

TOWNSHIP OF HAMILTON
MERCER COUNTY, NEW JERSEY

SITE PLAN / CONDITIONAL USE / ADDITIONAL PARKING SPACES APPROVAL

A. Application is hereby made for:

_____ Sketch Site Plan	_____ Preliminary Site Plan
_____ Final Site Plan	_____ Addition of Parking Spaces
_____ Conditional Use Permit	_____ Revision to site plan:
	_____ Preliminary _____ Final

B. OWNER(S) : _____

Address: _____

Daytime Telephone: _____

APPLICANT(S) : _____

Address: _____

Daytime Telephone: _____

C. NAME AND ADDRESS OF PERSON PREPARING ALL PLANS:

Name: _____ (Profession)

Address: _____ (License No.)

_____ Telephone: _____

D. PROPERTY DESCRIPTION: _____ NAME OF DEVELOPMENT: _____

Location: _____

MAP _____ SECTION _____ LOT _____ ZONE _____

Size of Lot: _____

Size of Building(s): _____ Sq. Ft. _____ Stories

Lot Coverage (structures): _____ Sq. Ft. _____ Percent

Lot Coverage (all impervious surfaces) _____ Sq. Ft. _____ Percent

City water? _____ Sewer? _____

Located on: Municipal Street - _____

County Road - _____

State Highway - _____

Are municipal streets paved, gravel or on paper? _____

E. Proposed Land Use: _____

F. Description of proposed operations including hours of operation: _____

G. If proposal is for residential construction how many dwelling units? _____

H. Type of ownership anticipated? _____

I. Estimated Cost of Construction: \$ _____

J. Are any deed restrictions contemplated? _____ Yes _____ No
If so, attach a copy of the deed restriction.

K. Is dedication of land for road or other reasons required? _____ Yes _____ No
If so, complete the following:

Name of Road(s) _____
Number of Feet _____
Remarks _____

L. Previous action by: _____ PLANNING BOARD _____ ZONING BOARD

Date: _____ Application No. _____

M. Does this application represent a request for simultaneous approval of a site plan and/or conditional use, and/or subdivision and/or flood plain relief, and/or variance relief and/or waiver from subdivision or site plan standards?
_____ Yes _____ No
If so, state type of additional approvals being sought: _____

N. Does this application meet all the requirements of all township development ordinances?
_____ Yes _____ No If not, explain discrepancies: _____

O. If an application is being made for additional parking spaces -

1. Is this a revision to an approved site plan? _____ Yes _____ No
2. Why are additional parking spaces necessary? _____

3. Does the site presently meet the parking and/or loading requirements of the site plan ordinance? _____ Yes _____ No
DETAILS: _____

4. What precautions will be taken to insure positive drainage of surface water?

5. What buffering is being undertaken so that neighboring property owners are guaranteed there will be not intensification of the nuisances associated with pavement? _____

P. If application is being made for final site plan approval, does the final plan conform to the preliminary plan in regard to all site plan details?

_____ Yes _____ No

If not, indicate all changes: _____

Q. If application is made for a conditional use approval under Section 601 et seq. of the Zoning Ordinance, explain the following:

1. Explain how the proposed use is not detrimental to the public welfare? _____

2. Explain how the proposed use will not substantially impair the intent of the purposes of the Zoning Ordinance? _____

3. EXPLAIN THE FOLLOWING IN DETAIL:

a. How the proposed use will not be prejudicial to the character of the neighborhood. _____

b. How the proposed use does not adversely affect the general plans for the physical development of the Township as embodied in the Zoning Ordinance and Master Plan. _____

c. How the proposed use will not be detrimental to the use and development of adjoining property or the general neighborhood. _____

d. How the proposed use will not be affected adversely by the existing uses. _____

e. How the proposed use will adequately provide for accessible facilities for the estimated traffic from public streets and sidewalks. _____

f. How the proposed use meets the off street parking, loading and service requirements of the ordinance. _____

g. How the proposed use meets the screening and buffer strip requirements of the ordinance. _____

h. How the proposed use meets the requirements that no outdoor flood lighting shall shine directly or indirectly on any abutting property. _____

i. Explain the reasonableness of the use in terms of logic, efficiency, economics, and extension of public service facilities such as water, sewer, police and fire protection, transportation, recreation and public schools.

4. List here any special conditions which the applicant believes should be imposed on the property. _____

R. List of maps and other material accompanying the application and the number of each:

I hereby certify that all of the foregoing statements and the information contained in the papers submitted herewith are true to the best of my knowledge.

Applicant: _____ Date: _____

I am, we are aware of and consent to the filing of this application.

Owner(s) _____ Date: _____

REQUIRED REFERRALS FOR SUBDIVISION AND SITE PLAN APPLICATIONS

The applicant before a local Land Development Board is required by law to refer their application to the agencies as specified below. The Planning Board and/or Zoning Board of Adjustment cannot decide on an application until letters of approval are received from the required agencies.

1. A request for approval on water supply and sewerage facilities for developments with 50 or more realty units shall be referred to the State Department of Environmental Protection (N.J.S.A.13:9A-1-10).
2. Requests for approval on any development, filling, dredging, excavation, soil removal, dumping or discharging in flood hazard areas shall be referred to the State Department of Environmental Protection (N.J.S.A.58:16A-5-66).
3. Requests for approval on subdivisions or site plans of 150 acres or 500 dwelling units shall be referred to the Department of Community Affairs (N.J.S.A.40:55D-12).
4. Requests for approval on subdivisions shall be referred to the County Planning Board (N.J.S.A.40:27-6.3).
5. Requests for approval on site plans shall be referred to the County Planning Board (N.J.S.A.40:27-6.7).
6. Hearings on Planning or Zoning (variances) matters within 200 ft. of a municipal boundary shall be referred to the adjacent municipality. (N.J.S.A.40:55D-12).
7. Requests for approval on subdivisions and site plans adjacent to State Highways shall be referred to the Commissioner of Transportation. Applicants must secure curb cut and drainage approval from the Department of Transportation.
8. Requests for approval on subdivisions and site plans of more than five thousand square feet shall be referred to the Soil Conservation District (N.J.S.A.4:24-39).