

**KELLY & VISOTCKY, L.L.C.**

ATTORNEYS-AT-LAW

149 E. Bay Avenue

Manahawkin, New Jersey 08050

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Please Reply to:  
Post Office Box 536  
Manahawkin, NJ 08050

Phone: (609) 597-6086  
Telefax: (609) 597-8531  
kvlaw@kvlawfirm.com

**RICHARD P. VISOTCKY**

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September 17, 2020

**HAND DELIVERED**

Sarah Gresko

Ship Bottom Land Use Review Board

1621 Long Beach Boulevard

Ship Bottom, NJ 08008

RE: GALVANO, DANIEL J. & KATHERINE

Property: Block 99, Lot 20

a/k/a 253 West 10<sup>th</sup> Street

Ship Bottom, NJ

Dear Ms. Gresko:

Enclosed please find copies of the following:

1. 19 copies of application;
2. 19 copies of variance plans;
3. 19 copies of architectural drawings;
4. Tax certification (TBD);
5. W-9;
6. Proposed Notice of Hearing; and
7. Checks of my client, (1) in the amount of \$500.00 representing the administrative fee for the application and (1) in the amount of \$1,250.00 representing the escrow fee for the variance.

Please review and advise if same is deemed complete.

Thank you for your cooperation.

Very truly yours,

  
RICHARD P. VISOTCKY

/rb  
Encl.

**LAND USE DEVELOPMENT APPLICATION**



**BOROUGH OF SHIP BOTTOM**  
17<sup>TH</sup> & LONG BEACH BOULEVARD  
SHIP BOTTOM, NEW JERSEY 08008  
(609) 494-2171

**TO BE COMPLETED BY BOROUGH STAFF ONLY**

Date Filed 9/22/2020 Docket No. 2020:13  
Application Fees \_\_\_\_\_ Escrow Deposit \_\_\_\_\_  
Scheduled for: Review of Completeness \_\_\_\_\_ Hearing \_\_\_\_\_

**1. SUBJECT PROPERTY - TO BE COMPLETED BY APPLICANT**

Location : 253 West 10<sup>th</sup> Street  
Tax Map: Page \_\_\_\_\_ Block 99 Lot (s) 20  
Dimensions: Frontage 60' Depth 95' Total Area 5700 SF  
Zoning District: R-1

**2. APPLICANT**

Name Daniel J. Galvano & Katherine Galvano  
Address 2 Abby Drive, Lawrenceville, NJ 08648  
Telephone No: Home: (908) 565-0938 Local: \_\_\_\_\_  
Work: \_\_\_\_\_ Fax: ( ) - \_\_\_\_\_  
Applicant is a Corporation \_\_\_\_\_ Partnership \_\_\_\_\_ Individual X  
Other (Please Specify) \_\_\_\_\_

**3. DISCLOSURE STATEMENT**

Pursuant to N.J.S. 40:55D-48.1, the names and address of all persons owning 10% of the stock in a corporate application or 10% interest in any partnership applicant must be disclosed. In accordance with N.J.S. 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 \_\_\_\_\_ Interest \_\_\_\_\_  
Address \_\_\_\_\_  
Name \_\_\_\_\_ Interest \_\_\_\_\_  
Address \_\_\_\_\_

4. If owner (s) is other than the applicant, provide the following information on the Owner (s):

Owner's Name SAME AS APPLICANT

Address

Telephone Number: Home: Work: Local:

Relationship of the applicant to the property in question:

Owner: X Lessee \_\_\_\_\_ Purchaser \_\_\_\_\_ Other

5. PROPERTY INFORMATION:

Deed restrictions, covenants, easements, rights of way, association by-laws, or other dedication existing or proposed on the property:

Yes (attach copies) No X Proposed

Note: All Deed Restrictions, Covenants, Easements, Rights of Ways, Association By-Laws, or other dedications existing and proposed must be submitted for review.

Site Plan and / or conditional use applicants:\

Proposed for: New Structure \_\_\_\_\_ Expanded Area \_\_\_\_\_ Alteration X

Expansion of Structure X Change of Use \_\_\_\_\_ Sign \_\_\_\_\_

Other (please specify) \_\_\_\_\_

Has this property been the subject of any prior application (s) to the Planning Board or Zoning Board of Adjustment? Yes \_\_\_\_\_ No X

If so, please attach the date (s), the relief sought, the disposition of the case and a copy of the resolution (s).

