

**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. 21-24

Applicant: Reginald Gauld & Kellum ^{Stacy} Owner: _____
(If different than applicant)

Address: 605 Ironwood drive Address: _____

Williamstown NJ 08094

Telephone No. _____ Telephone No. _____

Fax No. _____ E-Mail Address: _____

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

Address: _____

Property Address: 605 Ironwood drive Williamstown NJ 08094

Plate: _____ Block: 12104 Lot: 3 Zoning Classification: R9-PR

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 Percentage of lot coverage

2. Brief description of real estate affected: Development Name: Chestnut Greene

Location: Ironwood drive

Nearest Cross-Street: Chestnut street Lot size: 75 x 195

Does Property Have Water/Sewer? _____ Private ☒ Public

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



ZONING PERMIT APPLICATION

TOWNSHIP OF MONROE
Zoning Department
125 Virginia Avenue
Williamstown, NJ 08094
www.monroetownshipnj.org
(856)728-9800 ext. 237, 222
RESIDENTIAL FEE - \$50
NON-RESIDENTIAL FEE - \$100
RESUBMISSION/CHANGE FEE - \$25

~Please be sure to read checklist before completing and submitting application~

DATE APP COMPLETE 3/20/21 OFFICE USE ONLY: ZONE R3P2 APP # 11831

A Zoning Permit must be obtained prior to the construction, restoration, addition to, or alteration of any structure within the Township of Monroe, and prior to the issuance of a building permit. (Monroe Twp Code 175-3A)

Work Site Information:			
Work Site Address: <u>605 IRONWOOD Dr</u>		Block: <u>12104</u>	Lot: <u>3</u>
Property & Owner Information		Tenant/Contractor Information (if Applicable)	
Owner Name: <u>Reynald Goud</u>		Contractor Name: <u>Del Val Pools & Spas</u>	
Owner Mailing Address: <u>605 IRONWOOD Dr</u> <u>Williamstown, NJ 08094</u>		Contractor Address: <u>4431 Rt 42</u> <u>Turnersville, NJ 08094</u>	
Owner Phone #:		Contractor Phone #: <u>856-629-2999</u>	
The property has (Circle One/Answer all): Sewer or (Septic)		Business Tenant Name:	
Pinelands: Yes or (No)	Wetlands: Yes or (No)	Tenant Address Outside of Location:	
HOA: Yes or (No)	Easement: Yes or (No)		
Variance Approval: Yes or No If yes, Resolution #		Tenant Phone #:	

Commercial Applicants must submit Business Questionnaire in addition to Zoning Permit Application

Did you attach a copy of your Survey / Plot Plan as directed on the checklist with setbacks stated? Yes ☒ No ☐

Email address where any questions, status change and approval or denial can be sent permits@delvalpools.net

PROPOSED USE/STRUCTURE/IMPROVEMENT - Please state first what you are requesting an approval for, and then include as much detail as possible, including all dimensions including height of structures, solar panel count and sq. ft. of concrete when applicable.

Inground Pool Installation - 18' x 36' - 8' deep
3' concrete around pool
Existing vinyl fence

→ Patio 866 sq. ft.

Certification in Lieu of Oath

I hereby certify that I am the owner of record and am authorized to make the application. I further understand that it is the owner's responsibility to verify with the state that no wetlands and/or flood hazard areas or conservation easements are being disturbed by the proposed activity/activities. The owner is also responsible for any repairs that may result from patio/deck/pool installations/enlargements that encroach upon any easement.

I also understand that the Zoning Permit will expire ONE YEAR from the date of issuance, unless extended by the date stated on the permit. All permits require closure, by either a UCC Certificate or notification by the Owner of the Property or Contractor.

Property Owner ONLY - Print: Stacy Kellum Signature: Stacy Kellum Date: 3/19/2021

OFFICE USE ONLY BELOW:

PAYMENT INFORMATION:			
Fee Collected: <u>50</u>	Check #: <u>510</u>	Cash:	MO#:
		Received:	<u>[Signature]</u> <u>3/30/21</u>
ENGINEERING & INSPECTION INFORMATION ONLY			
ENGINEERING REQUIRED	Rec'd Approval	Rec'd Final Compliance	
GRADING WAIVER GRANTED	Rec'd Approval	ENGINEERING NOT REQUIRED	
Inspection Date Performed & Findings:			
Permit Closure Document and Date:			

APPROVED BY ZONING OFFICER: _____ Date _____

Is this in a Pinelands area? yes if yes, Certificate of Filing No. N/A
(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: _____

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

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

5. State, in detail, what you want: Putting in a inground swimming pool which will require percentage of lot coverage variance for 33% but asking for additional 9% for future improvements.

