



PERMIT

Permit #

20-081

5/10/20
20-081

and am authorized to make this

under

14270

ation Contr [] Exempt Applicant

IDENTIFICATION Block 4814
Work Site Location 146 Abernethy Rd
Owner in Fee 146 Abernethy Rd
Address 146 Abernethy Rd
Tel. 601-567-9111
Contractor 146 Abernethy Rd
Address 146 Abernethy Rd
Tel. 601-567-9111
Lic. No. of Bldg. Reg. No. 16829

Is hereby granted permission to perform the following work:

[] BUILDING [] PLUMBING [] LEAD HAZARD ABATEMENT
[] ELECTRICAL [] FIRE PROTECTION [] DEMOLITION
[] ELEVATOR DEVICES [] ASBESTOS ABATEMENT [] OTHER
(Subchapter 8 only)

DESCRIPTION OF WORK:

100 Rmp Paul Bx

NOTE: If construction does not commence within one (1) year of date of issuance, or if construction ceases for a period of six (6) months, this permit is void.
Estimated Cost of Work \$ 603,000

Construction Official 3/10/20
Date 3/10/20

U.C.C. F170 (rev. 01/04)

1 WHITE—INSPECTOR

2 CANARY—OFFICE

3 PINK—TAX ASSESSOR

4 GOLD—APPLICANT

(see reverse side)

PAYMENTS (Office Use Only)

Building 50
Electrical 50
Plumbing
Fire Protection
Elevator Devices
Other
DCA State Permit Fee 1
Cert. of Occupancy
Other 51
Total 51
Check No. 204
Cash
Collected by

FEE (Office Use Only)

5 to SPACEL
FANEL.

\$

[] Electric Plans Approved
Date: Approved by:
Joint Plan Review Required:
[] Bldg. [] Plumb. [] Fire. [] Elev.
SUBCODE APPROVAL for PERMIT
Date: Approved by:
SUBCODE APPROVAL for CERTIFICATE
[] CO [] COO [] CA
Date: 3/10/20
Approved by: ugt

Temp. Serv. _____
Constr. Serv. _____
TCO _____
Other _____
Service _____
Final _____
Barrier-Free _____
Temp. Cut-in-Card Date Issued _____
Final Cut-in-Card Date Issued _____
Annual Pool Inspection _____
Date of Grounding and Bonding Certification _____

KW Dishwasher
HP Garbage Disposal
KW Central A/C Unit
HP/KW Space Heater/Air Handler
KW Baseboard Heat
HP Motors 1/+ HP
KW Transformer/Generator
AMP Service Paul Bx
AMP Subpanels
AMP Motor Control Center
KW Elec. Sign/Outline Light

Administrative Surcharge \$

Minimum Fee \$

State Permit Surcharge Fee \$

TOTAL FEE \$

TOWN OF HAMMONTON
LAND DEVELOPMENT APPLICATION

1. BASIC INFORMATION

APPLICANTS

NAME R. JAMES FATE

STREET ADDRESS 196 Weymouth Rd

CITY/STATE/ZIP Hammononton N.J. 08037

TELEPHONE - HOME 561-2378 WORK SAME

OWNERS NAME Sal MAZZA

STREET ADDRESS 1191 Moss Mill Rd

CITY/STATE/ZIP Hammononton N.J. 08037

2. TYPE OF APPLICATION

MINOR SUBDIVISION

MAJOR SUBDIVISION

PRELIMINARY MAJOR

FINAL MAJOR

MINOR SITE PLAN

MAJOR SITE PLAN

PRELIMINARY

FINAL

APPEAL OF DECISION OF
ADMINISTRATIVE OFFICER
INTERPRETATION OF ZONING
MAP OR ORDINANCE
HARDSHIP VARIANCE

✓ USE VARIANCE

INFORMAL REVIEW

CHANGE OF USE

CONDITIONAL USE

REVIEW OF COMPLETENESS

3. SITE INFORMATION

LOCATION OF PROPERTY:

STREET ADDRESS 196 Weymouth Rd Hammononton

BLOCK 4014 LOT(S) 14 ZONE Comm - RBS.

4. LIST OF INDIVIDUALS WHO ARE INVOLVED WITH PREPARATION OF PLANS:

ENGINEER'S NAME WARREN H. KNOTT & ASS INC

STREET ADDRESS P.O. Box 1197

CITY/STATE/ZIP Hammononton, N.J. 08037

TELEPHONE 567 6222 FAX

ATTORNEY'S NAME N.A.

STREET ADDRESS

CITY/STATE/ZIP

TELEPHONE FAX



State of New Jersey

THE PINELANDS COMMISSION

PO Box 359

NEW LISBON, NJ 08064

(609) 894 7300

Nancy Wittenberg
Executive Director

January 21, 2011

CHRIS CHRISTIE
Governor
KIM GUADAGNO
Lt. Governor

Marios Argousti
20 Washburn Avenue
Berlin, NJ 08009

Please Always Refer To
This Application Number

Re: Application # 1987-1204.003
Block 4014, Lot 14
Town of Hammonton

Dear Mr. Argousti:

We have reviewed the information submitted on January 11, 2011 regarding the above referenced application.

