



**DESCRIPTION OF PROPERTY** (e.g., Single Family Dwelling, Commercial/Retail):

Existing use of property: Single-family dwelling

Proposed use of property: Single-family dwelling

Special Flood Hazard Area: Zone AE

**PRINCIPAL USE:**

	REQUIRED and/or PERMITTED	EXISTING	PROPOSED
LOT SIZE	7,500 SF Required	10,618 SF	10,618 SF
LOT COVERAGE	45.0% Permitted	33.5%	25.9%
BUILDING COVERAGE	30.0% Permitted	15.3%	17.8%
BUILDING HEIGHT	35 ft. Permitted	16 ft.	27 ft.
FRONT SETBACK	20 ft. Required	18 ft.	18 ft.
REAR SETBACK	30 ft. Required	20.1 ft.	20.1 ft.
SIDE SETBACK	10 ft. Required	28.3 ft.	25.5 ft.
COMBINED SIDE SETBACK	20 ft. Required	66.3 ft.	63.5 ft.

(If multiple lots and/or buildings, please attach additional detailed listing for each.)

**ACCESSORY (if applicable):** N/A

	REQUIRED and/or PERMITTED	EXISTING	PROPOSED
LOT SIZE			
LOT COVERAGE			
BUILDING COVERAGE			
BUILDING HEIGHT			
FRONT SETBACK			
REAR SETBACK			
SIDE SETBACK			
COMBINED SIDE SETBACK			

(If multiple lots and/or buildings, please attach additional detailed listing for each.)

8. **Have there been any previous applications to the Planning Board or Board of Adjustment involving these premises?**

YES  NO

If YES, please give date(s): --

Result of decision: --

9. **Justification/reason(s) for variance(s) requested.** (Be as specific as possible; attach additional sheets if necessary.):

To be provided through testimony at hearing.

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10. If a Zoning denial has been received as part of this application, please attach. Attached.

The required submission for all applications to be complete is:

- Twenty-five (25) copies of a completed application form, inclusive of any supporting information.
- Twenty-five (25) copies and one (1) CD\* of survey and/or plan(s) with one (1) additional copy of survey and/or plan(s) on 11' x 17' sheet(s).

\*See §802B - Completeness Checklist for Use Variance and Bulk Variance Request for details on submission requirements.

**AFFIDAVIT OF APPLICATION**

State of New Jersey  
County of Monmouth

Anthony Leggiero

(INSERT APPLICANT'S NAME)

, being of full age, being duly sworn according to Law, on oath  
deposes and says that all the above statements are true.



( ORIGINAL SIGNATURE OF APPLICANT TO BE NOTARIZED )

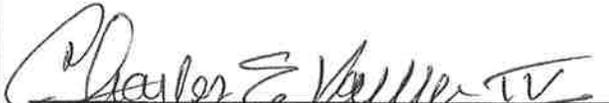
Anthony Leggiero

( PRINT NAME OF APPLICANT )

Sworn and subscribed before me this

7 day of November, 2022

[ NOTARY SEAL ]

  
(SIGNATURE OF NOTARY PUBLIC)

CHARLES E. VANWICKLE IV  
NOTARY PUBLIC OF NEW JERSEY  
Commission No. 2415064  
My Commission Expires November 29, 2026

**SITE VISIT AUTHORIZATION OF PROPERTY OWNER**

I hereby authorize any member of the Township of Neptune Planning Board or Board of Adjustment, any of said Board's professionals or any reviewing agencies of the Board to enter upon the property which is the subject matter of this application, during daylight hours, for the limited purpose of viewing same to report and comment to the Board as to the pending application.

Date: Nov. 7, 2022

  
\_\_\_\_\_  
Anthony Leggiero (SIGNATURE OF PROPERTY OWNER)

**STATEMENT FROM TAX COLLECTOR**

Block: 5303 Lot: 17

Property location: 301 Valley Road

Status of municipal taxes: \_\_\_\_\_

Status of assessments for local improvements: \_\_\_\_\_

Date: \_\_\_\_\_

\_\_\_\_\_  
( AUTHORIZED SIGNATURE OF TAX COLLECTOR )

**COMPLETENESS CHECKLIST for USE and/or BULK VARIANCES**

§802B. Completeness Checklist for Use Variance and Bulk Variance Request. (Last revised by Ordinance No. 13-17.)

***Prior to the issuance of a Certificate of Completeness, the Administrative Officer shall determine that the following documents have been submitted:***

- C**   **I**   **N/A**   **W\***      [ C = Complete   I = Incomplete   N/A = Not Applicable   W = Waiver Requested\* ]
- |                                     |                          |                                     |                          |   |
|-------------------------------------|--------------------------|-------------------------------------|--------------------------|---|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <b>1. Twenty-five (25) copies of completed and signed application form, which must include the following:</b>   |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Applicant's name, address, telephone number, facsimile number and e-mail address.   |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Property Owner's name, address, telephone number, facsimile number and e-mail address.  |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Applicant's interest in the property.   |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Name, address, telephone number, facsimile number and e-mail address of the Applicant's attorney (if represented), and any and all other professional representatives.  |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Street address of property under consideration.   |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Tax Block and Lot numbers of property.  |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Zoning District in which property is located.   |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Description of the property.  |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Description of the proposed development.  |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Type of application (i.e., Use Variance or Bulk Variance).  |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Identification of subject property's Special Flood Hazard Area Zone.  |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Executed copy of "Authorization & Consent Form" Part C.   |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Executed copy of "Certificate of Ownership" Part D, if applicable.  |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Executed copy of "Certificate of Corporation/Partnership", if applicable.   |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Verification of taxes paid (this will be further verified by the Administrative Officer).   |
| <input checked="" type="checkbox"/> |                          |                                     |                          | <input checked="" type="checkbox"/> Executed copy of "Escrow Agreement" Part E.   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <b>2. Twenty-five (25) copies of the property deed(s).</b>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <b>3. Twenty-five (25) copies of the Zoning Permit denial.</b>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <b>4. Required plans, folded, no larger than 30" x 42".</b>   |
|                                     |                          |                                     |                          | <b><u>PLEASE NOTE:</u> Only folded plans will be accepted, and all submitted plans must be to scale.</b>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | a. <b>Twenty-five (25) copies of current signed &amp; sealed survey, prepared by a New Jersey Licensed Professional Land Surveyor.</b>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | b. <b>Five (5) copies of site plans/construction plans with initial submission and with each subsequent submission, for completeness review.</b>  |
| <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | c. <b>Once the application is deemed complete, twenty (20) additional full-sized paper site plans/construction plans, plus one (1) reduced-size paper copy of the plans (no larger than 11" x 17"), and one (1) CD containing the plans in .pdf format.</b> |
| <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <b>5. Six (6) copies of Tree Removal Application package in accordance with §525 (if applicable).</b>   |
| <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <b>6. Community Impact Statement (for Use Variance only).</b>   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <b>7. Application Fee \$ <u>100.00</u>      Escrow Deposit \$ <u>750.00</u>      in accordance with schedule.</b>   |
|                                     |                          |                                     |                          | <b><u>PLEASE NOTE:</u> Application Fee and Escrow Deposit must be paid in separate checks.</b>  |

\*Any request for a waiver must include a written explanation for the request.