



LAND USE DEVELOPMENT APPLICATION

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

TO BE COMPLETED BY BOROUGH STAFF ONLY

Date Filed 10/28/2020 Docket No. 2020-14
Application Fees _____ Escrow Deposit _____
Scheduled for: Review of Completeness _____ Hearing _____

1. SUBJECT PROPERTY - TO BE COMPLETED BY APPLICANT

Location : 122 E. 29th Street
Tax Map: Page _____ Block 18 Lot (s) 6
Dimensions: Frontage 38' Depth 75' Total Area 2,850 sf
Zoning District: _____

2. APPLICANT

Name John and Carolyn Saluto
Address 132 Spy Glass Hill, Hopewell Junction, NY 12533
Telephone No: Home: (845) 661-6709 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: _____ Lessee _____ Purchaser Under Contract _____ 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 X Expanded Area Alteration

Expansion of Structure 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 ;
within 200 feet of a municipal boundary: Yes No

Present use of the premises: Single Family Home

6. Applicant's Attorney Richard P. Visotcky, 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 Consultant Robert W. Bucco Jr. of Najarian Associates

Address: One Industrial Way, Eatontown, NJ 07724

Telephone: 732-389-0220

Email: bbucco@najarian.com

8. Applicant's Planning Consultant Jason Marciano, PE, East Coast Engineering

Address: 508 Main Street, Toms River, NJ 08753

Telephone: (732) 244-3030

Email: Jason.marciano@eceinc.net

Telephone Number (609) 492-5050 Fax Number (609) 492-4163

9. Applicant's Architect Arnie Boyle AIA, Walters Architecture

Address 500 Barnegat Boulevard Building 400, Barnegat, NJ 08005

Telephone Number 609-698-8295/(c) 908-902-8347 Fax Number _____
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 N/A

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]

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

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:

Lot area having proposed 2,850 SF (4,000 required), lot width having proposed 38' (40' required); lot depth having proposed 75' (100' required); height having proposed 32' (24' required); two story dwelling proposed (1 story permitted on a lot less than 40' in width) Use Variance.

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

See Variance Plan

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)

SEE ATTACHED

16. Is a public Water Line available? YES

17. Is public Sanitary Sewer available? YES

18. Does the application propose any lighting ? NO

#15. Applicant proposes to demolish their entire two family home and construct a new 2 story single family on their property. Applicant will see Use variances for proposed height of 32' (24' max permitted) and construction of a 2 story home (1 Story maximum permitted). Applicant will also seek bulk variances for lot area having proposed 2,850 SF (4,000SF required); lot width having proposed 38' (40' required) and lot depth having proposed 75' (100' required).

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		X	
OTHER		X	

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)



JOHN SALUTO




CAROLYN SALUTO

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.

DATE 10/27/20

DATE 10/27/20


SIGNATURE OF OWNER OR APPLICANT
JOHN SALUTO


SIGNATURE OF OWNER OR APPLICANT
CAROLYN SALUTO

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

(732) 244-1090
FAX (732) 311-3412