Is the subject property located on:

A County Road: Yes \_\_\_\_\_ No X ; A State Road: Yes \_\_\_\_\_ No X  
within 200 feet of a municipal boundary: Yes No

Present use of the premises Single Family Home

6. Applicant's Attorney Richard P. Visotcky, Esq. of Kelly & Visotcky, LLC  
 Address 149 East Bay Avenue, P.O. Box 536, Manahawkin, NJ 08050  
 Telephone Number (609) 597-6086 Fax Number (609) 597-8531
7. Applicant's Engineer James D. Brzozowski, P.E., P.P.  
 Address 8510 Long Beach Boulevard, Long Beach Township, NJ 08008-3424  
 Telephone Number (609) 492-5050 Fax Number (609) 492-4163
8. Applicant's Planning Consultant same as above  
 Telephone Number \_\_\_\_\_ Fax Number \_\_\_\_\_
9. Applicant's Architect Michael H. Strunk  
 Address 4707 Long Beach Boulevard, Brant Beach, NJ 08008  
 Telephone Number (609) 494-3355 Fax Number 609-494-3352

10. List any other Expert who will submit a report or who will testify for the Applicant: (Attach additional sheets as may be necessary)

Name  
 Field of Expertise  
 Address  
 Telephone Number Fax Number

**11. APPLICATION REPRESENTS A REQUEST FOR THE FOLLOWING:**

**SUBDIVISION:**

- Minor Subdivision Approval
- Subdivision Approval (Preliminary)
- Subdivision Approval (Final)

Number of Lots to be created Number of proposed Dwelling Units  
 (if applicable)

Area and Dimensions of each Proposed Lot

**SITE PLAN:**

- \_\_\_\_\_ Minor Site Plan Approval
- \_\_\_\_\_ Preliminary Site Plan Approval [Phases (if applicable) \_\_\_\_\_]
- \_\_\_\_\_ Final Site Plan Approval [Phases (if applicable) \_\_\_\_\_]
- \_\_\_\_\_ Amendment or Revision to an Approved Site Plan Area to be disturbed (square feet)

Total number of proposed dwelling units 1  
 Request for Waiver from Site Plan Review and Approval  
 Reason for Request:

INFORMAL REVIEW

APPEAL DECISION OF AN ADMINISTRATIVE OFFICER [N.J.S. 40:55d-70A]

MAP OR ORDINANCE INTERPRETATION OR SPECIAL QUESTION [N.J.S. 40:55D-70B]

X VARIANCE RELIEF (HARDSHIP) [N.J.S. 40:55D-70C (1)]

X VARIANCE RELIEF (SUBSTANTIAL BENEFIT) [N.J.S. 40:55D-70C (2)]

VARIANCE RELIEF (USE) [N.J.S. 40:55D-70D]

CONDITIONAL USE APPROVAL [N.J.S. 40:55D-67]

DIRECT ISSUANCE OF A PERMIT FOR A STRUCTURE IN BED OF A MAPPED STREET, PUBLIC DRAINAGE WAY, OR FLOOD CONTROL BASIN [N.J.S. 40:55D-34]

DIRECT ISSUANCE OF A PERMIT FOR A LOT LACKING STREET FRONTAGE [N.J.S. 40:55D-35]

12. Section (s) of Ordinance from which a variance is requested:

16.52.070.A.2 Proposed building coverage is 42.2%, existing, (35% max permitted)

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13. Waivers Requested of development Standards and/or Submission Requirements: (attach additional pages as needed)

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14. 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.

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.

An Affidavit of Service on all property owners and a Proof of Publications must be filed before the Application will be complete and the hearing can proceed.

