KEANSBURG PLANNING BOARD OF ADJUSTMENT

George E. Kauffmann Municipal Building
29 Church Street
Keansburg, NJ 07734
Kathy Burgess, Planning Board Secretary  732-787-0215 ext220

Site Plan Application Packet Cover Sheet

**Statement:** The applicant(s) will carefully build their Site Plan packet which will be held as an important Document. Please follow all the listed instructions as outlined on this Cover Sheet.

**Pg. 1 - Checklist page** - Fill out completely, and sign (case # excluded). Please leave a valid Cell Phone Number so as not to hold up the application if a problem arises. List the amount of copies (21) submitted. This will be checked by The Planning Board Secretary.

**Pgs. 2 & 3 - Statement & Variance** sheets that must be notarized. Two applications must have a raised Notary seal. The remaining applications may be copied.

**Pg. 4 - Copy of Notice to Adjoining property owners.** (200 foot search) This is the notice that the applicant must send to all residents within 200 feet of their property. *The list of property owner(s) is available from the Tax Assessor’s Office. The date of the hearing MUST be obtained from the Planning Board Secretary to include in the notice after the packet is deemed complete.*

**Pg. 5 - Proof of Service** - Notarized sheet from applicant of 200 foot service.

**Pg. 6 - Certification by Tax Collector** that taxes are “Paid in Full” by Block & Lot.

Additional items that must be included, and are listed on the Checklist page # 1:

A) Copies of the Zoning Denial letter
B) Copy of the Survey (Less than 3 years old).
C) Architectural Plans, with front & side height elevations.
D) Plot Plans, including existing & proposed setbacks. Note: On use variances or other than single family homes, plot plan to include, but not limited to; A Key Map, a map showing all buildings within 200 foot of the proposed work site. Plans Drawn to Scale
E) All plans are to be folded; and are to be stored in legal folders.
F) Affidavit of Publication (Star Ledger 973-392-4104 or Asbury Park Press 732-643-3661)
G) Certified Mail return receipts enclosed. Including Utilities & Borough of Keansburg.
H) Application Fee: 1 Check $ as per Fee Schedule/non-refundable fee.
I) Escrow Fees: 1 Check $ as per fee schedule/refundable balance

**Escrow:** additional fees may be required due to the approval process at the Planning Board level. The applicant will be notified via phone.

**Please Remember** - Applicants must build their Packets according to the instructions listed on this sheet and all instruction sheets that follow. Applicants must submit all notarized copies as listed as well as the total quantities listed. Total packets must be delivered to Borough Hall, 20 days prior to Meeting!
Site Plan Application – Planning Board of Adjustment

Must be submitted ten (10) days prior to Planning Board meeting

Name: ____________________________ Case# ____________________________
Address: ____________________________ Date: ____________________________
Phone #: ____________________________ Cell #: ____________________________

Application: (2 original copies notarized, pg. 3 - 21 total sets) ______ # submitted
Each Application (21 sets) must include a Copy of the Zoning Denial Letter (if you received a denial) ______ # submitted
Proof of Service (2 copies notarized, pg. 5 - include w/above) ______ # submitted
Copy of Notice to Adjoining Property Owners, pg. 4 - include w/above ______ # submitted
Certified list of Property Owners (include with originals) ______ # submitted
Available from the Tax Assessor, includes total properties & Utilities
A Certification of taxes being paid (include w/total sets) ______ # submitted
This certification is available from the Tax Collector
A Copy of a Survey (less than 3 years old - 21 total sets) ______ # submitted
Architectural Plans (include w/packet - 21 total sets) ______ # submitted
Plot Plans (include w/packet - 21 total sets) Note: plot plans # submitted to include all setbacks, sidelines, both existing and proposed as well as all accessories (Sheds, Pools, Decks, Fencing, Driveways, Garages, etc.). ______ # submitted
Affidavit of Publication (Star Ledger 973-392-4104 I Asbury Park Press 732-643-3661) ______ # submitted
Must be submitted ten (10) days prior to Planning Board meeting
Certification Mail Return Receipts (PS Form 3800, June 2002) ______ # submitted