The submitted letter from John Aloisio, Town of Hammonton Construction Official, indicates that an automobile repair service is a permitted use on the above referenced lot. Please submit the information requested in our June 28, 2010 letter to complete the application.

For your convenience, application submissions consisting of letter or legal sized documents and electronically notarized application forms may now be submitted via email to ApplInfo@njpines.state.nj.us. Large reports, plans, checks, and items that have a manually applied seal (i.e., plot plans, manually notarized items, etc.) must still be submitted as hard copies.

Please include your application number on any submitted information. Within 30 days of receipt, the Commission will review and respond in writing to any submitted information. No further review of the application will occur until the information requested in this letter is submitted.



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State of New Jersey
THE PINELANDS COMMISSION

PO Box 359
NEW LISBON, NJ 08064
(609) 894 7300

CHRIS CHRISTIE
Governor
KIM GUADAGNO
Lt. Governor

JOHN C. STOKES
Executive Director

June 28, 2010

Anthony Gambale
20 Gristmill Place
Smithville, NJ 08205

Please Always Refer To
This Application Number

Re: Application # 1987-1204.003
Block 4014, Lot 14
Town of Hammonton

Dear Mr. Gambale:

This letter is in response to an application, received on May 17, 2010, and supplemental information received on June 17, 2010 proposing the expansion of an existing commercial use (automobile repair shop) to include the sale of automobiles on the above referenced 1.47 acre lot.

The above referenced lot appears to be located within Hammonton's RR zoning district. Automobile sales do not appear to be a permitted use within this zoning district. You may wish to discuss permitted uses in Hammonton's RR zoning district with an appropriate municipal official.

On September 14, 1999, the Commission issued a Certificate of Filing for a two lot resubdivision of Block 4014, Lots 14 & 15 and the development of a single family dwelling on resulting Block 4014, Lot 15 (1.0 acres). That application was also for a change of use of a 1,800 square foot commercial warehouse to a welding/mechanical shop on Block 4014, Lot 14 (App. No. 1987-1204.002). Based upon review of available information, it appears that the single family dwelling proposed to be located on Lot 15 has been constructed. The development of the single family dwelling on Lot 15 without the submission of all necessary local approvals and permits to the Commission and Commission issuance of a letter advising that the submitted permits and approvals may take effect constitutes a violation of the Hammonton land use ordinance and the Pinelands Comprehensive Management Plan (CMP).



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If you have any questions, please contact Branwen Ellis of the Regulatory Programs staff.

Sincerely,

A handwritten signature in black ink, appearing to read 'C. Horner', with a long horizontal flourish extending to the right.

Charles M. Horner, P.P.
Director of Regulatory Programs

BLE/CMH

c: Secretary, Hammonton Planning Board
Hammonton Administrator
Hammonton Construction Code Official
Hammonton Zoning Officer
Hammonton Environmental Commission
Barbara Andrews
Mario Avgousti

**ZONING BOARD
OF ADJUSTMENT
SECRETARY**



**TOWN OF HAMMONTON
ZONING BOARD OF ADJUSTMENT
100 Central Avenue
Hammonton, NJ 08037**

**Telephone
609-567-4300
Ext. 110
Fax
609-567-2499**

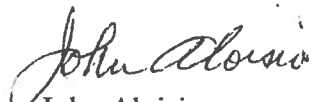
February 1, 2006

To: Anthony Gambale
From: John Aloisio

REF: Block 4014 – Lot 14
196 Weymouth Road
Hammonton, N. J. 08037

Dear Mr. Gambale:

The above referenced property auto repair service is a permitted use.


John Aloisio
Construction Official
Town of Hammonton

JA/sc



State of New Jersey

THE PINELANDS COMMISSION

PO Box 7

NEW LISBON NJ 08064

~~XX(609) 894-9342XX~~

(609) 894-7300

CHRISTINE TODD WHITMAN
Governor

April 18, 2000

James Fate
196 Weymouth Rd.
Hammonton, NJ 08037

Please Always Refer To
This Application Number

Re: Application #87-1204.02
Block 4014, Lots 14 & 15
Hammonton

Dear Mr. Fate:

We have received notice that the Hammonton Zoning Board of Adjustment has granted a variance and the Atlantic County Office of Planning has issued an approval for the proposed change of use of a 1,800 square foot commercial warehouse to a welding/machine shop and the Atlantic County Division of Public Health has a septic permit to be issued for lot 15 as part of a 2 lot resubdivision and development of a single family dwelling on the above-referenced 2.47 acre parcel. The procedural rules contained in the Comprehensive Management Plan and the land use ordinances of Hammonton require that the notice of the approval include, among other items, the following:

1. Any written reports or comments received by the local permitting agency on the application for development which have not previously been submitted to the Pinelands Commission;
2. A copy of the approved subdivision plans; and
3. The names and addresses of all members of the public who actively participated in the local proceedings.