15. Explain in detail the exact nature of the Application and the changes to be made at the premises, including the proposed use of the premises: (Attach pages as needed)

Applicant proposes to add a second floor master bedroom over their existing footprint having proposed building coverage 42%, existing (35% max permitted)

16. Is a public Water Line available? YES

17. Is public Sanitary Sewer available? YES
18. Does the application propose any lighting? NO
19. Have any proposed new lots been reviewed with the Tax Assessor to determine appropriate Lot and Block number ? N/A
20. Are any Off-Tract Improvements required or proposed ? N/A
21. Is the Subdivision to be filed by Deed or Plat? N/A
22. What form of security does the applicant propose to provide as performance and maintenance guarantees ?
23. OTHER APPROVALS WHICH MAY BE REQUIRED AND DATE PLANS SUBMITTED:

	YES	NO	DATE PLANS SUBMITTED
SHIP BOTTOM FIRE PREVENTION BUREAU		X	
SHIP BOTTOM WATER & SEWER DEPT.		X	
SHIP BOTTOM PUBLIC WORKS DEPT.		X	
LONG BEACH ISLAND HEALTH DEPT.		X	
OCEAN COUNTY PLANNING BOARD		X	
OCEAN COUNTY SOIL CONSERVATION DEPT.		X	
N.J. DEPT. ENVIRONMENTAL PROTECTION		X	
SANITARY SEWER CONNECTION PERMIT		X	
SEWER EXTENSION PERMIT		X	
WATERFRONT DEVELOPMENT PERMIT		X	
WETLANDS PERMIT		X	
TIDAL WETLANDS PERMIT		X	
F.E.M.A.		X	
N.J. DEPT. OF TRANSPORTATION		X	
ATLANTIC ELECTRIC		X	
N.J. NATURAL GAS		X	
OTHER			
OTHER			

24. CERTIFICATION FROM THE TAX COLLECTOR THAT ALL TAXES DUE ON THE SUBJECT PROPERTY HAVE BEEN PAID.
25. LIST OF MAPS, REPORTS AND OTHER MATERIALS ACCOMPANYING THE APPLICATION (attach additional pages as required for complete listing)

THE DOCUMENTATION MUST BE RECEIVED BY THE BOARD SECRETARY AT LEAST TWENTY-ONE (21) DAYS PRIOR TO THE MEETING AT WHICH THE APPLICATION IS TO BE CONSIDERED. A LIST OF THE PROFESSIONAL CONSULTANTS IS ATTACHED TO THE APPLICATION FORM.

Quantity	Description of Item
19	Architectural Plans
19	Variance Plans

26. THE APPLICANT HEREBY REQUESTS THAT COPIES OF THE REPORTS OF THE PROFESSIONAL STAFF REVIEWING THE APPLICATION PROVIDED TO THE FOLLOWING OF THE APPLICANT'S PROFESSIONALS:

SPECIFY WHICH REPORTS ARE REQUESTED FOR EACH OF THE APPLICANT'S PROFESSIONALS OR WHETHER ALL REPORTS SHOULD BE SUBMITTED TO THE PROFESSIONAL LISTED.

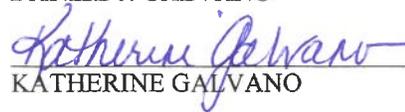
	Applicant's Professional	Reports Requested
<u>  x  </u>	Attorney	<u>All Reports</u>
<u>  x  </u>	Engineer	<u>All Reports</u>
<u>  x  </u>	Architect	<u>All Reports</u>

**CERTIFICATIONS**

27. 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 OR 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)



DANIEL J. GALVANO



KATHERINE GALVANO

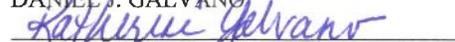
28. I UNDERSTAND THAT A SUM, TO BE DETERMINED, WILL BE DEPOSITED IN AN ESCROW ACCOUNT, IN ACCORDANCE WITH THE ORDINANCES OF THE BOROUGH OF BEACH HAVEN. I FURTHER UNDERSTAND THAT THE ESCROW ACCOUNT IS ESTABLISHED TO COVER THE COST OF PROFESSIONAL SERVICES INCLUDING ENGINEERING, PLANNING, LEGAL AND/OR OTHER EXPENSES ASSOCIATED WITH THE REVIEW OF SUBMITTED MATERIALS. SUMS NOT UTILIZED IN THE REVIEW PROCESS SHALL BE RETURNED. IF ADDITIONAL SUMS ARE DEEMED NECESSARY, I UNDERSTAND THAT I WILL BE NOTIFIED OF THE REQUIRED ADDITIONAL AMOUNT AND SHALL ADD THAT SUM TO THE ESCROW ACCOUNT WITHIN FIFTEEN (15) DAYS. I UNDERSTAND THAT I WILL BE RESPONSIBLE FOR PAYING FEES DUE TO THE LAND USE BOARD ATTORNEY AND ENGINEER.

