

BOROUGH OF BELMAR

DEPARTMENT OF CONSTRUCTION, PLANNING & ZONING 601 Main Street Post Office Box A Belmar, NJ 07719

Phone: (732) 681-3700 x225 Fax: (732) 681-3434

Web: www.belmar.com

DEVELOPMENT APPLICATION

DATE RECEIVED:	APPLICATION NO:
RECEIVED BY:(Items above to be fill	FEE AMOUNT PAID:
Date Prepared: 12/3/2020 (Please	se Print) Zone:R75
Block(s): 83	Lot(s):9
Site Address: 417 South Lake Drive	
Name of Owner(s): John O'Connor Owner Address: 417 South Lake Drive Rel	mar NT 07710
Phone #:(908) 433-2372	Email: johnoconnor@parishmgt.com
Name of Applicant (if different than owner):same	e as owner
Applicant Address:	
Phone #:	Email:
Name of Firm: KBA Engineering Services, LL Firm Address: 2517 Route 35, Bldg. E, Ste.	203, Manasquan, NJ 08736
Phone #:(732)722-8555	Email:joe@kbaengineers.com
Name of Attorney Representing Applicant: Name of Firm:	
Firm Address:	
Phone #:	Email:

1. Application Request

a.	The applicant is hereby requesting an ap	pplication for the following:							
	☐ Minor Subdivision	☐ Final Major Site Plan							
	☐ Preliminary Major Subdivision	☐ Appeal of Zoning Officer's Decision ("A")							
	☐ Final Major Subdivision	☐ Interpretation of Zoning Ordinance ("B")							
	☐ Conditionally Exempt Site Plan	☑ Hardship or Flexible Bulk Variance ("C")							
	☐ Minor Site Plan	☐ Use Variance ("D")							
	☐ Preliminary Major Site Plan								
	☐ Amended Preliminary, Final or Mind	or Subdivision							
	☐ Amended Preliminary, Final or Minor Site Plan								
		al required? <u>yes</u> If so, please specify the and provide a detailed attach explanation hereto.							
. <u>Items</u>	of Proposed Development								
a.	Address: 417 South Lake Drive								
b.	Zoning District:r75								
c.	Number of Existing Lots:1	Number of Proposed Lots:1							
d.	For the construction of: (check all that apply at	nd provide # of each type)							
	Single Family Dwelling ■	Accessory Use							
	☐ Two Family Dwelling								
	☐ Other Residential	☐ Commercial Structure(s)							
	☐ Other (Describe)								
	Number of units that will qualify as Aff If installing A/C Unit or Generator, pro-	Fordable Unitsfor sale and for rent. vide setback and location							
e.		evelopment:							
	Applicant proposes to construct	t a covered porch addition to the front yard.							
		- · · · · · · · · · · · · · · · · · · ·							

3. Consent for Site Review

a. The applicant and owner realize that as part of the Planning Board / Zoning Board of Adjustment review of its application, that the Board may determine it necessary or advisable to visit the subject premises for the purposes of performing a site inspection and review. The applicant and owner do hereby give permission to any member of the Borough of Belmar's Planning Board and Zoning Board of Adjustment as well as any other Borough employee or officer to enter the subject premises for the purpose of performing a site inspection and review.

/ol	12/30/20	Gre	12/30/40
Owner Initials	Date	Applicant Initials	Date

5. Certificate of Concurrence & Statement of the Landowner

- a. I hereby certify that I am the Owner of Record of the site depicted and that I concur with the plans presented to the Planning Board / Zoning Board of Adjustment.
- b. Application is made with my complete understanding and permission in accordance with the agreement of purchase or other option entered into between me and the applicant.

c.	Permission is hereby granted to:	,otherwise	know	n as	the
	Applicant, to submit the proposed development plans on	-		(Tenant	t or
	Contract Purchaser if applicable):		·		
	Owner Initials Date Applicant In	nitials	Date		

6. Escrow Agreement

- a. The ordinances of the Borough of Belmar require the Applicant to pay certain sums into an escrow account for review of said application for development and for the Owner of said property to agree to the charges against same or become a lien on its property.
- b. The Applicant shall submit an escrow payment to the Borough of Belmar in the amount of to be held by the Borough in an interest bearing account pursuant to N.J.S.A. 40:55D-53.1.
- c. The Borough has the right to withdraw funds from said escrow account for payment of all invoices submitted by the professionals reviewing the application on behalf of the Borough pursuant to N.J.S.A. 40:55D-53.2.
- d. If the escrow account is reduced to 25% of its original amount or if additional payments are deemed necessary by the Planning Board / Zoning Board of Adjustment / Borough, the Applicant shall be notified of such and agrees to make an additional payment within twenty-one (21) days of receipt of request pursuant to Borough Code.

