

BRICK, TOWNSHIP OF

(Planning/Zoning)

- CASE # 515 Fairfield Homes, Site Pl.
- (Kentwood Const.) Winding River Vill.
- Block 1383, Lot 7

SITE PLAN APPLICATION
TOWNSHIP OF BRICK

MSUT BE FILED WITH THE CLERK TO THE PLANNING BOARD OF BRICK TOWNSHIP
AT LEAST FIFTEEN (15) DAYS PRIOR TO THE SCHEDULED MEETING, WITH FILING
FEES (MINOR SITE PLANS - \$25.00; MAJOR SITE PLANS - \$25.00 PER ACRE
WITH A MINIMUM FEE OF \$100.00) ALL FEES IN CASH OR CERTIFIED CHECK.

APPLICATION NO. _____ FILED _____

APPLICATION FOR SITE PLAN APPROVAL

To: BRICK TOWNSHIP PLANNING BOARD

Application is hereby made for Site Plan Approval, in accordance
with the provisions of Article XIX, Ordinance 62-70 (200-R) of the
Brick Township Zoning Ordinance.

1. Location: Winding River Road

2. Area of tract (in acres): 51.216

3. Are road or other improvements to be constructed yes

4. Proposed use and/or development plans: Build + sell

If Apartments: Total units 255 No. of 1 Bedroom 80
No. of 2 Bedrooms 175

5. Applicant's Name: FAIRFIELD HOMES (PARTNERSHIP)
(If a Corporation - State of Incorporation &
Registered Agent)

Address: 174 W. King St. Hillside N.J.

6. Name and address of present owner (if other than applicant):
Name: 561 Herbertsville Rd. Brick N.J.
Address: EARL F. CARTLAND

7. Name and address of persons preparing plans:

Architect R. R. Wells Phone 447-1414

Engineer Triangle Engineering Associates, Inc.
326 Third St., Lakewood, N. J. Phone: 367-1100

8. Signature of Applicant:

Wm. Fisch

Received by:

Action taken:

Approval of rejection: _____ Date: _____

RESOLUTION R-42

April 12, 1972

**Planning Board
of the
Township of Brick**

NOW, THEREFORE, BE IT RESOLVED by the Planning Board of the Township of Brick that Come Nos. 513, 514 and 514 entitled, respectively, Major Subdivision Preliminary, Final and Site Plan, involving lots No. 7, Block 1303, be retained under the jurisdiction of the Planning Board until the meeting of April 26, 1972.

C E R T I F I C A T I O N

I, Natalia O'Brien, Clerk to the Planning Board of the Township of Brick, County of Ocean, do hereby certify that the foregoing resolution was duly passed by the said Planning Board of the Township of Brick at a regular meeting held on the 12th day of April, 1972.

IN WITNESS WHEREOF, I have set my hand this 14th day of April, 1972.

**Natalia O'Brien, Clerk
Planning Board of the Township of Brick**

ANDERSON & BALLIS ASSOCIATES, INC.

CONSULTING ENGINEERS

321 MANTOLOKING ROAD

BRICK TOWN, N. J. 08723

(201) 477-8000

**ROBERT J. BALLIS
CARL M. DENZLER
ALFRED D. ANDERSON**

**MAILING ADDRESS:
P. O. BOX 598
BRICK TOWN, N. J. 08723**

March 14, 1972

Planning Board
Township of Brick
530 Brick Boulevard
Brick Town, New Jersey 08723

Subject: Site Plan
Case No. 515
Fairfield Homes
Block 1383, Lots 7 & 9

Gentlemen:

An engineering review has been performed on the documents submitted relative to the above-captioned site plan.

Our findings are as follows:

1. The documents do not specify if dwellings are one or two-bedroom units, so that a minimum gross floor area can be determined.
2. The off-street parking spaces shown total 451, rather than 408 as specified, however, off-street parking requirements per Ordinance 43-69 (200-0), Paragraph (2):(j) requires two (2) off-street spaces for each unit. The minimum number of parking spaces required for 255 units should be 510 instead of 451.
3. All dwelling units located on Winding River Road have ingress from said road in violation of Ordinance No. 43-69 (200-0), Paragraph (2):(i).
4. The key map does not indicate the complete site correctly.
5. The location of lighting per Ordinance No. 62-70 (200-R) (2):(r) is not shown.

Case No. 515

ANDERSON & BALLIS ASSOCIATES, INC.
CONSULTING ENGINEERS

To: Planning Board

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March 14, 1972

6. Landscaping per Ordinance No. 62-70 (200-R)
(2):(s) is not shown.

It would be our recommendation that action on this application be held in abeyance until revised or corrected site plans be submitted by the applicant.

Respectfully submitted,


Robert J. Ballis

RJB:sa

Case No. 515