

FINAL MAJOR SUBDIVISION CHECK LIST

- ✓ Township Application Form (4 copies) MUST be signed by applicant and owner.
- ✓ County Form (2 copies) signed. PLEASE FILL IN THE CHECK LIST. FAILURE TO DO SO WILL CAUSE YOUR APPLICATION TO BE REJECTED.

Cover letter to County provided. Submission to County by Applicant.

- ✓ Township Fees: 1. Nonrefundable Filing Fee - \$1,000.00
2. Escrow Fee: 50% of the original escrow given at preliminary
3. Escrow deposit for Tax Map preparation:

Number of Lots	Cost Per Lot
1 to 5	\$80.00
6 to 20	\$55.00
21 to 50	\$40.00
Greater than 50	\$30.00

Note: Please submit the above fees in three separate checks, made out to "Monroe Township".

_____ County Fees: Please see County Application Form for proper fees. Checks must be made out to "Gloucester County". Cover letter to County provided. Submission to County by Applicant.

N/A _____ If property is in Pinelands, a copy of notification from the Pinelands Commission that review of the Board's preliminary approval is not required, or notification that the Commission has completed its review of the Board's preliminary approval.

- ✓ Updated Tax Statement (obtain from the Tax Collector's Office)
- ✓ Corporate/Partnership Disclosure (If Applicable)
NOTE: If the applicant is a corporation, please provide a certified resolution authorizing this development and stating the authorized agent.

- ✓ Deed Restrictions or Protective Covenants (If Applicable) 2 copies.
Title Report enclosed. Proposed easements detailed on the Final Plats.

N/A _____ Agreement of Sale or Lease (If applicant is not owner)

- ✓ Number of Required Plans: 1. 4, signed by Owner and Applicant
(This includes the required copies for the County Planning Board).
2. 12 of reduced size 11" x 17"

- ✓ Email a .PDF of submission package to dfarrell@monroetownshipnj.org
- ✓ Drainage Calculations – 2 copies Stormwater Management Report and Stormwater Maintenance Manual
- ✓ Common Open Space Organization documents (if applicable) – 6 copies Condition of Final Approval
- ✓ Easements (if applicable) – 6 copies Detailed on Final Plats
- ✓ Any other documents/studies, as required by ordinance – 2 copies

IMPORTANT

DO NOT FORWARD YOUR APPLICATION TO THE COUNTY PLANNING BOARD.
BRING YOUR ENTIRE APPLICATION TO THE MONROE TOWNSHIP PLANNING BOARD.
WE WILL FORWARD THE APPLICATION TO THE COUNTY FOR YOU. FAILURE TO
ADHERE TO THIS PROCEDURE WILL CAUSE DELAYS TO YOUR APPLICATION.

MAJOR SUBDIVISION APPLICATION

Monroe Township Planning Board/Zoning Board of Adjustment
125 Virginia Avenue,
Williamstown, NJ 08094
(856) 728-9800 Ext. 271/279

ALL INFORMATION MUST BE COMPLETED BEFORE ACCEPTANCE BY EITHER BOARD. PLEASE USE THE ATTACHED CHECK LIST. FAILURE TO DO SO WILL CAUSE YOUR APPLICATION TO BE DELAYED.

I. TYPE OF APPLICATIONPreliminary Major _____ Final Major ☒

Please note that a Preliminary & Final Major Subdivision may not be filed simultaneously

II. GENERAL INFORMATION:A. Applicant's Name Blaze Mill Development Group, LLC

Address 1111 Markkress Road, Suite 200 City Cherry Hill
Email kschatz@cohenschatz.com
State NJ Zip Code 08003 Phone 856-424-7000 Fax 856-424-7490

B. Owner's Name Blaze Mill Development Group, LLC

Address 1111 Markkress Road, Suite 200 City Cherry Hill
State NJ Zip Code 08003 Phone 856-424-7000 Fax 856-424-7490

C. Attorney Richard J. Hoff, Esq. (Bisgaier Hoff)

Address 25 Chestnut Street, Suite 3 City Haddonfield
Email RHoff@bisgaierhoff.com
State NJ Zip Code 08033 Phone 856-375-2803 Fax 856-795-0312

D. Engineer/Surveyor Richard J. Clemson, P.E. (James Sassano Associates, Inc.)

Address 41 South Route 73, Bldg. 1, Suite 201 City Hammonton
Email rick@jsaengineering.com
State NJ Zip Code 08037 Phone 609-704-1155 Fax 609-704-1166

E. Is Applicant a Partnership or Corporation ☒ Yes ☐ No

F. If Applicant is a Partnership or Corporation:

1. Attach certified resolution authorizing this development and stating authorized agent.
2. Provide Partnership or Corporate Disclosure Statement as per N.J.S.A. 40:55D-48.1 through 40:55D-48.4.