This information was not provided with the notice of the approval. Until such time as this information is provided, the Commission's review period does not commence and the local approval cannot take effect. Please submit the above information as quickly as possible.

NO DEVELOPMENT MAY OCCUR UNTIL THE PINELANDS COMMISSION HAS RECEIVED THE REQUESTED INFORMATION AND HAS DETERMINED NOT TO REVIEW



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CHRISTINE TODD WHITMAN
Governor

April 18, 2000

James Fate
196 Weymouth Rd.
Hammonton, NJ 08037

Please Always Refer To
This Application Number

Re: Application #87-1204.02
Block 4014, Lots 14 & 15
Hammonton

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RECEIVED THE REQUESTED INFORMATION AND HAS DETERMINED NOT TO REVIEW**

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State of New Jersey

THE PINELANDS COMMISSION

PO Box 7

NEW LISBON NJ 08064

~~XX(609) 894-9342X~~

(609) 894-7300

CHRISTINE TODD WHITMAN
Governor

April 18, 2000

James Fate
196 Weymouth Rd.
Hammonton, NJ 08037

Please Always Refer To
This Application Number

Re: Application #87-1204.02
Block 4014, Lots 14 & 15
Hammonton

Dear Mr. Fate:

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**NO DEVELOPMENT MAY OCCUR UNTIL THE PINELANDS COMMISSION HAS
RECEIVED THE REQUESTED INFORMATION AND HAS DETERMINED NOT TO REVIEW**



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E-mail: info@njpines.state.nj.us

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XX(609) 894-7300 X

TOWN OF HAMMON ION

CERTIFICATE OF CONTINUED OCCUPANCY

CERTIFICATE NO.

06-1032

DATE ISSUED:

3/29/06

BLOCK 4014 LOT 14 LOCATION OF PROPERTY 196 Weymouth Rd

NAME OF SELLER/LANDLORD Raymond James Tate ADDRESS 206 Weymouth Rd PHONE NO. 561-4809

NAME OF BUYER/TENANTS Anthony Gamble ADDRESS 26 N. Gristmill Rd. PHONE NO. 567-9111

TYPE AND OF USE OF BUILDING Commercial

THIS SERVES NOTICE THAT, BASED ON A GENERAL INSPECTION OF THE VISIBLE PARTS OF BUILDING,
THERE ARE NO IMPENDING CODE VIOLATIONS AND THE PROPERTY IS APPROVED FOR CONTINUED OCCUPANCY



Shirley Davis (C)

Signature of Code Official

\$ 75.00 Check No. 808 Cash

(34)

CONSTRUCTION PERMIT

IDENTIFICATION Block
Work Site Location

Owner in Fee
Address

Contractor
Address

Qualification Code
Tel. ()
Lic. No. or Bldrs. Reg. No.

Owner in Fee
Address

Contractor
Address

Qualification Code
Tel. ()
Lic. No. or Bldrs. Reg. No.

Tel. ()
214-8355

Is hereby granted permission to perform the following work:

- ☒ BUILDING ☐ PLUMBING ☐ LEAD HAZARD ABATEMENT
- ☐ ELECTRICAL ☐ FIRE PROTECTION ☐ DEMOLITION
- ☐ ELEVATOR DEVICES ☐ ASBESTOS ABATEMENT ☐ OTHER

DESCRIPTION OF WORK:

Electrical Work

NOTE: If construction does not commence within one (1) year of date of issuance, or if construction ceases for a period of six (6) months, this permit is void.

Estimated Cost of Work \$ *6500* Date *6/1/06*

Construction Official

U.C.C. F170 (rev. 6/1/04)

1 WHITE-INSPECTOR

2 CANARY-OFFICE

3 PINK-TAX ASSESSOR

4 GOLD-APPLICANT

☐ Building ☐ Plumbing

☐ Fire ☐ Elevator

☐ Elec. Plans Approved

Date: *6-1-06*

Approved by: *[Signature]*

SUBCODE APPROVAL

☐ CO ☐ CCO ☐ CA

Date: _____

Approved by: _____

Trench

Temp. Serv.

Constr. Serv.

