

LAND USE

APPENDIX C-3

TOWNSHIP OF BARNEGAT
900 WEST BAY AVENUE
BARNEGAT, NEW JERSEY 08005-1298
(609) 698-0080 EXT. 155



"BULK" VARIANCE & WAIVER APPLICATION

Planning Board _____ Zoning Board of Adjustment X

TO BE COMPLETED BY TOWNSHIP STAFF ONLY

Date Filed _____ Docket No. ZB2004
Application Fees \$100.00 Escrow Deposit \$500.00
Scheduled for: Review for Completeness 3/4/20 Hearing _____

* IMPORTANT NOTICE *

A non-corporate applicant may represent his/her own matter. Corporate applicants must be represented by an attorney-at-law admitted to practice in the State of New Jersey. No case on behalf of any applicant may be presented by an engineer or any other person not admitted to law practice in the State of New Jersey.

Applicants are cautioned that the burden of proof of showing justification for the requested development is upon the applicant under the Laws of the State of New Jersey. Applicants are further cautioned that particularly with applications involving requests for variances and conditional use permits, that there are specific legal requirements imposed by the Law of the State of New Jersey and applicants are, therefore, cautioned to consider seeking adequate legal advise.

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**BULK VARIANCE AND WAIVER APPLICATION—Cont.
TO BE COMPLETED BY APPLICANT**

1. APPLICANT:

Name Joseph Robertson
 Address 16 Letts Landing, Waretown, NJ 08758
 Telephone Number: Home: _____ Local: _____
 Work: 609-597-1266 Fax: _____
 Applicant is a Corporation _____ Partnership _____ Individual X
 Other (Please Specify) _____

2. SUBJECT PROPERTY: (Attach additional sheets if necessary.)

Location: 34 Tuckerton Avenue
 Tax Map: Block(s) 134 Lot (5) 1
 Zoning District R40

3. VARIANCES:

Requested from Requirements - Chapter _____ Section(s) _____

	<u>MINIMUM REQUIREMENTS</u>	<u>PROPOSED</u> (Existing)
LOT AREA	<u>40,000 sq. ft.</u>	<u>24,500 sq. ft.</u>
LOT WIDTH	<u>175 ft.</u>	<u>200 ft.</u>
LOT DEPTH	<u>175 ft.</u>	<u>120 ft.</u>
LOT FRONTAGE	<u>50 ft.</u>	<u>51.00 ft.</u>
SETBACKS:		
FRONT	<u>50 ft.</u>	<u>51.00 ft.</u>
SIDE	<u>20 ft.</u>	<u>28.50 ft.</u>

LAND USE

BULK VARIANCE AND WAIVER APPLICATION—Cont.

COMBINED	50 ft.	N/A
REAR	50 ft.	N/A
HEIGHT	35 ft.	35 ft.
LOT COVERAGE	20% %	9.5% %

4. WAIVERS: (Describe in detail)

Requested from Requirements - Chapter _____ Section(s) _____

CURBS _____

SIDEWALKS _____

FENCES _____

PARKING SPACES _____ SIZE _____

TREES _____

LANDSCAPE _____

BUFFER _____

PAVING _____

5. DISCLOSURE STATEMENT:

Pursuant to N.J.S.A. 40:55D-48.1, the names and address of all persons owning 10% of the stock in a corporate applicant or 10% interest in any partnership applicant must be disclosed. In accordance with N.J.S.A. 40:55D-48.2 that disclosure requirement applies to any corporation or partnership which owns more than 10% interest in the applicant followed up the chain of ownership until the names and addresses of the non-corporate stockholders and partners exceeding the 10% ownership criterion have been disclosed (Attach pages as necessary to fully comply.)

Name _____ Address _____ Interest _____

Name _____ Address _____ Interest _____

Name _____ Address _____ Interest _____

BARNEGAT CODE

BULK VARIANCE AND WAIVER APPLICATION—Cont.

Name _____ Address _____ Interest _____

Name _____ Address _____ Interest _____

6. OWNERSHIP:

If Owner(s) is other than the applicant, provide the following information on the Owner(s) **SEE ALSO ITEM #13:**

Owner's Name _____

Address _____

Telephone Number Home: _____ Work: _____ Local: _____

Relationship of the applicant to the property in question:

Owner: _____ Lessee _____ Purchaser Under Contract _____ Other _____

7. PURPOSE OF APPLICATION: It is proposed to
construct a single family dwelling on an undersized
lot.

Present use of the premises: Vacant Land

- 8. ATTACH A COPY OF THE PROPOSED NOTICE** to appear in the official newspaper of the municipality and to be mailed to the owners of all real property, as shown on the current tax duplicate, located within the State and within 200 feet in all directions of the property which is the subject of this application. The Notice must specify the sections of the Ordinance from which relief is sought, if applicable. **ALL APPLICATIONS** (except Informals) **REQUIRE NOTICE.**

LAND USE

BULK VARIANCE AND WAIVER APPLICATION—Cont.

The publication and the service on the affected owners must be accomplished at least 10 days prior to the date scheduled by the Administrative Officer for the hearing. **THE APPLICANT IS NOT TO GIVE PUBLIC NOTICE UNTIL SUCH TIME AS THE APPLICATION IS DEEMED COMPLETE BY THE ADMINISTRATIVE OFFICER AND THE BOARD ENGINEER.**

An affidavit of service on all property owners and a proof of publication must be filed before the hearing date. These items must be submitted in advance for an application to be placed on the agenda and the hearing to proceed.