Application Fees – as per Fee Schedule worksheet

<table>
<thead>
<tr>
<th>CHECK NON-REFUNDABLE FEES</th>
<th>CHECK #</th>
<th>AMOUNT</th>
<th>CHECK ESCROW (UNUSED FEES ARE REFUNDABLE)</th>
<th>CHECK #</th>
<th>AMOUNT</th>
</tr>
</thead>
</table>

IS APPLICATION COMPLETE? YES [ ] NO [ ]

APPLICANT’S SIGNATURE: ____________________________

APPLICANT’S SIGNATURE: COMPLETE INCOMPLETE ____________________________

PLANNING BOARD SECRETARY OR DESIGNEE: ____________________________

APPLICANT’S SIGNATURE: COMPLETE INCOMPLETE ____________________________

Page 1
Keansburg Planning Board of Adjustment - Statement & Variance Sheets - pgs. 2 & 3

1. I (we), ______________________________, The Applicant(s) Herein, whose Address is, ____________________________________________________________, am the Owner(s) [] int: ______

Prospective Purchaser(s) [ ] int: ____________of property located on, _______________ and designated as
Block: _____ and Lot _____ on the Official Keansburg Tax Map.

2. Said property is in a _______ ZONE, and is ________________ (Size) and has the following Structures on the property:

_________________________________________________________________________________
_________________________________________________________________________________

3. Request is Hereby made for permission To: (Indicate type(s) of structure(s) and use thereof):
_________________________________________________________________________________
_________________________________________________________________________________

4. The proposed structure or use is contrary to the Zoning/Development regulations of Keansburg.

5. The following is contrary to the Development Ordinance: list & detail all Variances to be sought.
_________________________________________________________________________________
_________________________________________________________________________________
_________________________________________________________________________________
_________________________________________________________________________________
_________________________________________________________________________________

Details and Variances can be obtained/from the Zoning Denial Letter which must be included in packet

6. Is the entire tract of land, Block. _______ Lot: _______ intended to be used? [ ] YES [ ] NO

7. Has the property been separated from an adjoining parcel? [ ] YES [ ] NO, if so when ________________________________

If YES, has The Planning Board approved the subdivision, __________________________Date: __________________________
Statement & Variance Sheet - Continued:

8. Has there been any previous appeal involving this parcel/premises? [ ] YES [ ] NO int: ____________
   If so, state date of filing: ____________________________ List all the details and results of the Appeal.
   ______________________________________________________________________________________________
   ______________________________________________________________________________________________
   ______________________________________________________________________________________________

9. By filing this application does the applicant(s) waive any and all rights gained previously ________________________

10. Are there any open construction permits, permit fees, code violations, or court case that may with due cause prevent the
    Planning Board from hearing this application? [ ] YES [ ] NO
    If Yes, List details: ______________________________________________________________________________
        ____________________________________________________________________________________________
        ____________________________________________________________________________________________

11. Attached hereto and made part thereof are all of the required 21 sets (packets) as detailed within the Checklist page (pg.1),
    including 21 sets of drawings, DRA WN TO SCALE, and containing all of the necessary measurements (setbacks, elevations, lot &
    structure square footage), and all structures and accessories (decks, garages, sheds, pools, fences, driveways, sidewalks, walks,
    patios, etc.) that are installed or within the confines of said property and are part and parcel of this application.

12. Check or Money Order for the Escrow (refundable balance) amount listed $ ________________________________

   I (we), the undersigned, being duly sworn according to law upon my oath do depose and state that all of the statements
   contained herein are based on my own knowledge and are true and correct.

