



Department of Community Development

820 Mercer Street, Cherry Hill, NJ 080002

856-488-7870 (Phone) 856-661-4746 (Fax)

www.Cherryhill-NJ.com

LAND USE DEVELOPMENT APPLICATION

Submission Date: 5/9/2023

Application No.: 23-Z-0018

☐ PLANNING BOARD

☒ ZONING BOARD OF ADJUSTMENT

FOR OFFICE USE ONLY

TAXES PAID YES/NO _____ (INITIAL)

FEES \$ 100.00 PROJ. # _____

ESCROW \$ 500.00 ESCR. # 10181

1. APPLICANT

Name: Charles W. Foulke, Jr.

Address: 1805 Route 70 W

City: Cherry Hill State: NJ Zip: 08002

Phone: (856) 665.6799 Fax: ()

Email: charlie@cherryhilltriplex.com

Interest in Property: _____

2. OWNER

Name: Lenny Reality LLC

Address: 1708 Route 70 W

City: Cherry Hill State: NJ Zip: 08002

Phone: () Fax: ()

Email: _____

3. TYPE OF APPLICATION (check all that apply)

☐ Minor Subdivision

☐ Preliminary Major Subdivision ¹

☐ Final Major Subdivision

☐ Minor Site Plan

☐ Preliminary Major Site Plan ¹

☐ Final Major Site Plan

☐ Amended Plan

☐ Site Plan Waiver

☐ Concept Plan

☐ Interpretation ¹

☒ Appeal of Administrative Officer's Decision

☐ Certificate of Non-Conformity

☐ Use (d) Variance ¹

☐ Bulk (c) Variance ¹

☐ Conditional Use ¹

☐ Street Vacation Request

☐ Rezoning Request ¹

☐ Other: _____

¹ Legal advertisement and notice is required to all property owners within 200 feet.

4. ZONE (check all that apply)

RESIDENTIAL		COMMERCIAL	OFFICE	OTHER	OVERLAY
RA	RA/PC	B1	O1	IR	FP
R1	R7	☒ B2	O2	IN	SBC
R2	R10	B3	O3		IR/B
R3	R20	B4			A-H/C

5. ATTORNEY (A corporation, partnership, limited liability company or partnership must be represented by a New Jersey Attorney)

Name: Robert S. Baranowski, Jr., Esq.

City: Marlton State: NJ Zip: 08053

Address: Hyland Levin Shapiro LLP

Phone: (856) 355 2900 Fax: ()

6000 Sagemore Drive, Suite 6301

Email: baranowski@hylandlevin.com

6. APPLICANT'S PROFESSIONALS (Engineer, Surveyor, Planner, etc.)

Name: _____
Profession: _____
Address: _____

City: _____ State: _____ Zip: _____
Phone: (____) _____ Fax: (____) _____
Email: _____

Name: _____
Profession: _____
Address: _____

City: _____ State: _____ Zip: _____
Phone: (____) _____ Fax: (____) _____
Email: _____

7. LOCATION OF PROPERTY

1708 Marlon Pike W, 1313 Wynnwood Avenue
Street Address: ~~1315 Wynnwood Avenue, 1205 Chambers St~~ Block(s): 137.01
Tract Area: _____ Lot(s): 1-4

8. LAND USE

Existing Land Use: See rider.

Proposed Land Use (be specific): See rider.

9. PROPERTY

Number of Existing Lots: _____
Number of Proposed Lots: _____
Are there Existing Deed Restrictions or Easements? ☐ No ☐ Yes (please attach copies)
Are there Proposed Deed Restrictions or Easements? ☐ No ☐ Yes (please attach copies)

See original application approved by Resolution #18-P-0020 for items 9-11
Proposed Form of Ownership:

☐ Fee Simple ☐ Condominium

☐ Rental ☐ Cooperative

10. UTILITIES (check all that apply)

☐ Public water ☐ Public sewer ☐ Private well ☐ Private septic system N/A

11. APPLICATION SUBMISSION MATERIALS

List all plans, reports, photos, etc. (use additional sheets if necessary): _____

N/A

12. PREVIOUS OR PENDING APPLICATIONS

List all previous or pending applications for this parcel (use additional sheets if necessary): _____

Resolution #18-P-0020

13. ZONING SCHEDULE (complete all that apply)

N/A	REQUIRED	EXISTING	PROPOSED
Minimum Lot Requirements			
Lot Area			
Frontage			
Lot Depth			
Minimum Yard Requirements			
Front Yard			
Secondary Front Yard			
Rear Yard			
Side Yard			
Aggregate Side Yard			
Building Height			
Lot Requirements			
Residential Buffer Strip			
Open Space	25%		
Parking Setbacks			
Parking Setback to non-residential	5'		
Parking Setback to residential	15'		
Parking Setback to Right-of-Way	20'		

	REQUIRED	EXISTING	PROPOSED
Accessory Uses			
Garage Area			
Garage Height			
Fence Height			
Pool Depth			
Shed Area			
Shed Height			
Signage Requirements			
Façade Sign area 1			
Façade Sign area 2			
Freestanding Sign area			
Freestanding Sign height			
Functional Sign(s) area			
Building Façade area			
Distance from Driveway			
Distance from R.O.W.			

Is the proposed site on a inside or corner lot?