TCO

Other

Service

Final

Barrier-Free

Temp. Cut-in-Card Date Issued

Final Cut-in-Card Date Issued

Annual Pool Inspection

Date of Grounding and Bonding Certification

KW Central A/C Unit

HP/KW Space Heater/Air Handler

KW Baseboard Heat

HP Motors 1/+ HP

KW Transformer/Generator

AMP Service

AMP Subpanels

AMP Motor Control Center

KW Elec. Sign/Outline Light

2 THP

2

2

2

2

2

2

Administrative Surcharge \$

Minimum Fee \$

State Permit Surcharge Fee \$

TOTAL FEE \$

FEE (Office Use Only)

45

25-

50

150

Date Issued

Permit #

6/1/06
06-434

and am authorized to make this

Irigation Contr [] Exempt Applicant



CONSTRUCTION PERMIT

Date issued 3/27/06
Permit # 06-221

A. IDENTIFICATION—

CONTRACTORS' NO. 4017

Block 4017

Work Site Location 4

Owner in Fee 20

Address 20

Tel. () 34

Contractor 4017

Address 20

Tel. () 34

Contractor License No. 2

Federal Emp No 2

IDENTIFICATION Block 4017

Work Site Location 4017

Owner in Fee 20

Address 20

Tel. () 34

Contractor 4017

Address 20

Tel. () 34

Contractor License No. 2

Federal Emp No 2

is hereby granted permission to perform the following work:

☐ BUILDING ☐ PLUMBING ☐ LEAD HAZARD ABATEMENT

☐ ELECTRICAL ☐ FIRE PROTECTION ☐ DEMOLITION

☐ ELEVATOR DEVICES ☐ ASBESTOS ABATEMENT ☐ OTHER

(Subchapter 8 only)

DESCRIPTION OF WORK:

Replace Roof

JOB SUMMARY (OF

PLAN REVIEW

☐ No Plans Req

☐ All

☐ Footing

☐ Foundation

☐ Frame

☐ Other

Joint Plan Review R#

☐ Elec. ☐ Plumb

NOTE: If construction does not commence within one (1) year of date of issuance, or if construction ceases for a period of six (6) months, this permit is void.

Estimated Cost of Work \$ 32000

3/27/06 Date

3/27/06 Date

Construction Official

U.C.C. F170 (rev. 01/04)

1 WHITE-INSPECTOR

2 CANARY-OFFICE

3 PINK-TAX ASSESSOR

4 GOLD-APPLICANT

SUBCODE APPROV

☐ CO ☐ CCO ☐ CA

Date: 3/27/06

Approved by: 3/27/06

Energy

Mechanical

TCO

Other

Final

Barrier-Free

B. BUILDING CHARACTERISTICS

Use Group Present

Constr. Class Present

No. of Stories

Height of Structure 14 Ft.

Area — Largest Floor 1300 Sq. Ft.

New Bldg. Area/All Floors

Volume of New Structure

Total Land Area Disturbed

Est. Cost of Bldg. Work:

1. New Bldg. \$

2. Rehabilitation \$ 32000

3. Total (1+2) \$

PAYMENTS (Office Use Only)	
Building	<u>50</u>
Electrical	
Plumbing	
Fire Protection	
Elevator Devices	
Other	
DCA State Permit Fee	<u>4</u>
Cert. of Occupancy	
Other	
Total	<u>54</u>
Check No.	<u>100</u>
Cash	
Collected by	<u>De</u>

(see reverse side)

HEIGHT (EXCEPT 0)

Sign

Pool

Asbestos Abatement Subchapter 8

Lead Haz. Abatement NJAC 5:17

Other

Demolition

Administrative Surcharge \$

Minimum Fee \$

State Permit Surcharge Fee \$ 4

TOTAL FEE \$ 54

U.C.C. F110

(rev. 07/03)

1 White = Inspector Copy

2 Canary = Office Copy

3 Pink = Office Copy

4 Hard = Applicant Copy



State of New Jersey

THE PINELANDS COMMISSION

PO Box 7

NEW LISBON NJ 08064

(609) 894-7300

December 28, 2004

RICHARD J. CODEY
Acting Governor

JOHN C. STOKES
Executive Director

Ronald Allen
c/o Environmental Consulting of Southern NJ
90 N. Main Street
Medford, NJ 08055

Please Always Refer To
This Application Number

Re: Application #82-3427.06
Block 4104, Lot 14
Hammonton

Dear Mr. Allen:

We have reviewed the preliminary and final site plan approval issued by the Hammonton Planning Board for the development of a 4,000 square foot storage building, two 30,000 gallon propane tanks and associated site improvements on the above 6.57 acre parcel. Based upon this review, the approval can take effect.

Copies of all other permits and approvals must be submitted to the Pinelands Commission before any such permit or approval can take effect.

The site plan submitted to the Pinelands Commission was prepared by Environmental Consulting of Southern NJ and dated as follows:

Sheet 1 dated February 18, 2004

Sheet 2 dated February 26, 2004

This application is for the proposed storage building, propane tanks and associated site improvements only. Any other future development of the above-referenced parcel shall be governed by the land use ordinances of Hammonton and the Comprehensive Management Plan.



