

**ZONING BOARD OF ADJUSTMENT
TOWNSHIP OF MONROE
GLOUCESTER COUNTY**

125 VIRGINIA AVENUE
WILLIAMSTOWN, N.J. 08094
(856) 728-9800
Ext. #271 / #279

NOTICE OF APPLICATION OR APPEAL

ZBA No. 20-12

Applicant: LISA Agigian Owner: Agnes Tedesco
(If different than applicant)

Address: 638 Monroe Address: ~~805~~ 635 BARBADOS DR

Williamstown NJ 08094 Williamstown NJ 08094

Telephone No. [REDACTED] Telephone No. [REDACTED]

Fax No. [REDACTED] E-Mail Address: [REDACTED]

.....
E-Mail Address: _____
Telephone No. _____

Attorney: _____

Address: _____
.....

Property Address: 635 BARBADOS DR. Williamstown NJ 08094

Plate: 9.01 Block: 9.0104 Lot: 91 Zoning Classification: RA

1. Application concerns: (Check what is applicable)

Use _____ Lot Area _____ Rear/Side/Front Yards Height _____ Addition _____ Existing Building _____

Proposed building _____ Minor/Major Site Plan _____ Minor/Major Subdivision _____

Alleged Error of Township Official _____ Other Deck

2. Brief description of real estate affected: Development Name: Holiday City

Location: 635 BARBADOS DR. Williamstown NJ 08094

Nearest Cross-Street: TRINIDAD Blvd. Lot size: 3,612 sq ft.

Does Property Have Water/Sewer? _____ Private Public

If use variance is requested for accessory structure, what is the square footage of existing home? _____

Is this in a Pinelands area? No if yes, Certificate of Filing No. _____
(Please attach a copy of Certificate of Filing if applicable)

Present use: Residential Present improvements upon land: SFD

3. If this application is for a use variance in conjunction with a request for a site plan approval, site plan waiver, or subdivision, have the appropriate forms been submitted? YES: _____ NO: _____ N/A

4. If this is an appeal action of a Township Official: Date of Action: _____ N/A

Your statement of alleged error of Township Official (Include name and title of Official) _____

5. State, in detail, what you want: Rear yard Bulk Variance
10' required; 5'11" proposed

6. State why you think the Board should grant what you want. State whether or not you are claiming a hardship and state specifically what hardship you are claiming:

LAND Slopes DOWN IN BACK of house. Would be difficult to exit in emergency. Patio would NOT work as steps would be a hardship. Most homes around the property have decks.

7. If there have been any previous applications filed in connection with these premises state the date and the name under which it was filed:

None

I hereby depose and say that all of the above statements and the statements contained in any papers or plans Submitted herewith are true to the best of my knowledge and belief.

Sworn to and subscribed before me
This 11th day of MARCH 2020
Amy Lee Murray-Palmer
(Notary Public)

Commonwealth of Pennsylvania - Notary Seal
AMY LEE MURRAY-PALMER, Notary Public
Philadelphia County
My Commission Expires August 9, 2023
Commission Number 1264010

Ren Aggar
(Signature of Applicant)

BOARD USE ONLY Date application received: 3-19-2020 Deemed Complete: _____

[04/02/19] Public hearing date: 4/9/20 By: [Signature]

HOLIDAY CITY @ MONROE HOMEOWNERS' INC.

Architectural & Codes Committee Project Approval Request

HOMEOWNER ANGIE TELESKO DATE 1.27.20
ADDRESS 635 BARBADOS DRIVE PHONE 856-513-6038
STYLE OF HOUSE CARRI L BLOCK 9.0104 LOT 91

PLEASE SUPPLY PLOT PLAN WITH REQUEST

DESCRIPTION OF PROJECT

16' wide by 10' deep Vela deck installed
from ground level, w/ 1st vinyl railing
and solid skirting.

NO SIGNS

ALL COMMUNICATION should be with
LISA Agigian @ 638 MAUI DR - 215-808-3054

Does HOA have a copy of ~~the~~ property
survey? (RAILING NO MORE THAN 3' HIGH)

**HOLIDAY CITY HOA NOR THEIR CONTRACTORS WILL NOT BE RESPONSIBLE FOR ANY DAMAGE
TO PAVING TYPE WALKWAYS OR DRIVEWAYS DURING SNOW REMOVAL OR GRASS CUTTING**

