



Fee Date: 02/22/2019
Check #: 1396
Cash: 0

ZONING PERMIT

ID: 550192273

Date: 02/22/2019

Fee: \$ 35.00

PROPOSED WORK

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

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.

1. Location of property for which zoning permit is desired:

Street Address: 1906 RUTHERFORD AVE Block: 1002 Lot: 16 Zone: C-7

2. Applicant Name: COLLARD REALTY, LLC (Thomas Collard) Phone No. (732)996-2490 Fax No.

Applicant's Address: PO BOX 3187 SEA BRIGHT, NJ 07760

Email: tom@collardrealty.com

3. Property Owner Name: COLLARD REALTY, LLC (Thomas Collard) Phone No. (732)996-2490 Fax No.

Property Owner's Address: PO BOX 3187 SEA BRIGHT, NJ 07760

Email: tom@collardrealty.com

4. Present Approved Zoning Use of the Property: One (1) building containing one (1) commercial unit for permitted uses within the zoning district

Business Name	Business Owner	Present Use
The Village	Mark Patock	Sports and Recreation Instruction - 611620

5. Proposed Zoning Use of the Property: One (1) building containing two (2) commercial unit for permitted uses within the zoning district

Proposed Uses:

Business Name	Business Owner	Proposed Use
The Village	Mark Patock	Sports and Recreation Instruction - 611620
Restaurant Depot		Lessors of Miniwarehouses and Self-Storage Units -

6. 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.

Storage of restaurant supply Equipment in east side of building. No construction required as two separate spaces are divided currently as two separate spaces. Mark Patock of village is currently approved and occupies the west side of the building. Johnson's Restaurant supply required no parking or signage.

7. 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): (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:

02/22/2019 The property is located within the C-7 Zoning District. The applicant indicates the present approved and proposed zoning use of the property to be "vacant new martial arts business approved". This is incorrect. The property consists of one (1) building containing one (1) commercial unit for permitted uses within the zoning district.

The existing building is nonconforming.

The applicant indicates the premises has not been subject to any prior application to the Zoning Board of Adjustment or Planning Board.

The present approved zoning use on the property:

- 1. Art, music, dance & martial-arts instruction (Sports and Recreation Instruction #611620) = The Village

The applicant describes the proposed work in detail:

Storage of restaurant supply Equipment in east side of building. No construction required as two separate spaces are divided currently as two separate spaces. Mark Patock of village is currently approved and occupies the west side of the building.

Johnson's Restaurant supply required no parking or signage.

ADDING A NE USE TO THE PROPERTY:

- The applicant is proposing to add the Lessors of Miniwarehouses and Self-Storage Units use to the property. This use comprises establishments primarily engaged in renting or leasing space for self-storage. These establishments provide secure space (i.e., rooms, compartments, lockers, containers, or outdoor space) where clients can store and retrieve their goods.

- This is a non-permitted use in the C-7 Zoning District. Zoning Board of Adjustment approval is required.

The applicant does not display compliance with the Land Development Ordinance.
Zoning Board of Adjustment, Mercantile and Code Enforcement approvals are required.

Status

Approved Denied

Referrals

Construction HPC Engineering Planning Board Zoning Board Mercantile Code Enforcement