7.	Final Certific	ation	
		<u>Owner</u>	Applicant (if other than owner)
	Name:	John O'Connor	
	Address:	417 South Lake Drive	-
	Signature:	Belmar, NJ 07719	
		Notary Public	Attorney on behalf of Applicant/Owner
	Name:	Theresa Spina	
	Address:	Theresa Spina 11 Sevent St.	
		Pelhan, NY 10803	
	Signature:	Thurs Spin	
	Stamp:	THERESA SPINA Notary Public, State of New York No. 01SP6259221 Qualified in Westchester County Commission Expires April 9, 20	
	Seal:		

Borough of Belmar Development Application Page 5 of 5

Applicant continued			Professional Engineer/Architect
Company Name:		Company Name:	KBA Engineering Services, LLC
Address:		Address:	2517 Route 35, Bldg. E, Ste. 203
-		_	Manasquan, NJ 08736
			_
Contact Name:		Contact Name:	Joseph K.ciuda, P.E., P.P.
Signature:		Signature:	
Date Submitted:		Date Submared:	
Block: _	83 Lot: 9	License No.:	GE 45850
Street Address of Pr	roperty: 417 South Lake Drive		Seal

Date Frepared.		Zone: R75	· · · · · · · · · · · · · · · · · · ·
Block(s): 83	Lot(s):	9_	_ Qualifier:
Site Address: 417 Sou	th Lake Drive		
<u>APPI</u>	LICANT		<u>OWNER</u>
Name: John O'Con	nor	Name:	John O'Connor
Address: 417 South	Lake Drive	Address:	417 South Lake Drive
Belmar, No	07719	·	Belmar, NJ 07719
Signature:		Signature:	gor
**************************************		*******	************
		Taxes Paid	Taxes Delinquent
Current Yea	ır Taxes		
Prior Year	Гахеѕ		
Borough Ta	x Lien	No	Yes
	*****	******	*******
**************************************		lector)	•
		lector) <u>W/S Paid</u>	W/S Delinquent
information listed below to be filled			W/S Delinquent
Information listed below to be filled Current Yea	out by the Water/Sewer Coll		W/S Delinquent
Information listed below to be filled Current Yea	out by the Water/Sewer Coll ar Water/Sewer Water/Sewer		
Current Year V Borough Ta	out by the Water/Sewer Coll The Water/Sewer Water/Sewer The Water/Sewer The Water Sewer The Water Sewer The Water Sewer Sewer The Water Sewer Sewer Sewer The Water Sewer Sewer Sewer Sewer Sewer The Water Sewer Sew	<u>W/S Paid</u>	

Date:	·	
Borou	ough of Belmar	
601 M	Main Street	
Belma	nar, NJ 07719	
Fax: 7	732-681-3434	
Attn:	: April Claudio, Borough Clerk	
Re:	Certified List of Property Owners Borough of Belmar Development Application	
Dear l	Ms. Claudio:	
	by request a certified list of property owners within two-hundred (200') feet of the below:	he property
	Block(s): 83 Lot(s): 9	
I have	ve enclosed my check in the amount of \$10.00 which is the fee for this certification	n.
Shoul	ıld you have any questions, I can be reached at732-722-8555	
Thank	nk you.	
Very 1	truly yours,	
Name	e: KBA Engineering Services, LLC	
Addre	ress: 2517 Route 35, Bldg. E, Ste. 203	
Signat	Manasquan, NJ 08736 Mature: Mature	

Note: If your property is within 200 feet of a neighboring town, you must also obtain a Certified List of Property Owners from that town. A copy of the list received must be submitted to the Borough of Belmar.

