

TOWNSHIP OF BRICK
LAND DEVELOPMENT APPLICATION

Application No. PB 2801-2A-PSP-FSP-CU-C- 2/19

Planning Board ✓ Zoning Board _____ Date of Submission 2-7-19

Filing Fee \$ 1,750⁰⁰
Escrow \$ 3,250⁰⁰

A. APPLICANT

Name Federal Realty Investment Trust

Street Address 50 East Wynnewood Road Telephone # (301) 998-8374
Suite 200

City & State Wynnewood, PA Zip Code 19096-2013

OWNER

Name (Same as Applicant)

Street Address Telephone #

City & State Zip Code

B. TYPE OF APPLICATION New _____ Amended X

- | | |
|----------------------------|---|
| 1. Minor Subdivision _____ | 4. Site Plan - Prel. <u>X</u> |
| 2. Major Sub.-Prel. _____ | 5. Site Plan - Final <u>X</u> |
| 3. Major Sub.-Final _____ | 6. Conditional Use <u>X</u>
(must be accompanied by site plan) |
| 7. Minor Site Plan _____ | |
| 8. Cluster Zone _____ | 12. C.40:55D-70D _____ |
| 9. C.40:55D-70A _____ | 13. C.40:55D-34 _____ |
| 10. C.40:55D-70B _____ | 14. C.40:55D-35 _____ |
| 11. C.40:55D-70C <u>X</u> | |

11. Number of Parking Spaces:

	Off Street	Loading
<u>Proposed</u>	2,185	0
<u>Min. Req.</u>	1,656	0

12. Basis for determining parking requirements:

Employees _____	Units _____	Seats _____	Beds _____
Courts _____	Rooms _____	Stalls _____	Other <u>Building Area</u>

F. UTILITIES

1. Water: Will applicant require new water supply in street? Yes _____ No X
Is municipal water supply available? Yes X No _____
Is water to be supplied from a well? Yes _____ No X
Has application been made to the BTMUA? Yes X No _____
Has application been approved? Denied _____ Date _____
Comments: Submitted Concurrently
2. Sewerage: Will this application require new sewerage lines in street? Yes _____ No X
Will this application require expansion of existing lines? Yes _____ No X
Will this application require a septic system? Yes _____ No X
3. Gas: Natural Gas _____ Existing X Above Ground _____
Propane _____ Proposed _____ Below Ground X
4. Electric: Existing X Above Ground X
Proposed _____ Below Ground X

G. Has application been made to the Ocean County Planning Board? Yes
Approved _____ Denied _____ Date _____ Pending - Submitted Concurrently

H. Deed restriction or covenants? Yes _____ No X (if yes, attach copy)

I. Certificate of taxes/assessments paid to date attached? Yes

(said certificate to be submitted with application for acceptance)

J. ARGUMENTS FOR VARIANCE: (to be completed by applicant)

Undue hardship consideration: N/A

Negative criteria: (to be completed for "D" variance & "Conditional Use" applications)

Brick Plaza project involves improvements to the existing shopping center, reduction of building areas and improvements to parking areas. Also includes upgrades to sidewalk treatments and pedestrian circulation. Additional information to be provided during testimony.

Special reasons: (to be completed for "D" variance only)

Proposed building, structure or use thereof is contrary to Brick Zoning Ordinance in the following particulars (state articles and sections.)

K. There must be a market value offer to sell or purchase all or part of adjoining property if applying for "C" variance, i.e. lacking square footage, width or depth and copy of said request, by certified mail, must be presented at the hearing.

L. List of maps, reports and other material accompanying application:
(appropriate checklist must accompany all site plan and subdivision applications)

No.	Description of Item	Month/Day/Year
1. 4	Amended Preliminary & Final Major Site Plan	Last Revised 01/25/2019
2.		
3.		

