

Township of Dennis
571 Petersburg Road
Dennisville, NJ 08214

The application with supporting documentation must be filed with the Planning Board Administrator between the first (1st) and fifteenth (15th) of the month prior to the scheduled.

TO BE COMPLETED BY TOWNSHIP STAFF ONLY

Date Filed: _____ Application No. _____
Application Fee: \$ _____
Escrow Deposit: \$ _____

Scheduled for: Review of Completeness _____ Hearing _____

TO BE COMPLETED BY APPLICANT

1. **SUBJECT PROPERTY:**

Location: **2153 Route 47**

Tax Map:

Page: **3**

Block(s) **5**

Lot(s) **7.01 & 7.02**

Page: _____

Block(s) _____

Lot(s) _____

Dimensions:

Frontage: **794.68' Total** Depth: **1196.35' Total** Total Area: **11.20 Acres**

2. **APPLICANT:**

Name: **Estate of Helen Wolf**

Address: **178 Stipsons Island Road, Eldora, New Jersey 08270-9200**

Phone: **(609) 425-3863**

Applicant is a Corporation _____ Partnership _____ Individual **X (Estate)** LLC _____

3. **DISCLOSURE STATEMENT:**

Pursuant to N.J.S.A. 40:55D-48.1, the names and addresses of all persons owning 10% of the stock in a corporate applicant of 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 con-corporate stockholders and partners exceeding the 10% ownership criterion have been disclosed.

(Attach pages as necessary to fully comply)

Name: _____ Name: _____

Address: _____ Address: _____

Interest: _____ Interest: _____

4. **If Owner is other than the Applicant**, provide the following information on the

Owner(s):

Owner's Name: _____ Phone No. _____

Owner's Address: _____ Fax No.: _____

5. **PROPERTY INFORMATION:**

Restrictions, covenants, easements, association by-laws, existing or proposed, must be submitted for review and must be written in comprehensible English for approval.

Note: All deed restrictions, covenants, easements, association by laws, existing or proposed, must be written in comprehensible English for approval.

Present use of the premises: **Single family residence on Lot 7.01 and Single family residence on Lot 7.02**

6. **Applicant's Attorney:** Charles W. Sandman, III Phone No.: (609) 536-9556
Address: _____ Fax No.: (609) 463-3588
7. **Applicant's Engineer:** Gibson Associates, P.A. Phone No.: (609) 624-1944
Address: 522 Sea Isle Blvd. Fax No.: (609) 624-1994
Ocean View, NJ 08230
8. **Applicant's Planning Consultant:** N/A Phone No.: () _____
Address: _____ Fax No.: () _____
9. **Applicant's Traffic Engineer:** N/A Phone No.: () _____
Address: _____ Fax No.: () _____
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 Phone No.: () _____
Field of Expertise: _____ Fax No.: () _____
Address: _____

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

SUBDIVISION:

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

Number of lots to be created 0 Number of proposed dwelling units N/A
 (include remainder lot) (if applicable)

SITE PLAN:

- 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 footage)
 _____ Total Number of proposed dwelling units

- Variance Relief (hardship) N.J.S. (40:55D-70c(1))
 Variance Relief (substantial benefit) N.J.S. (40:55D-70c(2))
 Conditional Use Approval N.J.S. (40:55D-67)
 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: Pre-existing side yard variance not exacerbated by subdivision (section 185-14E), any and all variances that may be deemed necessary.
13. **Waivers Requested** of Development Standards and/or Submission Requirements:
 (Attach additional pages as needed) (1) Waiver of providing the size and capacity of the proposed sanitary facilities (section 165-10A(9)) NONE PROPOSED, and (2) any and all additional waivers that may be deemed necessary.
14. **a. Attach a copy of the 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.

