of Zoning Compliance at 700 Grand Avenue

Dear Ms. Van Wagner,

Appeal is hereby taken to the City of Asbury Park Planning Board (hereafter the "Board") from the issuance of a Certificate of Zoning Compliance for the building located at Block 3202, Lot 11, commonly referred to as 700 Grand Avenue (hereafter the "property"). Specifically, the appeal challenges the decision of the zoning officer that the property and its use as a school is a valid nonconforming use based upon a certificate of occupancy granted to a previous occupant of the building, Hope Academy Charter School. The property has since been owned and occupied by an outreach program, Jersey Shore Dream Center, and Ministerio Internacional, a Spanish church. Therefore, the previously issued Certificate of Occupancy to Hope Academy has been abandoned, leaving no basis to issue the Zoning Certificate of Compliance on the stated grounds.

The appellant seeks a decision by the Board that a use Variance is required by the proposed tenant prior to its occupancy of the property.

Very truly yours,

A handwritten signature in black ink, appearing to read 'Fredrick P. Niemann', written over the closing 'yours'.

FREDRICK P. NIEMANN
On Behalf of Hope Academy
Charter High School and
Academy Charter High School

FPN/swk