Type of Application

Minor Subdivision
Preliminary Major Subdivision
Final Major Subdivision
Conditionally Exempt Site Plan
Minor Site Plan
Preliminary Major Site Plan

Statement of Corporate or other Ownership on the form

provided. (if applicable)

(Check all that apply)

	Final Major Site Plan
	Appeal of Zoning Officer's Decision ("A" Variance)
	Interpretation of Zoning Ordinance ("B" Variance)
XX	Hardship or Flexible Bulk Variance ("C" Variance)
	Use Variance ("D" Variance)

Amended Preliminary, Final or Minor Subdivision
Amended Preliminary, Final or Minor Site Plan
Extension of Time

Notes:

- 1) An application shall not be considered complete until all applicable materials and information specified below have either been submitted, or a WRITTEN "Waiver Request" is made by the applicant for the non-submitted applicable item. Failure to submit a properly completed application checklist is reason for application incompleteness. Items denoted with an "X" are applicable for the type of application being submitted.
- 2) Applications for amended site plans and subdivisions shall comply with all checklist items below for site plans and subdivisions. Applications for extensions of time shall not be subject to the application checklist requirements below.

	application checklist requirements below.																			
			Subdivision			Site Plan				Variances					Applicant Mark			Township Mark		
Iter#	Item Description	Minor	Preliminary Major	Final Major		Minor	Preliminary Major	Final Major	"A" Variance	"B" Variance	"C" Variance	"D" Variance		Complies	Waiver	N/A	Complies	Does Not Comply	N/A	
Section 1 - Administrative Completeness Requirements																				
	Fourteen (14) copies of the c ompleted Borough of Belmar "Development Application" forms.	х	х	х		х	х	х	х	х	х	х		х						
	2 Fourteen (14) copies of the completed Borough of Belmar "Application Checklist" forms.	х	х	х		х	х	х	х	х	х	х		х						
	Properly calculated escrow review fee with payment submitted via cash or individual check made out to the Borough of Belmar	х	х	х		х	х	х	х	х	х	х		х						
	Application fee as required by Board Secretary or Borough Engineer.	х	х	х		х	х	х	х	х	х	х								

X

		Sı	Subdivision Site Plan				Plan		Variances						licant l	Mark	Boro	ark	
Item #	Item Description	Minor	Preliminary Major	Final Major		Minor	Preliminary Major	Final Major	"A" Variance	"B" Variance	"C" Variance	"D" Variance		Complies	Waiver	N/A	Complies	Does Not Comply	N/A
	Certified list of property owners within 200 feet of the property as prepared by the Borough Clerk.	Х	х	х	х	х	х	х	х	х	х	х		х					
	Municipal Tax Status Request form filled out and submitted as part of the package.	x	х	х	х	х	х	x	х	х	х	х		х					
9	Fourteen (14) copies of the plans, signed and sealed by an architect or engineer licensed in the State of New Jersey	х	х	х	х	х	х	х	х	х	х	х		х					
I	Eighteen (18) copies of the full Environmental Impact Report. If applicant is requesting a waiver provide a letter stating such.	х	х	х	х	х	х	х											
11	Eighteen (18) copies of the Stormwater Management Report	Х	х	х	x	х	х	х											
	Eighteen (18) copies of the Traffic Report.	x	х	х	х	х	х	х											
13	Eighteen (18) copies of all proposed written descriptions including metes and bounds for all easements, covenants and deed restrictions affecting the property in question.	х	x	х		х	х	х											
14	Eighteen (18) copies of all written explanations for waiver requests documenting the section and paragraph of the Borough code the applicant is requesting a waiver for and the corresponding item number on the checklist.	х	x	x		x	х	х	x	x	x	x							
	An affirmative statement in writing indicating how all applicable conditional use standards are met.					х	х	х											