<http://www.nj.gov/pinelands/>

• E-mail: info@njpines.state.nj.us

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PO Box 7

NEW LISBON NJ 08064

(609) 394-7300

(609) 394-7300

CHRISTINE TODD WHITMAN
Governor

CERTIFICATE OF FILING

September 14, 1999

James Fate
196 Weymouth Road
Hammonton, NJ 08037

Please Always Refer To
This Application Number

Re: Application # 87-1204.02
Block 4014, Lot 14 and 15
Hammonton

Dear Mr Fate:

This application for the two lot resubdivision and the development of a single family dwelling on the above referenced 2.47 acre parcel is complete. This application is also for the change of use of a 1,300 square foot commercial warehouse to a welding/mechanical shop. The parcel is located in the Pinelands Town of Hammonton.

The completion of this application has resulted in the issuance of this Certificate of Filing. This Certificate of Filing is required before any other agency can deem an application complete and take action on your proposed development. The agency may proceed to review and take action on the proposed development. The applicant must give notice to the Pinelands Commission of any modification of the proposed development and of any approval received for the proposed development within 5 days of receiving any approval.

The Subdivision Plan submitted to the Pinelands Commission was prepared by Warren H. Knott and Associates and dated July 29, 1999.

An application for a change of use of the 1,300 square foot building to a warehouse on the above referenced parcel was approved pursuant to the provisions of the Pinelands Comprehensive Management Plan (App. No. 87-1204.01)

The septic system shall be located in an area where the seasonal high water table is at least



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5 feet below the natural ground surface.

The house shall utilize a RUCK septic system, a pressure dosed disposal field or other non-standard waste water treatment system which is at least as effective as a pressure dosing system in reducing nitrate-nitrogen and which is accepted by the Pinelands Commission and approved for use by the New Jersey Department of Environmental Protection.

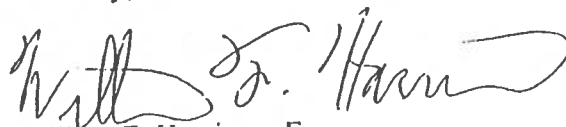
This application is for the proposed two lot subdivision, development of one single family dwelling and change of use to a welding mechanical shop only. Any other future development of the above-referenced parcel shall be governed by the land use ordinances of the Town of Hammonton and the Comprehensive Management Plan.

THIS CERTIFICATE OF FILING IS NOT AN APPROVAL. It is the letter necessary for other agencies to review and act on your application. If either a municipal or county agency grants an approval or permit for the proposed development, that approval is subject to review by the Pinelands Commission. No local approval shall take effect and no construction or development shall occur unless written notice from the Pinelands Commission has been received, indicating either that the Commission will not review the local approval or that the Commission has approved the local approval.

This Certificate of Filing is transferable to future owners of this parcel.

If you have any questions, please contact the project review staff.

Sincerely,



William F. Harrison, Esq.
Assistant Director

DM

Encl(1) Applicant Service Comment Card

cc: Secretary, Hammonton Planning Board
Hammonton Construction Code Officer
Hammonton Environmental Commission
Atlantic County Office of Policy, Planning and Economic Development

RESOLUTION OF FINDINGS AND CONCLUSIONS

BOARD OF ADJUSTMENT

TOWN OF HAMMONTON

R E S O L U T I O N

WHEREAS, R. James Fate, presently residing at 196 Weymouth Road, Hammonton, Atlantic County, New Jersey, having made an application to the Zoning Board of Adjustment of the Town of Hammonton, Atlantic County, New Jersey, seeking a Use Variance for the use of his premises located at 196 Weymouth Road, more particularly described as Block 4014, Lot 14, in an rural residential zone, on the Official Tax Map of the Town of Hammonton; and

WHEREAS, the Board, after having carefully considered the testimony of the applicant, R. James Fate, together with the application, drawings by Warren H. Knott & Associates, Inc., as well as having reviewed and considered the other evidence and exhibits all of which were submitted to the Board at the public hearing held on November 18, 1999; and

WHEREAS, the Board also considered the evidence and arguments of Mr. Nelson Johnson, Esquire, the attorney for the objectors; and

WHEREAS, the Board having carefully considered testimony, together with the exhibits and other evidence introduced at the public hearing, has made the following factual findings:

(1) The applicant, R. James Fate, residing at 196 Weymouth Road, Hammonton, Atlantic County, New Jersey desires to use an existing one-story masonry building for his welding business.

(2) The property is presently owned by Salvatore Mazza.

(3) Proper notice was afforded all adjacent property owners

as provided by the applicable Statutes and Ordinances and the applicant provided proof of service.

(4) All property taxes were paid to date.

(5) The applicant's property is located in a rural residential zone and a Use Variance is necessary for the proposed use of the premises as a welding shop.

(6) The applicant obtained a Certificate of Filing with the New Jersey Pinelands Commission dated September 14, 1999.

(7) On July 15, 1997 the applicant obtained a Zoning Permit for the use of the premises for a mechanical contractor shop.