9. Attach **CERTIFICATION FROM THE TAX COLLECTOR** that all taxes due on the subject property have been paid.
10. Attach executed **DEVELOPER'S ESCROW AGREEMENT AND AFFIDAVIT OF NON-COLLUSION.**

***NOTE: When a property is located west of the Garden State Parkway and is under the jurisdiction of The Pinelands Commission, the local board has no jurisdiction to hear this application until the applicant has obtained a Certificate of Filing from The Pinelands Commission.**

12. CERTIFICATION:

I certify that the foregoing statements and the materials submitted are true, and waive all applicable time limits until the first public hearing of this application. I further certify that I am the individual applicant or that I am an Officer of the Corporate applicant and that I am authorized to sign the application for the Corporation or that I am a general partner of the partnership applicant. If the applicant is a corporation this must be signed by an authorized corporate officer. If the applicant is a partnership, this must be signed by a general partner.] The applicant (or agent) hereby further certifies and allows that agents of the Township and affiliated agencies to enter onto the property which is the subject of this application.

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BULK VARIANCE AND WAIVER APPLICATION—Cont.

DATE	SIGNATURE OF APPLICANT
<u>3/16/2020</u>	<u>Joseph Robertson</u>
DATE	SIGNATURE OF OWNER

13. **AUTHORIZATION BY OWNER:** (If anyone other than above owner is making this application, the following authorization must be executed.)

To the approving Board of the Township of Barnegat:
_____ is hereby

(name of designee)
authorized to make the within application.

<u>3/16/2020</u>	<u>Joseph Robertson</u>
DATE	SIGNATURE OF OWNER

LAND USE
APPENDIX D-14

COMPLETENESS CHECK LIST
for
BULK VARIANCE
APPLICATION

Notice To Applicants: This form must be completed and returned to the Administrative Officer when a Bulk Variance Application is filed with the Zoning Board of Adjustment. The applicant is required to address all items set forth on this Completeness Check List. Failure to address each item will result in the application being deemed incomplete. *(Please type or print clearly.)*

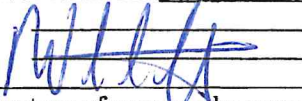
Applicant: Joseph Robertson **Owner:** Joseph Robertson

Name of Project: _____

Location of Project:

Block: 134 **Lot(s):** 1

Street Address: 34 Tuckerton Ave **Zoning District:** R40

 1/27/20
Signature of person who prepared Check List Date

Name and Title of person who prepared
Check List (Please Type or Print)

William A. Stevens, P.E., P.P.

For Zoning Board Use Only:

Docket No. _____ **Date Received by Board:** _____

ZB0001



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BULK VARIANCE APPLICATION	Provided or Shown	Waiver Requested
I. General Requirements		
Submission of completed Application Form and Check List (13 copies).	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Payment of application fees and escrow deposit.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Certification that the Applicant is the owner of the land, or his properly-authorized Agent, or that the Owner has consented in writing to the filing of this application.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Concerning Corporations or Partnerships, submission of a list of names and addresses of all stockholders or individual partners owning at least ten percent (10%) of its stock of any class as required by N.J.S.A. 40:55D-48.1, et seq..	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Submission of written certification from Tax Collector that all taxes and assessments are paid to date.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Submission of plats or plans (13 sets) as necessary to show the variance(s) which are requested by the applicant. All plans submitted by the applicant shall be signed and sealed by a N.J.P.L.S., N.J.P.E., N.J.P.P., N.J.R.A. or N.J.C.L.A. as required, and folded with title block revealed.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Submission of one (1) signed and sealed copy of a survey of the property for which the bulk variance is requested.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
II. Plat Details		
The applicant shall submit to the Board a written statement which describes in detail the variance(s) which are requested and the reasons for which the requested relief should be granted.	<input checked="" type="checkbox"/>	<input type="checkbox"/>

LAND USE

BULK VARIANCE APPLICATION	Provided or Shown	Waiver Requested
The applicant shall submit to the Board a plot plan and/or architectural plan as necessary to show the type, magnitude and extent of the relief which is requested and the impacts on the surrounding neighborhood.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
All plans submitted to the Board shall comply with the following minimum requirements:	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Scale of not less than 1' = 100'.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Key Map at scale of 1" = 1,000'.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Title Block in accordance with the Rules governing Title Blocks for Professional Engineers (N.J.A.C. 13:40- 1 et seq.), including:	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Name, signature, address, and license number of the Professional(s) who prepared the Plan;	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Date of original preparation and of each subsequent revision thereof, and a list of the specific revisions entered on each sheet.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Acreage of the tract.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
The location and width of all existing easements and rights-of-way.	<input checked="" type="checkbox"/>	<input type="checkbox"/>
The zoning district(s) affecting the tract and a summary of the required and proposed area, yard and building requirements.	<input checked="" type="checkbox"/>	<input type="checkbox"/>

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<u>BULK VARIANCE APPLICATION</u>	Provided or Shown	Waiver Requested
If a variance is requested for a proposed addition or new construction, then an architectural sketch shall be submitted which demonstrates that the proposed addition is architecturally consistent with the existing structure or, in the case of new construction, demonstrates that the proposed structure is consistent with the architectural styles existing in the surrounding neighborhood.	<input checked="" type="checkbox"/>	<input type="checkbox"/>