

CITY OF TRENTON PLANNING BOARD

Form F- Application for Subdivision Approval

(To be used in conjunction with the Application for Development Form A)

THIS PORTION TO BE COMPLETED BY DIVISION OF PLANNING STAFF ONLY

Date Filed _____

Application #: _____

Project Name: _____

Application Fees: _____

Escrow Deposit: _____

Date Paid: _____

Hearing Date _____

APPLICATION IS HEREBY MADE FOR APPROVAL OF_____ **PRELIMINARY SUBDIVISION** _____ **FINAL SUBDIVISION**_____ **MAJOR**
_____ **MINOR**_____ **MAJOR**
_____ **MINOR**

Subdivision Plan documents shall be drawn to scale and shall show those existing and proposed conditions and structures present on the lot as set forth in Section 315-66 and 315-69 of the Zoning Ordinance. Each subdivision plan must be no smaller than 8 1/2" x 11 " format at a scale no smaller than 1 " = 20' showing all proposed lot dimensions, building setbacks, parking areas, street identification, addresses, name of who prepared the plan and the name of the applicant.

The subdivision, at a minimum, must adequately provide for streets, water supply, grading, drainage, shade trees, screening, storm and sanitary sewage disposal, garbage disposal and other utilities necessary for essential services to residents and occupants of the land development and survey monuments.

Two (2) copies of the completed applications along with ten (10) copies of other supporting documentation must be riled with the Division of Planning for professional review.

After receiving Planning Board approval, the required copies of the plats and deeds shall be submitted to the Division of Planning for their review. The Division of Planning will sign off on both the deeds and the plats and return them to the applicant.

When approved by the Planning Board, copies of the subdivision plat & deeds shall then be submitted to the City Engineer for signature and approval. The City Engineer will assign lot and block numbers to the subdivided properties.

Following approval by the City Engineer's office, copies of the plats and deeds signed by the City Engineer as required shall be filed with the Mercer County Clerk's office within 180 days following Planning Board approval. See the procedure for filing subdivisions Page **9**

I. APPLICANT INFORMATION

Name: _____
Contact Person (if different): _____
Address: _____
Telephone: _____ Fax #: _____
Signature _____

II. PRESENT ADDRESS OF PROPERTY _____**III. APPLICATION IS HEREBY MADE FOR PERMISSION TO SUBDIVIDE**

Block # _____ Lot(s) # _____

IV. EXISTING CONDITIONS

Existing Use(s) _____
Existing Structure(s) _____
Currently Zoned: _____

V. SIZE

Lots	1_____	2_____	3_____	4_____	5_____	6_____
Frontage						
Width						
Depth						
Area						

VI. BUILDING SETBACKS

(If Application is being made for each new lot)

Lots	1_____	2_____	3_____	4_____	5_____	6_____
Frontage						
Width						
Depth						
Area						

VII. HAS THERE BEEN ANY PREVIOUS APPEAL, REQUEST OR APPLICATION TO THIS OR ANY OTHER CITY BOARD OR TO THE BUILDING INSPECTOR ZONING OFFICER INVOLVING THESE PREMISES?

____ Yes

____ No

If Yes, state date and disposition of said matter. Date _____

VIII. CERTIFICATION

The Applicant certifies that the following actions have been taken, or if not, shall supply an explanation in the space provided below:

- a. The layout arrangement of the land development as shown on the subdivision plan is consistent with the requirements of Sections 315-66 of the Trenton Zoning Ordinance.
- b. The land development as shown on the subdivision plan is in compliance with the City of Trenton Flood Control Ordinance.
- c. Where required by N.J. S.A. 40:27-6 et seq., if the planned development is along a county road, application for site plan review has been made to, or obtained from, the County Planning Board.

____ I, the Applicant, certify that the actions described above, have been completed.

____ I, the Applicant, certify that the actions described above have not been fully completed and offer the following status report on each requirement.

Note: The Applicant may also set forth any other information that he/she feels would further assist the Planning Board in making an informed decision on this application.

I further certify that the foregoing statements and the materials submitted are true and that I am the individual applicant or that I am an Officer of the Corporate applicant and that I am authorized to sign the application for the Corporation or that I am general partner of the partnership applicant.

I further certify by signing this application that the relief requested can be granted without materially increasing traffic, fire, panic or other danger, nor be injurious to the public health, morals or the general welfare and will not substantially impair the intent and purpose of the Zoning Ordinance.

Sworn to and subscribed before me this

____ day of _____, 19 ____

Name of Applicant (Please Print)

Signature of Applicant

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RECOMMENDATION OF PLANNING DIVISION:

In granting this Preliminary Development Application:

___ We have no objection

___ We object because of the following reasons:

___ We have no objection providing the attached conditions are imposed
(See enclosed letter)

ACTION OF TRENTON PLANNING BOARD:

___ Approved on _____ Vote: ___ In favor ___ Against ___ Abstain ___

___ Disapproved on _____ Vote: ___ In favor ___ Against ___ Abstain ___

___ Conditionally _____ Vote: ___ In favor ___ Against ___ Abstain ___

Approved on _____

Date(s) of Hearing _____

Date Resolution Memorialized _____

Date Decision Published _____

Date of Notice to Applicant (within 10 days) _____

COMMENTS:
