

LAND USE AND DEVELOPMENT REGULATIONS

30-12

Borough of Fair Haven
Land Development Application Checklist

Name of Application: Minor Subdivision Plan Date: January, 2021

Block: 5 Lot(s): 19 Address: 101 Princeton Road

Individual Completing Checklist: Mark R. Aikins, Attorney for Applicant Title: Attorney

An application shall not be considered complete until all the materials and information specified below has been submitted, unless upon receipt of a written waiver request from the applicant, a specified requirement is waived by the municipal agency. The waiver request shall be granted or denied within 45 days of receipt of said request. If an item is considered by the applicant to be "Not Applicable", a waiver request should be made.

Item Number	Minor						Major			Variance	Item Description	Applicant Mark	Status	Borough Mark	Comments
	Prelim						Final			40:55D-70					
	Subdivision	Site Plan	Subdivision	Site Plan	Subdivision	Site Plan	(a) & (b)	(c)	(d)						
1	•	•	•	•	•	•	•	•	•	•	Completed Application Form	x	Complies		
													Waiver		
2	•	•	•	•	•	•	•	•	•	•	Calculation of the application fee and review escrow	x	Complies		
													Waiver		
3	•	•	•	•	•	•	•	•	•	•	Individual checks made out to the Borough of Fair Haven in the amount calculated for the application fee and review escrow	x	Complies		
													Waiver		
4	•	•	•	•	•	•	•	•	•	•	A completed Checklist (latest revision) with written explanations for all requested completeness waivers.	x	Complies		
													Waiver		

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	Subdivision	Site Plan	Prelim		Final	40:55D-70							
			Subdivision	Site Plan	Subdivision	Site Plan	(a) & (b)	(c)					
5	•	•	•	•	•	•	•	•	Completed Eserow Agreement signed by owner and applicant.	x	Complies		
											Waiver		
6	•	•	•	•	•	•	•	•	Completed Ownership Disclosure Statement.	x	Complies		
											Waiver		
7	•	•	•	•	•	•	•	•	Tax Collector Certification from the Borough Tax Collector that all current taxes and assessments on the property are paid to date.	x	Complies		
											Waiver		
8	•	•	•	•	•	•	•	•	Certified list of property owners within 200' of the property as prepared by the Borough Tax Assessor.	x	Complies		
											Waiver		
9	•	•	•	•	•	•	•	•	Completed Monmouth County Planning Board application. Copy of a check made payable to "Monmouth County."	x	Complies		
											Waiver		
10	•	•	•	•	•	•	•	•	Completed Freehold Soil Conservation District (FSCD) application. Copy of a check made payable to "FSCD."	x	Complies		
											Waiver		

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	Subdivision		Site Plan		Prelim	Final	40:55D-70							
	Subdivision	Site Plan	Subdivision	Site Plan	Subdivision	Site Plan	(a) & (b)	(c)	(d)					
11	•	•	•	•	•	•	•	•	•	Completed Monmouth County Health Department application. Copy of a check made payable to "Monmouth County."	Complies		Not Applicable	
										Waiver				
12	•	•	•	•	•	•				Public utility "will serve" letters.	Complies		To be advised	
										Waiver				
13			•	•	•	•				Environmental Impact Assessment	Complies			
										Waiver				
14	•	•	•	•	•	•				Freshwater wetlands Letter of Interpretation.	Complies		Not Applicable	
										Waiver				
15	•	•	•	•	•	•				List of all Federal, State, regional, and/or municipal approvals or permits required.	Complies		Not Applicable	
										Waiver				
16	•	•	•	•	•	•	•	•	•	Copies of all easements, covenants and deed restrictions including metes and bounds descriptions, on or affecting the property in question.	x	Complies		
										Waiver				

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			Prelim	Final	40:55D-70							
	Subdivision	Site Plan	Subdivision	Site Plan	Subdivision	Site Plan	(a) & (b)					
17	•	•	•	•	•	•	•	Twenty (20) prints prepared by a New Jersey licensed Professional Engineer or Land Surveyor. Each sheet must be signed and sealed by the appropriate professional. (8 copies 24x36, 12 copies 11x17).	x	Complies		
											Waiver	
18	•	•	•	•	•	•	•	A digital copy of the plan in .dwg format (ACAD 2007 or later) and .pdf format (Adobe).	x	Complies		
											Waiver	
19	•		•	•				Certification from the Borough Tax Assessor approving the block and lot designations.		Complies		TBA
											Waiver	
20			•					Certification from the Borough approving the road names and subdivision name.		Complies		
											Waiver	
21		•		•				An affirmative statement in writing indication how all applicable conditional use standards are met.		Complies		
											Waiver	
22				•	•			An engineer's estimate of all the improvements identified on the approved preliminary plan, which remain to be completed at the time of final plat.		Complies		
											Waiver	