(8) On or about October 20, 1999 the applicant appeared before the Planning Board of the Town of Hammonton, and obtained a Minor Subdivision of Block 4014, Lots 14 and 15.

(9) Mr. Fate was sworn and testified about the property and his business. He explained he got a permit from the Zoning Officer of the Town of Hammonton before he moved into the shop. He planned to construct a residential dwelling on the lot, and use the pre-existing building as a shop for his welding/fabrication business. He explained when he spoke with the Zoning Officer, the Officer told him to erect a fence and landscaping, but otherwise stated the proposed use was acceptable.

(10) Evidence was introduced that prior to Mr. Fate's use of the premises, the Hammonton Zoning Board of Adjustment in 1987 had given the owner of the premises a Use Variance to permit the use of the building to store hydraulic auto body equipment which was sold by a prior tenant of the building.

(11) Mr. Fate testified the equipment he used in the building were drills, welding equipment, plumbing tools, and pipe equipment. He also explained the upgrades he did on the property including the removal of trash and debris from the old gravel pit on the

premises.

(12) Mr. Fate also testified on occasion he would do welding work on the exterior of the building. He also stated he had a ditch witch and fork lift equipment which were stored outside.

(13) Mr. Sal Mazza was duly sworn and testified. He stated prior to Mr. Fate becoming a tenant, the building was vacant for three to five years. Prior to the vacancy, it was used to store hydraulic auto body equipment by a company who sold equipment from the facility. Prior to that, it was used for other industrial type uses; and

(14) The Board opened the matter for a public hearing, and Mr. Nelson Johnson, Esquire, spoke on behalf of objectors to the application.

(a) Mr. Johnson stated his clients complained the use of welding equipment inside the building is an industrial use, and a rural residential zone is a residential zone. He offered six conditions to the Use Variance which would be satisfactory to his clients. His clients wanted the business connected to the existing residence, all work being done inside, limiting the amount of signage, no customer parking, no storage of trash or parts on the exterior, and no repair work after the hours of 8:00 A.M. to 5:00 P.M. five (5) days a week; and

WHEREAS, the Board having determined, based upon the testimony, as well as the application, evidence, and exhibits introduced at the time of the public hearing, determined there were "special reasons" for the granting of a Use Variance to the applicant. The Board determined the cleaning up of the gravel pit on the premises would prevent future negative environmental impact to the property and vicinity; and

WHEREAS, the Board, has determined the relief requested by the applicant may be granted without substantial detriment to the public good, and otherwise without impairing the intent and purpose of the

Zoning Plan and Ordinance of the Town of Hammonton; and

WHEREAS, the statutory purposes will be advanced by the granting of the relief requested; and

NOW, THEREFORE, BE IT RESOLVED, by the Zoning Board of Adjustment of the Town of Hammonton, on this 18th day of November, 1999, that the applicant, R. James Fate, shall be granted the requested Use Variance so as to permit the premises to be used for the welding and fabrication shop operated by Mr. Fate, and the Variance is hereby approved and granted subject to the following conditions:

(1) The hours of the business are to be between 8:00 A.M. to 4:30 P.M. five (5) days a week, and 8:00 A.M. to 1:00 P.M. on Saturdays.

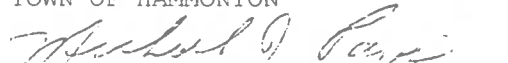
(2) Any outside work would be conducted in a screened in area.

(3) The applicant will comply with any and all other local, county, state codes and agencies having jurisdiction over this application, including the BOCA Code, and the New Jersey Pine Lands Commission Regulations.

ROLL CALL

	Yes	No
Ronald Berenato	X	
Keith Gazzara	X	
Joseph Giraldo	X	
Salvatore Mazza		Recused
Richard Mitchell	X	
Marge Morano	X	
Jerry Vitalo	X	
Ch. Michael Pajic	X	

BOARD OF ADJUSTMENT
TOWN OF HAMMONTON


MICHAEL PAJIC, CHAIRMAN

I, Patricia Berenato, Secretary of the Board of Adjustment of the Town of Hammonton, do hereby certify that the foregoing Resolution is a true and accurate copy of a Resolution adopted by the Zoning Board of Adjustment of the Town of Hammonton on 2-16, 1999.