15. **b. 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.
c. An Affidavit of Service on all property owners and a Proof of Publication must be filed before the application will be complete and the hearing can proceed.
16. **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):
The applicant is seeking approval to reposition existing division line between lots 7.01 & 7.02 to satisfy an estate.
-
17. **Is a public water** line available? No
18. **Is public sanitary sewer** available? No
19. **Does the application** propose a well and septic system? No
20. **Have any proposed** new lots been reviewed with the Tax Assessor to determine appropriate lot and block numbers? N/A
21. **Are any off-tract** improvements required or proposed?
No
22. **Is the subdivision** to be filed by Deed or Plat?
Plat
23. **What form of security** does the applicant propose to provide as performance and maintenance guarantees? N/A
24. **Other approvals** which may be required and date plans submitted:
- | | <u>Yes</u> | <u>No</u> | <u>Date Plans Submitted</u> |
|---|------------|------------|-----------------------------|
| Dennis Township Municipal Utilities Auth. | <u> </u> | <u>X</u> | <u> </u> |
| Cape May County Health Department | <u> </u> | <u>X</u> | <u> </u> |
| Cape May County Planning Board | <u>X</u> | <u> </u> | <u> </u> |
| Cape May County Soil Conservation Dist. | <u> </u> | <u>X</u> | <u> </u> |
| NJ Department of Environmental Protection | <u> </u> | <u>X</u> | <u> </u> |
| Sewer Extension Permit | <u> </u> | <u>X</u> | <u> </u> |
| Sanitary Sewer Connection Permit | <u> </u> | <u>X</u> | <u> </u> |
| Stream Encroachment Permit | <u> </u> | <u>X</u> | <u> </u> |
| Waterfront Development Permit | <u> </u> | <u>X</u> | <u> </u> |
| Wetlands Permit | <u> </u> | <u>X</u> | <u> </u> |
| Tidal Wetlands Permit | <u> </u> | <u>X</u> | <u> </u> |
| Potable Water Construction Permit | <u> </u> | <u>X</u> | <u> </u> |
| NJ Department of Transportation | <u> </u> | <u>X</u> | <u> </u> |
| Pinelands Comm. Certificate of Filing | <u> </u> | <u> </u> | <u> </u> |
| Public Service Electric & Gas Comp. | <u> </u> | <u>X</u> | <u> </u> |
| Other | <u> </u> | <u>X</u> | <u> </u> |
25. **Certification** from the Tax Collector that all taxes due on the subject property have been paid must be included with this application.
26. **List of Maps, Reports** and other materials accompanying the application. (Attach additional pages as required for complete listing)
- | <u>Quantity</u> | <u>Description of Item</u> |
|-----------------|---|
| <u>17</u> | <u>Plan of Proposed Minor Subdivision</u> |

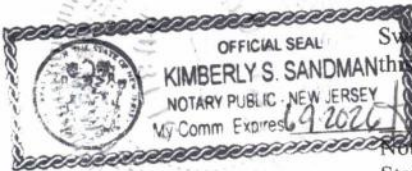
The Applicant hereby request that copies of the reports of the professional staff reviewing this application be provided to the following of the applicant's professionals:

Specify which reports are requested for each of the applicant's professionals or whether all reports should be submitted to the professionals listed.

Applicant's Professional Reports Requested:
Attorney: Charles W. Sandman, III Reports Requested: All reports
Engineer: Gibson Assoc., PA Reports Requested: All reports

CERTIFICATIONS

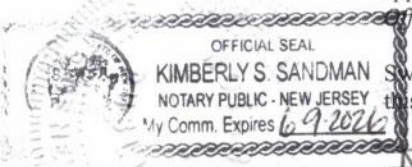
- 27. I certify that the foregoing statements and the materials submitted are true. I further certify that I am the individual applicant or that I am an Officer of the Corporate applicant and that I am a general partner of the partnership applicant. (If the applicant is a corporation this must be signed by an authorized Corporate Officer. If the applicant is a partnership, this must be signed by a general partner.)