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	Prelim		Final												
	Subdivision	Site Plan	Subdivision	Site Plan	Subdivision	Site Plan	(a) & (b)	(c)	(d)						
27	•	•	•	•	•	•	•	•	•	Photograph(s) of the subject property.	x	Complies			
													Waiver		
28	•	•	•	•	•	•	•	•	•	List of variances required or requested.	x	Complies			
													Waiver		
29	•	•	•	•	•	•				List of requested design waivers or exceptions.	x	Complies			
													Waiver		
Plans shall show or include the following:															
30	•	•	•	•	•	•				Map scale not less than 1" = 100', showing the entire tract on one sheet not exceeding 24"x36."	x	Complies			
													Waiver		
31	•	•	•	•	•	•				Key map at specified scale showing location to surrounding properties, streets, watercourses, municipal boundaries, etc., within 500' of property.	x	Complies			
													Waiver		
32	•	•	•	•	•	•				Site or Subdivision name.	x	Complies			
													Waiver		
33	•	•	•	•	•	•				Name, signature, license number, seal, address, phone number, web address, and email address of professional responsible for preparing the plans.	x	Complies			
													Waiver		

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	Subdivision	Site Plan	Subdivision	Site Plan	Subdivision	Site Plan	(a) & (b)	(c)	(d)						
34	•	•	•	•	•	•					Title block denoting type of application, tax map sheet, County, name of municipality, block and lot, and street location	x	Complies		
													Waiver		
35	•	•	•	•	•	•					Name, address, and phone number of property owner and applicant.	x	Complies		
													Waiver		
36	•	•	•	•	•	•					North arrow and scale	x	Complies		
													Waiver		
37	•	•	•	•	•	•	•	•			Schedule of required zone district requirements. Include basis for building and lot coverage, building height, FAR, and habitable floor area.	x	Complies		
													Waiver		
38	•	•	•	•	•	•					Approval signature block for Board Chairman, Secretary, and Borough Engineer.	x	Complies		
													Waiver		
39	•		•		•						Certification blocks required by map filing law.	X	Complies		
													Waiver		
40	•		•		•						Monumentation as specified by map filing law.	X	Complies		
													Waiver		
41	•	•	•	•	•	•	•	•			Date of current property survey.	x	Complies		
													Waiver		

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	Subdivision		Site Plan		Subdivision		Site Plan		40:55D-70								
	Subdivision	Site Plan	Subdivision	Site Plan	Subdivision	Site Plan	(a) & (b)	(c)	(d)								
42	•		•		•								Metes and bounds description showing dimensions, bearings of original and proposed lots.	x	Complies		
															Waiver		
43	•		•		•	•							Metes and bounds description showing dimensions, bearings, curve data, length of tangents, radii, arcs, chords, and central angles for all centerlines and rights-of-way and centerline curves on streets.	X	Complies		
															Waiver		
44	•	•	•	•	•	•							Acreage of tract to the nearest tenth of an acre.	x	Complies		
															Waiver		
45	•	•	•	•	•	•	•	•					Date of original preparation and of each subsequent revision.	x	Complies		
															Waiver		
46	•	•	•	•	•	•	•	•					Size and location of any existing and proposed structures with all setbacks dimensioned.	x	Complies		
															Waiver		
47	•	•	•	•	•	•							Size and location of all existing structures within 200' of the site boundaries.	x	Complies		
															Waiver		
48	•		•		•								Tax lot and block numbers of existing and proposed lots.	x	Complies		
															Waiver		

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49	•		•		•							X	Complies				
													Waiver				
50	•	•	•	•	•	•						x	Complies				
													Waiver				
51	•	•	•	•	•	•						X	Complies				
													Waiver				
52	•	•	•	•	•	•						x	Complies				
													Waiver				
53	•	•	•	•	•	•						X	Complies				
													Waiver				
54			•	•	•	•							Complies				
													Waiver				
55	•		•		•							X	Complies				
													Waiver				
56			•										Complies				
													Waiver				
57	•		•										Complies				
													Waiver				

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58			•	•	•	•					Phasing plan as applicable.	Complies			
												Waiver			
59						•	•				Solid waste management and recycling plan showing holding location and provisions for waste and recyclables.	Complies			
												Waiver			
60	•	•	•	•	•	•					Site layout showing all roadways, circulation patterns, curb, sidewalk, buffers, structures, open space, recreation, etc., as applicable.	X	Complies		
													Waiver		
61	•	•	•	•	•	•					Grading and utility plan.		Complies		
													Waiver		
62	•	•	•	•	•	•					Profiles of existing and proposed roadways and including all utilities and stormwater facilities. Roadway cross section at 50' intervals.	X	Complies		
													Waiver		
63	•	•	•	•	•	•					Landscaping plan.		Complies		
												X	Waiver		
64	•	•	•	•	•	•					Soil erosion and sediment control plan prepared in accordance with the standards for soil erosion and sediment control standards in New Jersey.		Complies		Soil Erosion Plan to be submitted
													Waiver		

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	Subdivision	Site Plan	Subdivision	Site Plan	Subdivision	Site Plan	(a) & (b)	(c)	(d)					
65	•	•	•	•	•	•				Lighting plan.		Complies		
											X	Waiver		
66	•	•	•	•	•	•				Construction details for any on-site and off-site improvement.	X	Complies		
												Waiver		

(2002 Code § 16.48.020; Ord. No. 2014-18)