Section 2 - Plat Requirements

														_					
		Sı	ubdivisi	on		Site	Plan		Variances						licant l	Mark	Boro	ough M	ark
Item #	Item Description	Minor	Preliminary Major	Final Major		Minor	Preliminary Major	Final Major	"A" Variance	"B" Variance	"C" Variance	"D" Variance		Complies	Waiver	N/A	Complies	Does Not Comply	N/A
																			<u> </u>
16	Plat drawn to scale not smaller than 1 inch = 100 feet or larger than 1 inch = 20 feet.	х	х	х		x	х	х	х	х	х	х		х					
17	Name and address of property owner/applicant. Name signature, license number, seal of architect/engineer/surveyor.	х	х	x		х	x	х	х	х	х	х		х					
18	Scale, north arrow and reference meridian both written and graphic. The reference source (i.e. deed, Filed Map, etc.) of the meridian shall be identified.	х	х	х		х	х	х	х	х	х	х		х					
19	Key map depicting the entire site plus 500 feet in all directions shall be provided on the plat.	х	х	х		х	х	х	х	х	х	х		х					
	Title block containing contact information of professional, lot and block number, site or subdivision name, date prepared and date of last revision by revision block.	х	х	х		х	х	х	х	х	х	х		х					
21	Provide Zoning Schedule Tables for parcel indicating all setbacks, lot coverage, height, floor area ratio and density both required and proposed.	х	х	х		х	х	х	х	х	х	х		х					
22	Property lines shown, length in feet and hundredths, bearings in degrees, minutes and seconds.	х	х	х		х	х	х											
23	Area of parcel in square feet and acres, both to the nearest hundredth.	х	х	х		х	х	х											
	Location and description of monuments whether set or to be set (if applicable) in accordance with Map Filing Law.	х	х	х		х	х	х											
25	Approval signature blocks for the Board Chairman & Secretary, Borough Engineer, Borough Clerk and certification of the Professional Land Surveyor and any other signature blocks required by the Map Filing Law	х	х	х		х	х	х											
	Overall preparation of plat has been completed in full accordance with the Map Filing Law and Borough Code.	х	х	х		х	х	х											

Section 3 - General Plan Information Requirements

	•	Su	bdivisi	on		Sita	Plan		Variances						licant N	doub.	Borough Mark		
															icant r	иагк	Dolough Mark		
Item #	Item Description	Minor	Preliminary Major	Final Major		Minor	Preliminary Major	Final Major	"A" Variance	"B" Variance	"C" Variance	"D" Variance		Complies	Waiver	N/A	Complies	Does Not Comply	N/A
27	Plans drawn to scale not smaller than 1 inch = 50 feet or larger than 1 inch = 20 feet.	х	х	х		х	х	х	х	х	х	х		х					
28	Sheet size shall be no smaller than $11" \times 17"$, $24" \times 36"$ or $30" \times 42"$.	х	х	х		х	х	х	х	х	х	х		х					
29	Scale, north arrow and reference meridian both written and graphic. The reference source (i.e. deed, Filed Map, etc.) of the meridian shall be identified.		х	х		х	х	х	х	х	х	х		х					
30	Key map showing location of parcel to be considered in relation to surrounding area, with two hundred foot (200') offset shown and block and lots labeled.	х	х	х		х	х	х	х	х	х	х		х					
	Title block containing contact information of professional, lot and block number, site or subdivision name, date prepared and date of last revision by revision block.	х	х	х		х	х	х	х	х	х	х		х					
	Parking plan showing spaces, size, and type, aisle width, curb cuts, drives, driveways, and all ingress and egress areas and dimensions, the number of spaces required by ordinance, and the number of spaces provided.	х	х	х		х	х	х											
33	Site Triangles	х	х	х		х	х	х											
34	Landscaping Plan	х	х	х		х	х	х	х	х	х	х							

Section 5 - Miscellaneous Items Required on the Plans or in the Submission Package

		St	ubdivisi	on	Site Plan				Variances						licant N	/Iark	Borough Mark		
Item #	Item Description	Minor	Preliminary Major	Final Major		Minor	Preliminary Major	Final Major	"A" Variance	"B" Variance	"C" Variance	"D" Variance		Complies	Waiver	N/A	Complies	Does Not Comply	N/A
35	Soil borings documenting the permeability and seasonal high water table sufficiently enough to design the stormwater system, any septic systems and basement floo elevations.		x	х			x	х											
36	Locations of any solid waste and recyclable storage facilities.				х	х	х	х											
37	Details for the construction of any on-site improvements (i.e. curb, pavement, fences, sidewalk, lighting, etc.).	х	х	х	х	х	х	х											
	Section 6 - Miscellaneous Items Required on the Plans	or in th	ıe Subn	nission	Packag	<u>e</u>													
38	Drainage Plan		х	х	х	х	х	х											
39	Utility Plan.		х	x	х	х	х	х											
	Lighting Plan including luminaire calculations, specifications and details		х	х	х	х	х	х											
41	Signing and Striping Plan including location and dimensions of all off street loading areas, parking requirement calculations and actual number of spaces provided pre- vs. post construction. Graphically depict al and dimension (Section 188 - 106 & 107).		х	х	х	х	х	х											
42	Traffic Signal Plan & Public Entrance Plan (if any).		х	Х			х	х											