9/17/2020  
DATE

9/17/2020  
DATE



SIGNATURE OF OWNER OR APPLICANT  
DANIEL J. GALVANO



SIGNATURE OF OWNER OR APPLICANT  
KATHERINE GALVANO

**BOROUGH OF SHIP BOTTOM PROFESSIONAL CONSULTANTS**

**LAND USE BOARD ATTORNEY**

Stuart D. Snyder, Esquire  
2100 Long Beach Blvd.  
Surf City, NJ 08008

(609) 494-7676  
FAX .... (609) 494-8499

**ENGINEER**

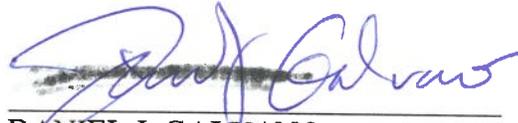
Frank J. Little, Jr. P.E., P.P.  
Owen, Little & Associates, Inc.  
443 Atlantic City Boulevard  
Beachwood, NJ 08722

(732) 244-1090  
FAX .... (732) 341-3412



**WAIVER OF TIME LIMITS**

The undersigned, Applicants in the matter pending before the Land Use Review Board, bearing Docket No. \_\_\_\_\_, hereby consent to the continuance of the hearing in said matter and further consents to a tolling of the time within which said Board must render a decision in the above matter. If at the time and place scheduled for continuance of this hearing a quorum of the Board is not present, said matter shall be further continued to the next succeeding regularly scheduled meeting of said Board.



\_\_\_\_\_  
DANIEL J. GALVANO



\_\_\_\_\_  
KATHERINE GALVANO

Sworn and subscribed to  
before me this 17 day  
of September, 2020.

\_\_\_\_\_  
NOTARY

  
**RICHARD P. VISOTCKY**  
**Attorney-At-Law of New Jersey**

**KELLY & VISOTCKY, L.L.C.**

**ATTORNEYS-AT-LAW**  
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[www.kvlawfirm.com](http://www.kvlawfirm.com)

Please Reply to:  
Post Office Box 536  
Manahawkin, NJ 08050

**RICHARD P. VISOTCKY**  
\_\_\_\_\_

Phone: (609) 597-7200  
Fax: (609) 597-8531  
kvlawfirm@comcast.net

**NOTICE OF HEARING**

PLEASE TAKE NOTICE that Daniel and Katherine Galvano have made application to the Ship Bottom Land Use Board for permission to add a second floor addition over their existing footprint to accommodate a master bedroom at their property located at 253 West 10<sup>th</sup> Street, Ship Bottom, NJ a/k/a Block 99, Lot 20 on the Ship Bottom Tax Map.

Applicants will seek a variance pursuant to Ordinance #16.52.070.A.2 having proposed building coverage of 42.2% previously existing, (35% max permitted).

Applicants will also seek any other variances that may be required by the Ship Bottom Land Use Review Board at the time this matter is heard without further notice.

This matter is Docket Number LUB 2020: \_\_\_\_\_ on the Clerk's Docket and a public hearing has been ordered for Wednesday, October 21, 2020 at 7:00 PM. Please take notice that the Borough of Ship Bottom Land Use Review Board is scheduled via ZOOM video/telephone conference where formal action will be taken. The Meeting Agenda, ZOOM link, and all documents pertaining to the Applications and all other matters to be considered are available for public inspection on the Ship Bottom Land Use Review Board website (<https://shipbottom.org/government/departments/land-use-board/>).

This meeting is being held via ZOOM video/telephone conference; if you wish to participate via video at: \_\_\_\_\_.  
The Board Secretary will be available at 6:50 P.M. until the meeting has been adjourned at the conclusion of the Land Use Board's Business. If there are any questions, please contact the Land Use Board secretary at 609-494-2171 Ext. 122.

All plans and related papers are on file and available for inspection in the office of the Land Use Review Board, 1621 Long Beach Boulevard, Ship Bottom, New Jersey during normal business hours.

Kelly & Visotcky, LLC

Dated: \_\_\_\_\_

By: \_\_\_\_\_  
Richard P. Visotcky, Esquire  
Attorney for Applicants