   Signed: ________________________________ Date: ______________

   * If the applicant is NOT the owner of the property herein, the owner must sign the following consent

   * The foregoing application is hereby consented this ____________ Day of ______________________ _2O
   __________

   Owner’s Signature: ________________________________ Date: ______________

   Sworn to and subscribed before me on this. ____________ Day of (Month) ______________________ _20. ____

   Notary Signature: __________________________________________
   Date: __________________________________________________________

Two (2) application packets Must have raised Seal

Seal
In the matter of Appeal: ____________________________________________

To:  
_____________________________________________________________________________________________________

(Property owner within 200 feet)

You are hereby notified that has appealed from the action of the Zoning Officer of the Borough of Keansburg for a variance, interpretation, site plan, use variance, from Section __________________________ of the Developmental Regulations of the Borough of Keansburg, Chapter 22 of the Revised General Ordinances of the Borough of Keansburg so as to permit:

(Describe your proposed construction project or use and specify the individual relief (variances) you are requesting)

________________________________________________________________________________________________________________________________________________________________

________________________________________________________________________________________________________________________________________________________________

________________________________________________________________________________________________________________________________________________________________

________________________________________________________________________________________________________________________________________________________________

________________________________________________________________________________________________________________________________________________________________

On premises located at ____________________________________________, Keansburg, New Jersey Block: _____ Lot: _______

The Keansburg Planning Board of Adjustment has scheduled the hearing to be held on the _____ Day of ____________, 20___
at 7:00 PM in the Council Chambers of the Municipal Building, 29 Church Street, Keansburg, NJ as the time and place for said appeal.

You or your agent or attorney are privileged to attend said hearing and may present any and all objections which you may have to the granting of the relief sought in the petition. The application and related documents are on file in the Office of the Municipal Clerk and are available for review and inspection.
Keansburg Planning Board of Adjustment  
Borough of Keansburg, Monmouth County, New Jersey  

In the Matter of the application of:  

PROOF OF SERVICE  

County of Monmouth  
State of New Jersey  

I __________________, being duly sworn on my Oath, Depose and say: I am the owner, Applicant,  

Agent, of Applicant __________________________________________________________  

That at the date herein after stated I served a Notice of which the annexed is a true Copy, upon the following property owners each of whose property is within Two Hundred Feet of the property of the Applicant to be affected in this matter, in the manner following, that is to say:  

A. Personally, by handing such a true copy to said property owners, being residents of the Borough of Keansburg as follows: (Attachment)  

B. By mailing via registered mail, such a true copy to the last known address of the property owners, as shown by the most recent Tax list of said Borough, said persons being non-residents of said Borough, as follows: (Attachment)  

C. One legal notice to be placed in one of the approved papers of the Borough - The Star Ledger (973-392-4104) or The Asbury Park Press (732-643-3661). An affidavit of Publication, along with an actual copy of the publication must be filed with the Planning Board Secretary.  

Sworn to and subscribed before me on this ______ Day of (Month) ___________ 20 ___  

Notary Signature:________________________________________________________________  

Date:_________________________________  

Two application packets. **Must** have raised a raised Seal  

Seal
CERTIFICATION OF TAXES

BLOCK ________    LOT _________

PROPERTY LOCATION: ____________________________________________________________

The Status of Property taxes at the above location are as follows:

___________________________________________________________________________

___________________________________________________________________________

___________________________________________________________________________

___________________________________________________________________________

___________________________________________________________________________

___________________________________________________________________________

Should any additional information or an update be required; please utilize the above contact numbers.

Date: __________________________

________________________________
Thomas P. Cusick, CTC Tax Collector
FOR NEW BUSINESS / COMMERCIAL APPLICANTS ONLY

ALL NEW BUSINESSES THAT ARE SUBJECT TO AN ANNUAL MERCANTILE LICENSE MUST OBTAIN AN INITIAL BACKGROUND CHECK, MERCANTILE LICENSE AND POSSIBLE BOARD OF HEALTH LICENSE.

IF YOUR NEW BUSINESS WILL BE PURCHASING, SELLING OR DISTRIBUTING FOOD ITEMS YOU MUST OBTAIN A BOARD OF HEALTH LICENSE

PLEASE CONTACT THE BOARD OF HEALTH SECRETARY AT 732-787-0215 X114

IF YOUR NEW BUSINESS WILL BE CONDUCTING RETAIL TRANSACTIONS WITH THE PUBLIC YOU MUST OBTAIN A MERCANTILE LICENSE

PLEASE CONTACT THE MUNICIPAL CLERK’S OFFICE AT 732-787-0215 X112