M. LIST OF INDIVIDUALS WHO PREPARED PLANS:

1. Surveyor: Lindstrom, Diessner & Carr, P.C.
Name Phone (732) 477-8900
136 Drum Point Road, Suite 6
Address
Brick, New Jersey 08723
City, State & Zip Code
2. Architect: N/A
Name Phone ()

Address

City, State & Zip Code
3. Site Planner: Jeffrey J. Carr, PE, PP of Lindstrom, Diessner & Carr, PC
Name Phone (732) 477-8900
136 Drum Point Road, Suite 6
Address
Brick, New Jersey 08723
City, State & Zip Code
4. Attorney: John Jackson, Esq. of King, Kitrick, Jackson & McWeeney, LLC
Name Phone (732) 920-8383
2329 Highway 34 South, Suite 104
Address
Manasquan, NJ 08736
City, State & Zip Code

N. AUTHORIZATION OF SIGNATURE (if applicant is a corporation)

This will certify that (name of corporate officer) John Tschiderer (title) SVP of Development of (corporation name and address) Federal Realty Investment Trust subscribed to the above application for development in the Township of Brick has been authorized by this corporation to do so.

Attest:


(John Tschiderer, SVP, Development)

Federal Realty Investment Trust
Corporate Name

N.J.S.A. 40:55D-48.1 et seq. requires all corporations or partnerships applying to a Planning Board or Board of Adjustment for permission to subdivide a parcel of land into six (6) or more lots or applying for a variance to construct a multiple dwelling of twenty-five (25) or more family units or seeking approval of a site to be used for commercial purposes to list:

- If a corporation - names and addresses of all stockholders owing at least 10% of its stocks of any class;
- If a partnership - name and addresses of the individual partners having at least 10% interest in the partnership.

O. AFFIDAVIT OF APPLICANT:

Maryland
STATE OF ~~NEW JERSEY~~
COUNTY OF ~~OCEAN~~
Montgomery

John Tschiderer of Federal Realty Investment Trust of full age being duly sworn according to law an oath deposes and says that all of the above statements and the statements contained in the papers submitted herewith are true.

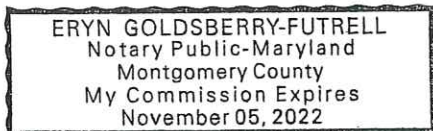
Sworn and subscribed to before me this 31st day of January, 2019.


(Notary Public)

Eryn Goldsberry-Futrell


(owner to sign here)

John Tschiderer, Federal Realty Investment Trust



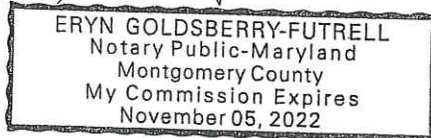
P. AFFIDAVIT OF OWNERSHIP:

Maryland
STATE OF NEW JERSEY
COUNTY OF ~~OCEAN~~ Montgomery

John Tschiderer of Federal Realty Investment Trust being of full age being duly sworn according to law an oath deposes and says that the deponent resides at 50 East Wynnewood Rd, Suite 200, Wynnewood, PA and is the owner in fee of all that certain lot, piece of land situated, lying and being in the municipality aforesaid and known and designated as Block 671 Lot 1.01 street address at 56 Chambers Bridge Road.

Sworn and subscribed to before me this 31st day of January, 2019.

[Signature]
(Notary Public)



Eryn Goldsberry-Futrell

[Signature]
(owner to sign here)

Q. AUTHORIZATION BY OWNER: N/A

STATE OF NEW JERSEY
COUNTY OF OCEAN

If anyone other than the above owner is making this application the following authorization must be executed:

To the approving Board of the Township of Brick:

_____ are hereby authorized to make the within application.

Date _____

(owner to sign here)

Sworn and subscribed to before me this _____ day of _____, _____.

(Notary Public)

R. ADDRESS ALL CORRESPONDENCE CONCERNING THIS APPLICATION TO:

() Applicant () Owner (X) Engineer

Name of firm: Jeffrey J. Carr, P.E., P.P. of Lindstrom, Diessner & Carr, PC

S. WITNESS FOR APPLICANT:

Identifying letter to precede name of witness:

S - Self/Relative
T - Twp. Employee

N - Neighbor
E - Expert

O - Other

1. E Jeffrey J. Carr, P. E.

2. E John J. Jackson, Esq.

3. S John Tschiderer of Federal Realty

4. S Chris Cole of Metrovation