PATRICIA BERENATO

Prepared by:
CHARLES E. WOOLSON, JR., ESQUIRE
122 New Jersey Avenue
Absecon, New Jersey 08201



Dennis Levinson
County Executive

Atlantic County

Department of Regional Planning and Economic Development

Joseph M. Maher
Department Head

609/645-5898
FAX: 609/645-5964 or 645-5836

Office of Policy and Planning
Office of Economic Development

Office of Geographic Information Systems

Wednesday, April 05, 2000

NOTIFICATION OF APPROVAL OF LAND DEVELOPMENT APPLICATION

County file number: HM-27-99
Project Name: James Fate
Type: Minor Sub Division
Municipality: Hammonton
Applicant: James Fate

Block 4014
Lot 14-15

196 Weymouth Road
Hammonton, New Jersey 08037

Plan Preparer: Warren H. Knott & Associates
P.O. Box 1197
Hammonton, New Jersey 08037

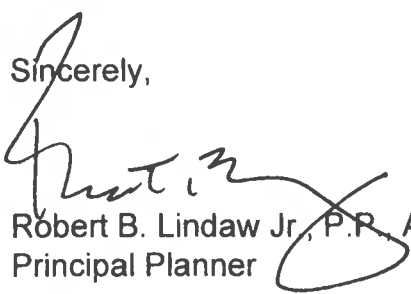
Dear Applicant:

Your Land Development Application has been APPROVED by the Atlantic County Development Review Committee.

Please be advised that a Road Opening Permit is not required.

If you have any questions regarding this matter, please contact me at (609) 645-770 Ext. 4432.

Sincerely,


Robert B. Lindaw Jr., P.P., AICP
Principal Planner



New Road and Dolphin Avenue • Northfield, New Jersey 08225
Visit our web site at: <http://www.aclink.org>
Atlantic County is an Equal Opportunity Employer



ATLANTIC COUNTY DEVELOPMENT REVIEW AGENDA

04/05/2000

Project Information

File No: HM-27-99

Juris Type: Aprvl Juris.

Project: James Fate

Municipality: Hammonton

Street: Weymouth & First Roads

Type: Minor Sub Division

Tax Map Block (Lot): 4014 (14 & 15)

Project Description: Proposed realignment of lot lines

Corridor Program: No

Pinelands #: 87-1204.02

Co Road: 640-Weymouth

Frontage: 297

CL1 35

Co Road:

Frontage:

CL2

Single and Townhouse:

Commercial sq ft:

Warehouse sq ft:

Condo & Apartment:

Industrial sq ft:

Institutional sq ft:

Hotel/Motel Units:

Office sq ft:

Lots Existing: 2

Lots Proposed: 2

Applicant: James Fate

Plan Preparer: Warren H. Knott & Associates

Administrative History

11/05/1999 Received

11/08/1999 Declared complete

11/10/1999 Staff recommends disapproval

11/17/1999 Disapproval

03/17/2000 More information received

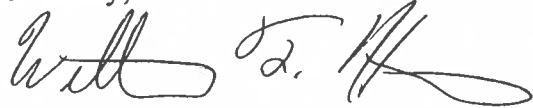
03/22/2000 Staff recommends conditional approval

04/05/2000 Final approval

the above-referenced parcel shall be governed by the land use ordinances of Hammonton and the Comprehensive Management Plan.

If you have any questions, please contact the project review staff.

Sincerely,

A handwritten signature in black ink, appearing to read 'Will F. Harrison', with a stylized flourish at the end.

William F. Harrison, Esquire
Acting Executive Director

cc: Secretary, Hammonton Planning Board
Secretary, Hammonton Zoning Board of Adjustment
Hammonton Construction Code Official
Atlantic County Office of Planning
Atlantic County Division of Public Health



State of New Jersey

THE PINELANDS COMMISSION

PO Box 7

NEW LISBON NJ 08064

(609) 894-9342
XXXXXXXXXXXX

(609) 894-7300

CHRISTINE TODD WHITMAN
Governor

April 28, 2000

James Fate
196 Weymouth Rd.
Hammonton, NJ 08037

Please Always Refer To
This Application Number

Re: Application #87-1204.02
Block 4014, Lots 14 & 15
Hammonton

Dear Mr. Fate:

We have reviewed the variance issued by the Hammonton Zoning Board of Adjustment, the approval issued by the Atlantic County Office of Planning and the septic permit to be issued by the Atlantic County Division of Public Health for a pressure dosed septic system on lot 15 as part of the proposed change of use of a 1,800 square foot commercial warehouse to a welding/machine shop, a 2 lot resubdivision and development of a single family dwelling on the above-referenced 2.47 acre parcel. Based upon this review, the approvals can take effect.

Copies of all other permits and approvals must be submitted to the Pinelands Commission before any such permit or approval can take effect.

The subdivision plan submitted to the Pinelands Commission was prepared by Warren H. Knott and Associates, dated 7/29/99 and last revised 11/27/99.

The septic system shall be located in an area where the seasonal high water table is at least 5 feet below the natural ground surface.

The house shall utilize a RUCK septic system, a pressure dosed disposal field or other non-standard waste water treatment system which is at least as effective as a pressure dosing system in reducing nitrate-nitrogen and which is accepted by the Pinelands Commission and approved for use by the New Jersey Department of Environmental Protection.

