



Fee Date:
Check #:
Cash: 0

ZONING REVIEW

ID: 307317936

Date: 12/06/2016

Fee: \$ 35.00

PROPOSED WORK

- | | | |
|---|---|--|
| <input type="checkbox"/> Adding a New Use to a Property | <input type="checkbox"/> Home Occupation | <input type="checkbox"/> Private Garage |
| <input type="checkbox"/> Air Condensor Unit(s) | <input type="checkbox"/> Interior Remodel - Comm / Res | <input type="checkbox"/> Residential Addition |
| <input type="checkbox"/> Commercial Addition | <input type="checkbox"/> New Accessory Structure | <input checked="" type="checkbox"/> Signs |
| <input type="checkbox"/> Continuing/Changing Use | <input type="checkbox"/> New Commercial Business | <input type="checkbox"/> Solar |
| <input type="checkbox"/> Deck/Balcony | <input type="checkbox"/> New Ownership of Property/Business | <input type="checkbox"/> Storage Shed |
| <input type="checkbox"/> Driveway / Sidewalk / Apron | <input type="checkbox"/> New Residence | <input type="checkbox"/> Swimming Pool/Hot Tub |
| <input type="checkbox"/> Fence/Retaining Wall | <input type="checkbox"/> Porch | <input type="checkbox"/> Zoning Determination |
| <input type="checkbox"/> Other: _____ | | |

The Neptune Township Zoning Map, Land Development Ordinance and its amendments can be found online at www.neptunetownship.org/departments/land-use.

ALL APPLICATIONS WITHIN THE HISTORIC DISTRICT REQUIRE HPC APPROVAL.

IF ANY OF THE REQUESTED INFORMATION IS SUBMITTED INCOMPLETE,
THEN THIS APPLICATION SHALL BE RETURNED UNPROCESSED.

- Location of property for which zoning permit is desired:**
Street Address: 25-75 S MAIN ST **Block:** 306 **Lot:** 7 **Zone:** B-1
- Applicant Name:** Joseph Craven- SignArt, Inc. **Phone No.** (269)381-3012 **Fax No.** (269)381-0999
Applicant's Address: 5757 E. Cork Street, Kalamazoo, MI 49024
Email: jcraven@signartinc.com
- Property Owner Name:** WEST GROVE SQUARE ASSOC LLC **Phone No.** **Fax No.**
Property Owner's Address: 3899 ROUTE 516 OLD BRIDGE, NJ 08857
Email: jcraven@signartinc.com
- Present Approved Zoning Use of the Property:** Retail Shopping Center for Permitted Uses within the Zoning District
- Proposed Zoning Use of the Property:** Retail Shopping Center for Permitted Uses within the Zoning District
- Describe in detail the activity or activities you are proposing. If you are proposing construction, then describe in detail the dimension and setbacks. If you are proposing a use, then describe the proposed use.**

The proposed construction for exterior sign changes will remove old, outdated signs "PHOTO" and "FOOD MART" and replace with new "Hackensack Meridan Health/RediClinic" signs. All existing electrical circuits will be utilized, mounting detail and square footages are included on attached designs.

- Has the above referenced premises been the subject of any prior application to the ZONING BOARD OF**

ADJUSTMENT or PLANNING BOARD?

Yes No If Yes, state date:

Board: Resolution # (if any):00/52 (submit a copy of the Resolution)

8. For all exterior work pertaining to additions and accessory structures, excluding fences, please provide:

Building Coverage: 0

Lot Coverage: 0 (Please include calculations)

40:55D-68.3.Penalty for false filing.Any person who knowingly files false information under this act shall be liable to a civil penalty not to exceed \$1,000 for each filing. any penalty imposed under this section may be recovered with costs in a summary proceeding pursuant to "the penalty enforcement law," N.J.S.2A:58-1 et seq.

-----FOR OFFICE USE-----

Zoning Review Notes:

01/03/2017 01/03/2017 = The present approved zoning use of the property is a "Retail Shopping Center for Permitted Uses within the Zoning District".

The present approved uses on the property include:

1. Restaurant, take-out (Bagel Talk)
2. Convenience stores (7-Eleven)
3. Coin-operated laundries & drycleaners (Busy B's Launderette)
4. Pharmacies & drug stores (Rite Aid)
5. Barber & beauty shops, beauty salons & parlors, hairdressers/ Manicure salon or nail services (The Grove Hair & Nails)
6. Restaurant, take-out (Luigis Pizzeria)
7. Restaurant, take-out (Clancy's Tavern)
8. Bank (PNC Bank)
9. Restaurant, take-out (Subway)
10. Family clothing & apparel stores (Urban Source)
11. Restaurant, take-out (Yummy Yummy)
12. Private mail centers (The UPS Store)
13. Restaurant, take-out (Burger King)
14. Radio, television & other electronics stores (Radio Shack)

PROPOSED LOCATION: Rite Aid

The applicant describes the proposed use in detail:

"The proposed construction for exterior sign changes will remove old, outdated signs "PHOTO" and "FOOD MART" and replace with new "Hackensack Meridan Health/RediClinic" signs. All existing electrical circuits will be utilized, mounting detail and square footages are included on attached designs."

The applicant is proposing to remove the existing "PHOTO" and "FOOD MART" wall mounted signage from the building.

The applicant is proposing to construct "Hackensack Meridan Health/RediClinic" wall mounted signage in the same location and same square footage.

The applicant is approved for the above mentioned construction. The proposed signage shall be constructed as indicated on the stamped "approved zoning" plans.

Construction Department approval is required.

Status

Approved Denied

Referrals

Construction

HPC

Engineering

Planning Board

Zoning Board

Mercantile

Code Enforcement