



July 23, 2020

Ms. Alexis Avallone
Berkeley Township Zoning Board of Adjustment
Pinewald-Keswick Road
P.O. Box B
Bayville, NJ 08721

Re: **Jeffrey Jerman (Township ZB #19-5863)**
Construction of Single-Family Dwelling with 'c' Variance Relief
Building Permit Plot Plan
Resolution Compliance Review #1
Location: Maryland Avenue
Applicant: Jeffrey Jerman
Block 491, Lot 19
Zone: R-125 – Residential Zoning District
Our File: 1506-Z-348

Dear Ms. Avallone,

Our office has received documents for this project. We have reviewed these documents for compliance with the resolution memorialized by the Zoning Board of Adjustment at the December 11, 2019 meeting. The following review indicates which items are still outstanding.

A. **ITEMS SUBMITTED**

1. Copy of a plan entitled "Building Permit Plot Plan, Lot 19, Block 491, Tax Map #49, Berkeley Township, Ocean County, New Jersey", prepared by Jeff Daum, P.E. of Nelke, Constantine & Associates, Inc., consisting of 1 sheet, last revised June 2, 2020.
2. Copy of Affidavit of Publication.

B. **RESOLUTION COMPLIANCE**

NOW, THEREFORE, be it resolved by the Zoning Board of Adjustment of the Township of Berkeley, County of Ocean, State of New Jersey, that the Board does hereby grant and approve the variance for: construction of a SFD on an undersized lot consisting of 5,000 sq. ft. where 12,500 sq. ft. required and having 50 ft frontage where 100 ft required, on Block 491 Lot 19 in the R-125 zone subject to the following conditions:

Condition 1 Proof of approval and/or waivers from all agencies having jurisdiction including Waterfront Development, Flood Plan Management, CAFRA, Ocean County Soil Conservation, Berkeley Township Sewerage Authority, and Berkeley Township Municipal Utilities Authority.

Berkeley Township Sewerage Authority and Berkeley Township Municipal Utilities Authority approvals have not been provided. Proof of application to these agencies shall be provided. This item remains a continuing condition.

Condition 3 The Applicant shall comply with the conditions contained in the Board Engineer's letter of August 27, 2019 and Planner's September 18, 2019 Letter.

All outstanding items in the engineer's review letter August 27, 2019 shall be addressed. See comment section below for said items. This item remains a continuing condition.

Condition 9 Any and all outstanding real estate taxes on this lot shall be paid prior to the issuance of any permits.

The Applicant shall provide proof of taxes paid. This item remains a continuing condition.

Condition 18 Encroaching shed shall be relocated prior to the issuance of a building permit.

The Applicant shall note on the drawing that the shed is to be removed prior to the issuance of a building permit as stated in Note #15. This item remains a continuing condition.

C. COMMENTS

The following comments remain outstanding from our last letter dated August 27, 2019:

C. Variances, Waivers, and Items of Discussion

4. Specific Comments/Questions

g. We recommend, if the board looks favorably upon this application, that a condition of approval be that a soil boring must be provided for resolution compliance to confirm adequacy of the underlying soil for the proposed stormwater recharge.

The Applicant shall provide a soil boring log for review and approval.

By copy of this letter we are informing the Applicant, the Applicant's attorney and the Applicant's engineer of the items to be addressed. Upon completion of all outstanding comments, the applicant should submit one (1) set of original mylars for signature.

We thank you in advance for your time and cooperation in this matter and if you should have any questions please do not hesitate to contact our Toms River office.

God Bless America

REMINGTON & VERNICK ENGINEERS



Ernest J. Peters, Jr., P.E., P.P., C.M.E.
Board Engineer

MMG/EJP:rd

cc: Mr. Alexander Pavliv, Esq. – Zoning Board Attorney
Mrs. Melanie Adamson – Zoning Board Planner
Mr. Jeffrey Jerman – Applicant
Mr. Jeffrey Daum, P.E. – Applicant's Engineer
Mr. Alan B. Dittenhofer, P.E., P.P., C.M.E. – RVE