MARCH 2020
Start Date

[Signature]
Signature of Resident

CONTRACTOR'S SIGNS PROHIBITED

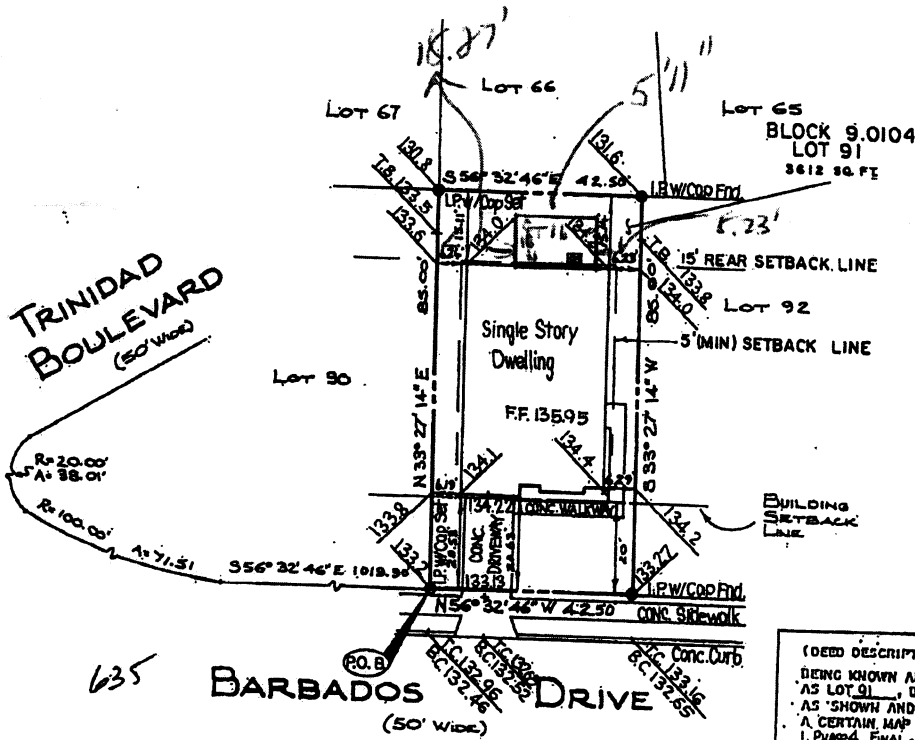
Holiday City @ Monroe Homeowners Assoc.
 Approved Not Approved
DATE: 2/12/20
TRUSTEE: [Signature]

Approval Stamps

Architectural Committee
 - Approved
 - Disapproved
Reason _____
Date: 2-12-20
Chairperson: [Signature]

READY 6/13

FINAL PLAN OF LOTS



(DEED DESCRIPTION)
 BEING KNOWN AND DESIGNATED
 AS LOT 91, BLOCK 9014,
 AS SHOWN AND SET FORTH ON
 A CERTAIN MAP ENTITLED SET
 1, PHASE 4, FINAL - PLAN OF LOTS, HOLIDAY
 CITY @ MONROE, MONROE TOWNSHIP,
 GLOUCESTER COUNTY, N.J.
 PREPARED BY C.E.S.
 AND DATED 11/1/86 AND
 FILED IN THE GLOUCESTER
 COUNTY CLERK'S OFFICE ON
 SEPTEMBER 15, 1986 AS MAP NO. 2186

NOTES:

- 1) This survey is not intended to guarantee ownership.
- 2) This survey is only to be used in connection with the acquisition and/or mortgage of herein delineated property and related transactions. No responsibility or liability is assumed by surveyor for any other purpose.
- 3) Only copies from the original of this survey clearly marked with the Land Surveyors' embossed seal shall be considered to be valid copies.
- 4) Survey based on found local monumentation.

ISSUED AS A PLAN OF SURVEY 5-08-87
ISSUED AS A PLOT PLAN 6-30-94

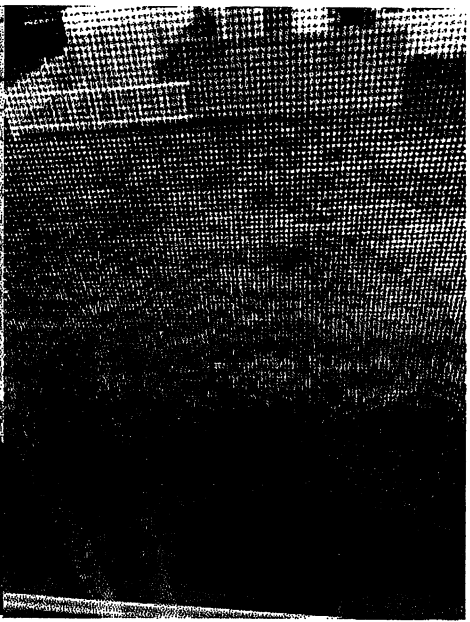
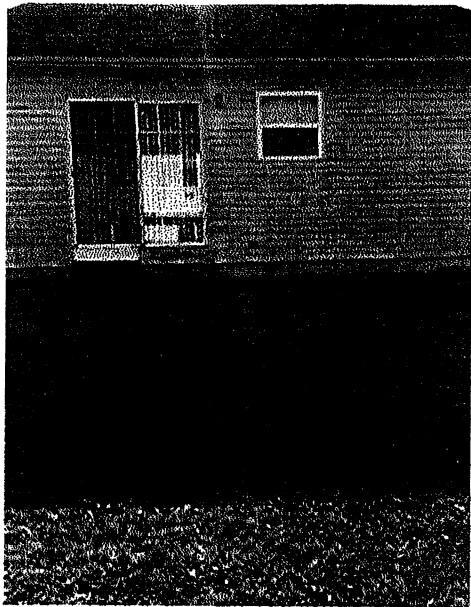
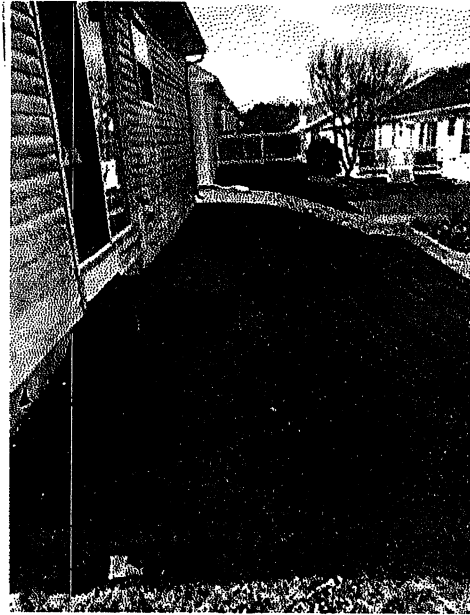
TO: 1.) ANTHONY J. & ANN RUTH SQUADRONI, H/W
2.) CHICAGO TITLE INSURANCE COMPANY