Sworn to and subscribed before me this 15th day of November, 2021
Kimberly Sandman
Notary Public
State of New Jersey

by: Janice Wolf Rose
Janice Wolf Rose, co-executor
Estate of Helen Wolf

- 28. I certify that I am the owner of the property which is the subject of this application, that I have authorized the applicant to make this application and that I agree to be bound by the application, the representations made and the decision in the same manner as if I were the applicant. (If the owner is a corporation, this must be signed by an authorized Corporate Officer. If the owner is a partnership, this must be signed by a general partner.)



Sworn to and subscribed before me this 15th day of November 2021
Kimberly Sandman
Notary Public
State of New Jersey

by: Janice Wolf Rose
Janice Wolf Rose
by: Co-executor
Estate of Helen Wolf

- 29. I understand that the sum of \$1000.00 has been deposited in an escrow account. In accordance with the Ordinance of the Township of Dennis, I further understand that the escrow account is established to cover the cost of professional services including engineering, planning, legal and 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.

Date: 11.15.2021

by: Janice Wolf Rose
Janice Wolf Rose

PLEASE TAKE NOTICE that on **Thursday, December 16, 2021 at 7:00 pm**, a hearing will be held via video conference before the **Dennis Township Consolidated Land Use Board** in the matter of the application by **___Estate of Helen Wolf___** regarding the property located at **_2153 Route 47, Eldora, NJ 08270_**, Block **___5___**, Lot **___7.01 and 7.02___**. The Applicants **seek to Subdivide a portion of Lot 7.01 and consolidate the subdivided portion with lot 7.02 to satisfy the distribution of the Estate of Helen Wolf. The Applicants also seek any other variances or waivers to permit the project.**

While New Jersey's Executive Order 103 and Executive Order 107 are in effect, the Division of Local Government Services has issued guidance to ensure continuity of Land Use application procedures, to ensure due process is afforded during **Consolidated Land Use Board** hearings and to remind local units to adhere to appropriate social distancing and health measures as they implement this process. In-person attendance at the hearing by the applicant, the Board or the public is prohibited.

Maps and other documents relating to this matter shall be available at least ten (10) days prior to the meeting date for inspection. Under the present circumstances, the maps and other documents relating to this matter shall be posted for public review on the Dennis Township Consolidated Land Use webpage located at <https://dennistwp.org/consolidated-land-use/> free of charge. Any Members of the public experiencing difficulty accessing the free online material are advised to contact the Board Secretary at **(609) 861-9705** to arrange for review of a hard copy of the plans and application materials by mail or via a secure public location.

All parties to the hearing, including the public, must no less than two days in advance of the meeting provide to the Board Secretary any additional documents or exhibits to be presented at the hearing. These additional documents and exhibits shall be individually labeled by the submitting party as an exhibit and the Board Secretary shall post the labeled exhibits prior to and for the video meeting. Please contact the Board Secretary at **(609) 861-9705** to arrange delivery options of the Exhibits and to advise the Board Secretary of your anticipated participation.

INSTRUCTIONS TO PARTICIPATE IN VIRTUAL ONLINE MEETING:

In order to participate in this hearing including the opportunity to comment, the following options are available:

- Dial in via phone at **1-929-205-6099** or **1-301-715-8592** and enter **Meeting ID: 882 7676 6069** and **Password: 737811** for voice connection; or
- Type in the following link on the internet browser of your desktop computer or laptop: <https://us02web.zoom.us/j/88276766069?pwd=WHBRRGlzMnh2aVBYSXk4S09QZkNUQT09> at the date and time above for video or audio access. You may join the meeting through your internet browser or download the application to your computer; or
- For Smart Phones download the "Zoom" application. Open the app and enter **Meeting ID: 882 7676 6069** in the search bar and enter your full name and **Password: 737811** when prompted.

Prior to the hearing, you are encouraged to review the instructions to participate through your choice of electronic attendance. The plans, application and applicable documents for the hearing are posted on the internet at <https://dennistwp.org/consolidated-land-use/>.

For those individuals lacking the resources or know-how for technological access, please contact the Board Secretary at **(609) 861-9705** during normal business hours for assistance in delivering exhibits, accessing the plans and the meeting.