

**CITY OF TRENTON PLANNING BOARD**

## Form A -Application for Development

**THIS PORTION TO BE COMPLETED BY DIVISION OF PLANNING STAFF ONLY***Application #:* \_\_\_\_\_*Project Name:* \_\_\_\_\_*Date Filed* \_\_\_\_\_*Application Fees* \_\_\_\_\_*Hearing Date* \_\_\_\_\_*Escrow Deposit* \_\_\_\_\_*Date Paid* \_\_\_\_\_**NOTE:**

**Two (2) copies of the completed applications along with ten (13) copies of the site plans, Subdivision plats and other supporting documentation and (5) reduced copies of all plans must be filed with the Division of Planning for professional review.**

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APPLICATION IS HEREBY MADE FOR APPROVAL OF

PRELIMINARY SITE PLAN \_\_\_\_\_ FINAL SITE PLAN \_\_\_\_\_

CONDITIONAL USE PERMITS \_\_\_\_\_ BULK VARIANCE \_\_\_\_\_

PRELIMINARY SUBDIVISION \_\_\_\_\_ FINAL SUBDIVISION \_\_\_\_\_

COURTSEY REVIEW \_\_\_\_\_

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*Note: The Planning Board generally considers applications for preliminary and final site plan approval at separate meetings.*

**I. APPLICANT INFORMATION**

Name: \_\_\_\_\_

Contact person (if different): \_\_\_\_\_

Address: \_\_\_\_\_

Telephone #: \_\_\_\_\_ Fax #: \_\_\_\_\_

Email #: \_\_\_\_\_

Applicant is a: Corporation \_\_\_\_\_ Partnership \_\_\_\_\_ Individual \_\_\_\_\_

If the Owner is other than the Applicant, provide the following:

**II. OWNER INFORMATION**

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Telephone: \_\_\_\_\_ Fax#: \_\_\_\_\_

Email #: \_\_\_\_\_

Owner is a: Corporation \_\_\_\_\_ Partnership \_\_\_\_\_ Individual \_\_\_\_\_

**III. LOCATION OF PROPOSED DEVELOPMENT**

Location: \_\_\_\_\_

Lot(s): \_\_\_\_\_

Block(s): \_\_\_\_\_

Zone: \_\_\_\_\_

**IV. DESCRIPTION OF PROPERTY**

Lot(s) Area: \_\_\_\_\_

Extent of Soil Disturbance: \_\_\_\_\_ (If greater than 5,000 sf, Soil & Erosion Permit required)

Present Land & Building Use(s): \_\_\_\_\_

Permitted Land Use(s): \_\_\_\_\_

Proposed Use(s): \_\_\_\_\_

A. These proposed uses are:      Permitted \_\_\_\_\_      Not Permitted \_\_\_\_\_

B. Are there any restrictions, covenants, easements, association by-laws, (existing or proposed) on the property?

Yes \_\_\_\_\_      No \_\_\_\_\_      Proposed \_\_\_\_\_

(attach copies of all existing and / or proposed)

C. Are there any delinquent water or sewer bills or any City liens or judgments against the property in question?

Yes \_\_\_\_\_      No \_\_\_\_\_

**Note:** If you have delinquent utility bills, the Planning Board can not hear your application

**V. EXPLAIN IN DETAIL THE EXACT NATURE OF THE APPLICATION & PROPOSED CHANGES TO BE MADE TO THE PREMISES:**

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**VI. SECTIONS OF THE ZONING ORDINANCE FROM WHICH A VARIANCE WAIVER IS REQUESTED:**

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_

**Note:** The zoning information reported above in Sections I - IV should also be shown on the site plan documents.

**VII. IS COUNTY PLANNING BOARD APPROVAL REQUIRED?**

Yes \_\_\_\_\_ No \_\_\_\_\_

If Yes, has the application been submitted? Yes \_\_\_\_\_ No \_\_\_\_\_

**VIII. IS MERCER COUNTY SOIL CONSERVATION APPROVAL REQUIRED?**

Yes \_\_\_\_\_ No \_\_\_\_\_

If Yes, has the application been submitted? Yes \_\_\_\_\_ No \_\_\_\_\_

**IX. IS LANDMARKS COMMISSION APPROVAL REQUIRED?**

Yes \_\_\_\_\_ No \_\_\_\_\_

If Yes, has the application been submitted? Yes \_\_\_\_\_ No \_\_\_\_\_

**X. IS DELAWARE & RARITAN CANAL APPROVAL REQUIRED?**

Yes \_\_\_\_\_ No \_\_\_\_\_

If Yes, has the application been submitted? Yes \_\_\_\_\_ No \_\_\_\_\_

**XI. IS CAPITAL CITY REDEVELOPMENT CORPORATION APPROVAL REQUIRED?**

Yes \_\_\_\_\_ No \_\_\_\_\_

If Yes, has the application been submitted? Yes \_\_\_\_\_ No \_\_\_\_\_

**XII. ARE THERE OTHER APPROVALS REQUIRED?**

State whether applications submitted and / or approvals have been received.