paid for making this
 to the best of
 belief (excepting
 by located below
 as an in-
 to the lands and

[Signature]
 5-27-87
 TSON, P.L.S.
 4459



PLAN OF SURVEY
 SECTION-1 PHASE-4
 BLOCK 9014 LOT 91
 HOLIDAY CITY AT MONROE
 MONROE TOWNSHIP
 GLOUCESTER COUNTY, N.J.
 SCALE: 1"=30' DATE:
**CONSULTING
 ENGINEER SERVICES**
 ENGINEERS, PLANNERS & LAND SURVEYORS
 COUNTY HOUSE ROAD
 P.O. Box 616
 Woodbury, N.J. 08096 Area Code 609-225-2200



Township of Monroe
125 Virginia Ave
Williamstown, NJ 08094
(856)728-9800 FAX (856)629-2143

Application No. **10641**
Insp/Record No. **797**
Block/Lot **9.0104/91.**

Code Compliance Report
635 BARBADOS DR

Respondent

Co-Respondent

Bana, LLC
937 Monroeville Road
Mullica Hill, NJ
(000)000-0000

Date 2/28/20 Abate/Resubmit by Deck Approval Date _____

<u>Code/Item</u>	<u>Code Description</u>	<u>O.K.</u>
ZONING REQ	ZONING REQUIREMENTS NOT MET The Proposed Work at the Property does not meet the requirements for the Zone that the property is in. Please see the attached Referral form for your application to the Zoning Board of Adjustment for the required Variances.	<u>O.K.</u>

You are the owner/responsible party of the subject property. You have by the abate by date above, to take the required corrective action. Complying within that time, you will avoid multiple complaints being filed with the Municipal Court of the Township of Monroe without further notice to you, If convicted, this may subject you to a fine and other penalties at the discretion of the Judge.

If you have any questions, please call , at (856)728-9800

Samuel Paul Apoboo
Official(at time of notice) _____

Date

Official (When all items are abated) _____

Date

REFERRAL FORM TO THE LAND USE BOARDS

Planning Board: _____

Zoning Board: X

APPLICATION DETAILS

Date: 2/28/2020

Name of Applicant: Agnes Tedesco

Address of Applicant: 635 Barbados

Block: 9.0104 Lot(S): 91

Zone: RA Pinelands: Yes

THIS APPLICATION FOR A ZONING PERMIT NEEDS THE FOLLOWING LAND USE BOARD APPROVAL BUT NOT LIMITED TO ANY PROFESSIONAL REVIEW FOR THE BOARD:

VARIANCES:	REQUIREMENTS:	PROPOSED:	NEED:
USE:	<u>Decl</u>	<u>Accessory</u>	_____
SIDE YARD:	<u>2 1/2 - 1/2 distance</u>	<u>8.23 - 18.27'</u>	_____
REAR YARD:	<u>10 - 1/2 distance</u>	<u>5'11"</u>	<u>Rear yard Bulk Variance</u>
FRONT YARD:	_____	_____	_____
BULK:	_____	_____	_____
LOT AREA:	_____	_____	_____
LOT WIDTH:	_____	_____	_____
LOT COVERAGE:	_____	_____	_____
ENCROACHMENT INTO BUFFER	_____	_____	_____

WAIVERS:

SIDEWALK WAIVER _____

SITE PLAN WAIVER _____

SITE PLAN:

MINOR SITE PLAN _____

MAJOR SITE PLAN _____

SUBDIVISION

MINOR SUBDIVISION _____

MAJOR SUBDIVISION _____

COMMENTS:

Zoning Officer Signature

Date

CC: Applicant, Land Use Board Secretary, file