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:

To improve value of property and for back yard enjoyment

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:

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 7th day of April 2021

Ninette M Orbachewski
(Notary Public)

Reginald Gardil
(Signature of Applicant)

NINETTE M ORBACZEWSKI

NOTARY PUBLIC STATE OF NEW JERSEY
MY COMMISSION EXPIRES

OCTOBER 05, 2024

104/02/191

BOARD USE ONLY Date application received: 4/7/2021 Deemed Complete: _____
Public hearing date: _____ By: _____

REFERRAL FORM TO THE LAND USE BOARDS

Planning Board: _____

Zoning Board: 6

APPLICATION DETAILS

Date: 4/1/2021

Name of Applicant: Gould, Reginald + Stacy Kellum

Address of Applicant: 1605 Ironwood Dr.

Block: 12104 Lot(s): 3

Zone: RGPR 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:

<u>VARIANCES:</u>	<u>REQUIREMENTS:</u>	<u>PROPOSED:</u>	<u>NEED:</u>
USE:	_____	_____	_____
SIDE YARD:	_____	_____	_____
REAR YARD:	_____	_____	_____
FRONT YARD:	_____	_____	_____
BULK:	_____	_____	_____
LOT AREA:	_____	_____	_____
LOT WIDTH:	_____	_____	_____
LOT COVERAGE:	<u>30%</u>	<u>+32%</u>	_____
ENCROACHMENT INTO BUFFER	_____	_____	_____

Will be asking for additional to add shed not included in plan + future improvements

WAIVERS:

SIDEWALK WAIVER _____

SITE PLAN WAIVER _____

SITE PLAN:

MINOR SITE PLAN _____

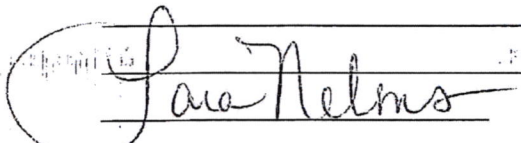
MAJOR SITE PLAN _____

SUBDIVISION

MINOR SUBDIVISION _____

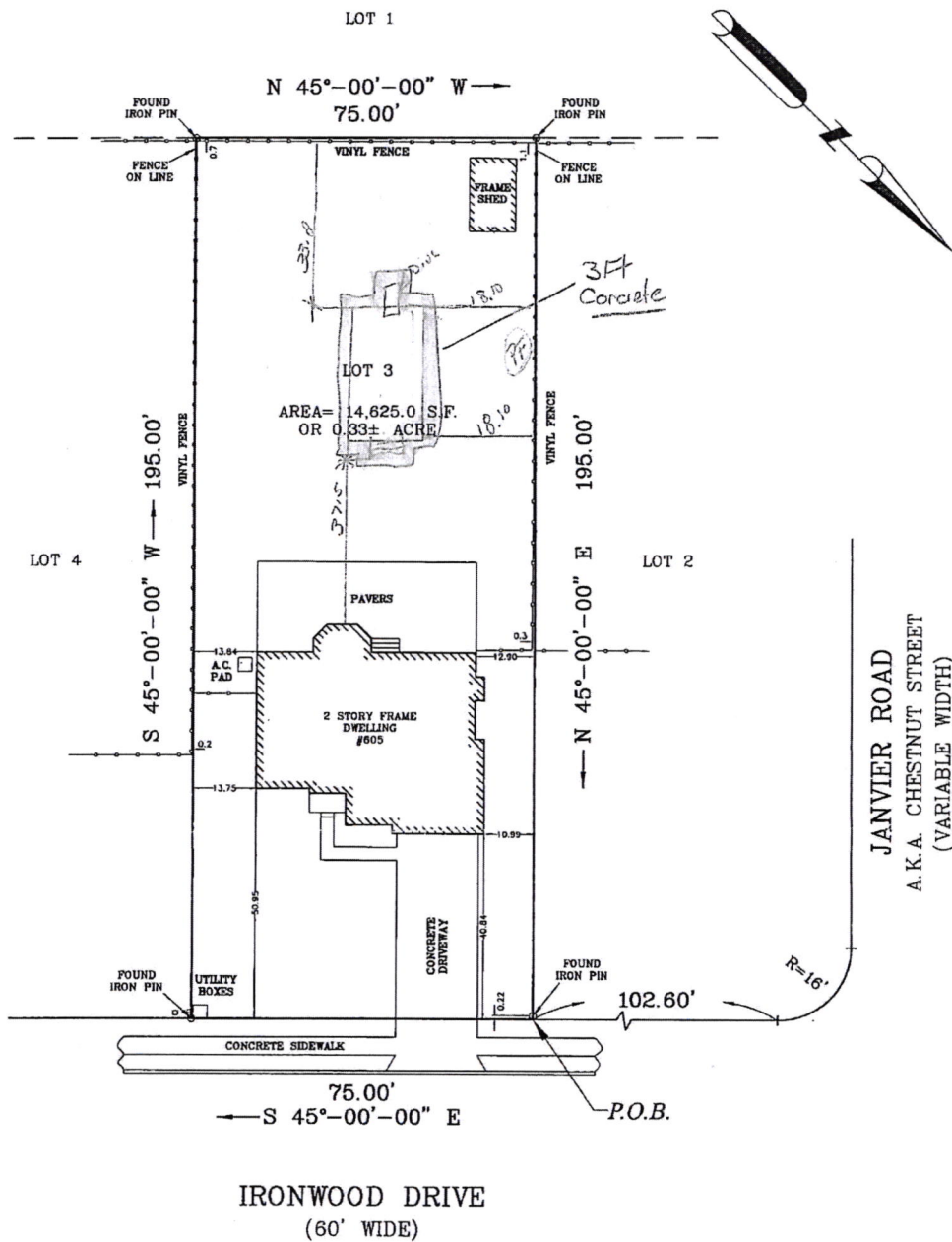
MAJOR SUBDIVISION _____

COMMENTS: _____


Zoning Officer Signature

4/1/2021
Date

CC: Applicant, Land Use Board Secretary, file



CERTIFIED TO:
REGINALD L. AND STACY A. GOULD

NOTES:
BEING KNOWN AS LOT 3 IN BLOCK 12104 ON FINAL
PLAN OF LOTS, SECTION 2 AND 3 CHESTNUT GREEN,
FILED DECEMBER 5, 2001 AS MAP #3488 AND 3489.
A.K.A. LOT 3 IN BLOCK 12104 ON THE TOWNSHIP OF
MONROE TAX MAPS.

"IN CONSIDERATION OF THE FEE PAID FOR MAKING THIS SURVEY, I
HEREBY CERTIFY TO ITS ACCURACY (EXCEPT SUCH EASEMENT IF ANY,
THAT MAY BE LOCATED BELOW THE SURFACE OF THE LANDS OR ON THE
SURFACE OF THE LANDS AND NOT VISIBLE) AS AN INDUCEMENT FOR
ANY INSURER OF TITLE TO INSURE THE TITLE TO THE LANDS AND
PREMISES SHOWN THEREON. THE RESPONSIBILITY LIMITED TO THE
CURRENT MATTER AND INITIAL USE FOR WHICH IT IS BEING USED."

THIS IS TO CERTIFY THAT ON JAN. 18, 2021
I MADE A SURVEY OF THE LANDS AND PREMISES
SHOWN HEREON, AND THAT THIS PLAT IS IN AC-
CORDANCE WITH THE FIELD NOTES OF SAID SURVEY.

BRUCE A. EWING
LAND SURVEYOR

44126

N.J. LICENSE NO. 35635

SURVEY OF PREMISES
605 IRONWOOD DRIVE
SITUATED IN
TOWNSHIP OF MONROE
COUNTY OF GLOUCESTER, NEW JERSEY

DRAWN BY: F.D.G. DATE: 1/18/21 SCALE: 1"=25'

EWING
ASSOCIATES

LAND SURVEYORS
900B No. DELSEA DRIVE, P.O. BOX 145, CLAYTON, N.J. 08312
PHONE: (856) 881-4931

GRADE AT BUILDING CORNERS
TO REMAIN UNCHANGED.



N45°00'00"W
75.00'

NORTH

LOT 4

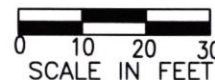
S45°00'00"W
195.00'

FFE=100.0
EXISTING
DWELLING

PATIO

LOT 2

APPLICANT: REGINALD GOULD
605 IRONWOOD DRIVE
WILLIAMSTOWN, NJ, 08094



POOL GRADING PLAN

LOT 3, BLOCK 12104

MONROE TOWNSHIP

GLOUCESTER COUNTY, NEW JERSEY

DATE: 3/15/21

SCALE: 1"=30'

F.F. EL.=100.0
(ASSUMED DATUM)
(BENCH MARK)

← = DEFINED SWALE

NOTE:
SURVEY INFORMATION OBTAINED FROM
"SURVEY OF PREMISES BLOCK 12104, LOT 3
MONROE TOWNSHIP, GLOUCESTER COUNTY, N.J."
AS PREPARED BY BRUCE A. EWING ON 1/18/21.

EXISTING TOPOGRAPHY BY DAREN LEEPER, P.L.S. ON
3/11/21.

THE CONTRACTOR IS RESPONSIBLE FOR
VERIFYING THAT THE FINAL CONSTRUCTED CONDITIONS
CONFORM TO THE INDICATED PROPOSED GRADING.

REV. 4/1/21

N.J. PROFESSIONAL ENGINEER LICENSE NO. 39920
JAMES E. MACCARIELLA JR.
38 COUNTRY SQUIRE LANE
MARLTON, NJ 08053 609-560-1845