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_

**XIII. HAS THERE EVER BEEN ANY PREVIOUS APPEAL, REQUEST OR APPLICATION TO THIS OR ANY OTHER CITY BOARD OR TO THE BUILDING INSPECTOR INVOLVING THESE PREMISES?**

If yes, state date and disposition of said matter.

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**XIV. LIST THOSE EXPERTS WHO WILL BE SUBMITTING A REPORT OR TESTIFYING FOR THE APPLICANT, INCLUDING:**

Applicant's Attorney \_\_\_\_\_

Address \_\_\_\_\_

Telephone \_\_\_\_\_

Fax # \_\_\_\_\_

Applicant's Engineer \_\_\_\_\_

Address \_\_\_\_\_

Telephone \_\_\_\_\_

Fax # \_\_\_\_\_

Applicant's Architect \_\_\_\_\_

Address \_\_\_\_\_

Telephone \_\_\_\_\_

Fax # \_\_\_\_\_

Applicant's Planning Consultant \_\_\_\_\_

Address \_\_\_\_\_

Telephone \_\_\_\_\_

Fax # \_\_\_\_\_

Applicant's Traffic Consultant \_\_\_\_\_

Address \_\_\_\_\_

Telephone \_\_\_\_\_

Fax # \_\_\_\_\_

Other Consultant (specify) \_\_\_\_\_

Address \_\_\_\_\_

Telephone \_\_\_\_\_

Fax # \_\_\_\_\_

**XV. LIST ALL MAPS, DRAWINGS AND OTHER MATERIALS ACCOMPANYING THE APPLICATION (Include Name & Address of Preparer)**

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_

**XVI. THE APPLICANT CERTIFIES THAT THE FOLLOWING ACTIONS HAVE BEEN TAKEN,  
OR IF NOT, SHALL SUPPLY AN EXPLANATION IN THE SPACE PROVIDED UNDER  
PARAGRAPH (G) BELOW:**

- a. The layout arrangement of the land development as shown on the site plan is consistent with the requirements of Article IX and Article XXIII thru Article XXVI of the Trenton Zoning Ordinance.
- b. The land development as shown on the site 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.
- d. As required by Section 315-66 of the Trenton Zoning Ordinance, Certification of a Soil Erosion and Sedimentation Control Plan in accordance with the City of Trenton Soil Erosion and Sedimentation Control Ordinance has been obtained from the Building Inspector, or will be obtained. (Final Site Plan approval is conditioned upon such certification.)
- e. The site plan shows and adequately provides for streets, water supply, 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.
- f. The site plan shows and adequate provision exists for the following considerations (as set forth in Article XXIII thru Article XXVI and Article XXVII of the Zoning Ordinance): Circulation, Parking, Landscaping, Landmarks Commission Regulations, Environment, Lighting, Open Spaces, etc.
- g. Note the appropriate response:  
 I, the Applicant, certify that the actions described above (a-f) have been completed.  
 I, the Applicant, certify that the actions described above (a-f) have been fully completed except for those exceptions described below: Note: The Applicant may also set forth any other information that he/she feels may help the Planning Board make an informed decision on this application.

**XVII. ATTACH A COPY OF THE NOTICE TO BE MAILED TO THE OWNERS OF ALL REAL PROPERTY, AS SHOWN ON THE CURRENT TAX MAP, LOCATED WITHIN 200' IN ALL DIRECTIONS OF THE PROPERTY WHICH IS SUBJECT OF THIS APPLICATION. THE NOTICE MUST SPECIFY THE SECTIONS OF THE ORDINANCE FROM WHICH RELIEF IS SOUGHT. (See enclosed form Page 19)**

*The publication and service of notice must be accomplished at least 10 days prior to the date scheduled by the Secretary of the Planning Board.*

**XVIII. ATTACH A NOTARIZED AFFIDAVIT OF SERVICE AND PROOF OF PUBLICATION**  
(See enclosed form Page 20)

**XIX. CERTIFICATION**

I certify that the foregoing statements and the materials submitted are true. I further certify 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.

Sworn to and subscribed before me this

\_\_\_\_ day of \_\_\_\_\_, 200 \_\_\_\_

\_\_\_\_\_  
**Name of Applicant (Please Print)**

\_\_\_\_\_  
**Signature of Applicant**

*Note: The Division of Planning will prepare and provide a recommendation concerning your application to you and the Planning Board members.*

**FORM A**

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**THIS FORM TO BE COMPLETED BY DIVISION OF PLANNING STAFF ONLY**

Application complete and accepted

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

Received By: \_\_\_\_\_

Fee: \_\_\_\_\_

Extension of time agreed to by applicant (if applicable)

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

Received By: \_\_\_\_\_

Affidavit of Proof of Service of Notice of Public Hearing

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

Proof from Tax Collector that all taxes due on property have been paid

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

**RECOMMENDATION OF PLANNING DIVISION:**

In granting this 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:**

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