Inside

Corner

See original application/plans approved by Resolution #18-P-0020 for items 13 and 14

14. PARKING & LOADING REQUIREMENTS

Number of Parking Spaces REQUIRED: _____ Number of Loading Spaces REQUIRED: _____
 Number of Parking Spaces PROVIDED: _____ Number of Loading Spaces PROVIDED: _____

15. RELIEF REQUESTED (check all that apply)

- ☐ Zoning Variances are requested.
☐ Exceptions from Municipal Requirements are requested (*N.J.S.A. 40:55D-51*).
☐ Exceptions from New Jersey Residential Site Improvement Standards (R.S.I.S.) are requested (*N.J.A.C. 5:21-3.1*).
☐ Waivers from New Jersey Residential Site Improvement Standards (R.S.I.S.) are requested (*N.J.A.C. 5:21-3.2*).
 Requires application to and approval of the New Jersey Site Improvement Advisory Board.

For any type of the above relief requested, a separate exhibit should be attached stating the factual basis, legal theory, and/or previously granted relief.

16. SIGNATURE OF APPLICANT

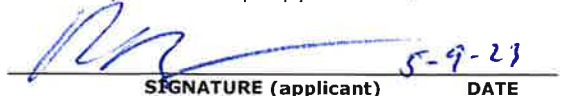
I certify that the foregoing statements and the materials submitted are true. I further certify that I am the individual applicant, or that I am an Officer of the Corporate applicant and authorized to sign the application for the Corporation, or a General Partner of the partnership application.

SWORN & SUBSCRIBED to before me this

9th day of May, 2023 (year)

Anna M. Benckert (notary)

ANNA M BENCKERT
 Notary Public, State of New Jersey
 My Commission Expires
 April 25, 2027


 SIGNATURE (applicant) DATE 5-9-23

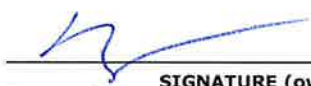
Robert S. Baranowski, Jr., Hyland Levin Shapiro LLP
 PRINT NAME
 Attorney for Applicant

17. CONSENT OF OWNER

I certify that I am the Owner of the property which is the subject of this application, hereby consent to the making of this application and the approval of the plans submitted herewith. I further consent to the inspection of this property in connection with this application as deemed necessary by the municipal agency (if owned by a Corporation, a resolution must be attached authorizing the application and officer signature).

SWORN & SUBSCRIBED to before me this

9th day of May, 2023 (year)
 Anna M. Benckert (notary)

 5-9-23
 SIGNATURE (owner) DATE
 Robert S. Baranowski, Jr., Hyland Levin Shapiro LLP
 Attorney for Owner/Applicant

PRINT NAME

18. DISCLOSURE STATEMENT (circle all that apply)

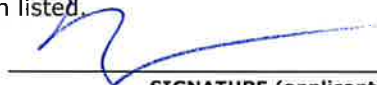
Pursuant to N.J.S.A. 40:55D-48.1 & 48.2, please answer the following questions:

Is this application to subdivide a parcel of land into six (6) or more lots?	Yes	☐ No
Is this application for a variance to construct a multiple dwelling of twenty-five (25) or more units?	Yes	☐ No
Is this application for approval of a site (or sites) for non-residential purposes?	Yes	☐ No
Is the applicant a corporation?	See original application approved by Resolution #18-P-0020 for disclosure.	Yes ☐ No
Is the applicant a limited liability corporation?		Yes ☐ No
Is the applicant a partnership?		Yes ☐ No

If you responded YES to any of the above, please answer the following (use additional sheets if necessary):

List the names and addresses of all stockholders or individual partners owning at least 10% in stock of any class or at least 10% of the interest in partnership (whichever is applicable).

Does a corporation or partnership own 10% or more of the stock in this corporation or partnership? If yes, list the names and addresses of stockholders of that corporation holding 10% or more of the stock or 10% or greater interest in that partnership (whichever is applicable). This requirement is to be followed by every corporate stockholder or partnership, until the names and addresses of the non-corporate stockholders and individual partners with 10% or more ownership have been listed.

 5-9-23
 SIGNATURE (applicant) DATE
 Robert S. Baranowski, Jr., Hyland Levin Shapiro LLP, Attorney for Applicant

19. SURVEY WAIVER CERTIFICATION

As of the date of this application, I hereby certify that the survey submitted with this application, under the date of _____, 20____ shows and discloses the premises in its entirety, described as Block(s) _____ Lot(s) _____; and I further certify that no buildings, fences, or other facilities have been constructed, installed, or otherwise located on the premises after the date of the survey with the exception of the structures shown.

No plans/survey submitted. See plans State of New Jersey; County of Camden:
 approved by Resolution #18-P-0020

SWORN & SUBSCRIBED to before me this

_____ day of _____, 20____ (year)
 _____ (notary)

N/A _____ of full age, being duly

PRINT NAME

SIGNATURE (applicant/owner)

DATE

FOR OFFICE USE ONLY

The application was reviewed in accordance with the rules of the applicable Board and Ordinances of the Township of Cherry Hill and determined that all the checklist items are in order and this application has been deemed complete. The time within which the applicable Board must act on this application pursuant to N.J.S.A. 40:55d-1 et seq., has commenced from this date.

SIGNATURE (administrative officer)

DATE