G. If Applicant is other than Owner, attach a copy of the Agreement of Sale or document conferring a legal or equitable interest upon the Applicant.

II. INFORMATION REGARDING THE PROPERTY:

A. The location of the property is: Fries Mill Road (CR655) and US Route 322

B. The location of the property is ~~approximately~~ at the southwesterly corner of ~~feet from the~~ intersection of Fries Mill Road (CR655) and US Route 322

C. The Block number(s) is 14101 and 141.0602
Lot number(s) 1 and 1.01

D. Existing Use of Property: Vacant open ground
Proposed Use of Property: Proposed final subdivision to create 105 Townhouse Units
(Phases 1, 2, 3, 4, & 5 only)

E. The zone in which the property is located is MU (Mixed Use)
(The Zoning Office can help determine this information)

F. Acreage of the entire tract to be subdivided 62.21 Acres

G. Number of lots existing 2 proposed 107 (105 townhouse lots and 2 remaining lots.)

H. Is the subject property located on a County Road? Yes ✓ No _____
Is the subject property located on a State Road? Yes ✓ No _____
Is it within 200 feet of a Municipal Boundary? Yes _____ No ✓

I. Was the property subject to a prior subdivision? Yes _____ No ✓

J. Are there any existing or proposed deed restrictions, easements, right-of-way or other dedication? Yes ✓ No _____ (If yes, attach a copy)

K. Are any variances and/or waivers required? Yes _____ No ✓
If your answer above was yes, please answer the following:

(1) Type of variance(s) and/or waiver(s) _____

L. Improvements: List all proposed on site utility and off-tract improvements.
On site sanitary sewer, storm sewer and water main improvements.
Off tract improvements to include roadway improvements to Fries Mill Road (CR655) and improvements to US Route 322.

M. Plat submission: List maps and other exhibits accompanying this application.
See Attached


Application # _____

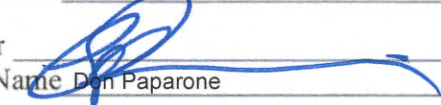
IV. Submission Requirements, Fees, Authorization & Verification

Attached hereto and made part of this application, I have submitted the appropriate documents along with the appropriate fees for a minor subdivision application.

The Applicant, as a condition of submission, agrees to pay, in escrow, all reasonable and necessary costs for professional review of the application and plans for inspection of required improvements and for other professional services required by this application. The escrow fee is an estimate only. You will be required to pay additional escrow fees if the total invoices exceed this amount. If there is remaining escrow money after all invoices are paid, it will be returned to you.

I certify the statements and information contained in this application is true.

Applicant  Date 10-5-2020
Print Name Kenneth Schatz

Owner  Date 10-5-2020
Print Name Don Paparone

Date received by the Board _____

**OWNERSHIP DISCLOSURE AFFIDAVIT
APPLICATION BY LIMITED LIABILITY COMPANY**

Name & Address of Applicant:

Blaze Mill Development Group, LLC
1111 Markkress Road, Suite 200
Cherry Hill, NJ 08003

Name and Address of Registered Agent:

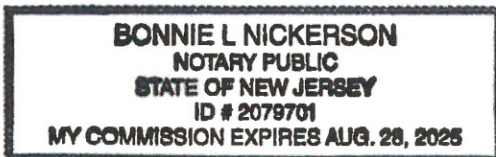
Joseph Bennie, Esq.
2 Sheppard's Road, Suite 202
Voorhees, NJ 08043

Members with more than 10% ownership:

Donald Paparone: 50%
Kenneth Schatz: 50%

Sworn to and subscribed before me

This 12th day of October, 2020


Notary Public of New Jersey

DONALD PAPARONE

Print Name of Authorized Signatory


Authorized Signature

10/12/2020
Date

MEMBER

Title