This application is for the proposed 2 lot subdivision, development of 1 single family dwelling and change of use to a welding mechanical shop only. Any other future development of



<http://www.state.nj.us/pinelands/>

E-mail: info@njpinelands.state.nj.us

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Richard E. Squires
County Executive

Atlantic County

Department of Regional Planning and Development

Joseph M. Maher
Department Head

Division of Planning
609/645-5898 FAX: 609/645-5873
TDD: 348-5551

Division of Engineering
609/645-5898 FAX: 609/645-5964

Office of Public Information
609/645-5898 FAX: 609/645-5873

<http://www.aclink.org>

Wednesday, November 17, 1999

NOTIFICATION OF DISAPPROVAL OF LAND DEVELOPMENT APPLICATION

County file number: HM-27-99
Project Name: James Fate
Type: Minor Sub Division
Municipality: Hammonton
Tax Map Block (Lot): 4014 (14 & 15)

Applicant: James Fate

196 Weymouth Road
Hammonton, New Jersey 08037

Plan Preparer: Warren H. Knott & Associates
P.O. Box 1197
Hammonton, New Jersey 08037

Dear Applicant:

Your Land Development Application has been DISAPPROVED by the Atlantic County Development Review Committee. Please see the attached project information sheet(s) for a listing of the deficiencies. If you have any questions regarding this matter, please call me at (609) 645-770 Ext. 4432.

Sincerely,

Robert B. Lindaw Jr., P.P., AICP
Principal Planner

Attachment

- c Municipal Planning Board
- Municipal Engineer
- Municipal Building Inspector

P.O. Box 719 • New Road and Dolphin Avenue • Northfield, New Jersey 08225-0719



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ATLANTIC COUNTY DEVELOPMENT REVIEW AGENDA

11/17/1999

Project Information

File No: HM-27-99

Juris Type: Aprvl Juris.

Project: James Fate

Municipality: Hammonton

Street: Weymouth & First Roads

Type: Minor Sub Division

Tax Map Block (Lot): 4014 (14 & 15)

Project Description: Proposed realignment of lot lines

Corridor Program: No

Pinelands #: 87-1204.02

Co Road: 640-Weymouth

Frontage: 297

CL1 35

Co Road:

Frontage:

CL2

Single and Townhouse:

Commercial sq ft:

Warehouse sq ft:

Condo & Apartment:

Industrial sq ft:

Institutional sq ft:

Hotel/Motel Units:

Office sq ft:

Lots Existing: 2

Lots Proposed: 2

Applicant: James Fate

Plan Preparer: Warren H. Knott & Associates

Administrative History

11/05/1999 Received

11/08/1999 Declared complete

11/10/1999 Staff recommends disapproval

11/17/1999 Disapproval

Conditions and Comments

Plan shall provide 90x200' intersection sight triangle with 200' leg along Weymouth Road. All sight triangles affecting County Roads shall be clear between two (2) and ten (10) feet and shall provide bearings & distances by Professional Land Surveyor.

The applicant must provide deeds for sight easements as per section 309 of the ACLDS.



State of New Jersey

THE PINELANDS COMMISSION

PO BOX 7

NEW LISBON NJ 08064

(609) 894-9342

XXXXXXXXXXXXX
(609) 894-7300

CHRISTINE TODD WHITMAN
Governor

CERTIFICATE OF FILING

September 14, 1999

James Fate
196 Weymouth Road
Hammonton, NJ 08037

Please Always Refer To
This Application Number

Re: Application # 87-1204.02
Block 4014, Lot 14 and 15
Hammonton

Dear Mr Fate:

This application for the two lot resubdivision and the development of a single family dwelling on the above referenced 2.47 acre parcel is complete. This application is also for the change of use of a 1,800 square foot commercial warehouse to a welding/mechanical shop. The parcel is located in the Pinelands Town of Hammonton.

The completion of this application has resulted in the issuance of this Certificate of Filing. This Certificate of Filing is required before any other agency can deem an application complete and take action on your proposed development. The agency may proceed to review and take action on the proposed development. The applicant must give notice to the Pinelands Commission of any modification of the proposed development and of any approval received for the proposed development within 5 days of receiving any approval.

The Subdivision Plan submitted to the Pinelands Commission was prepared by Warren H. Knott and Associates and dated July 29, 1999.

An application for a change of use of the 1,800 square foot building to a warehouse on the above referenced parcel was approved pursuant to the provisions of the Pinelands Comprehensive Management Plan (App. No. 87-1204.01)

The septic system shall be located in an area where the seasonal high water table is at least



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E-mail: info@njplines.state.nj.us

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APPLICATION FOR ZONING PERMIT
TOWN OF HAMMONTON

BLOCK 4014
LOT 14 & 15
DATE 7-15-97
OWNER SAL MAZZO
ADDRESS 191 Moss Mill Rd

PHONE NUMBER 561-6223 ZONING CLASSIFICATION _____

NAME AND ADDRESS OF OWNER IF DIFFERENT FROM
APPLICANT R. James Wade
3141 Reading Dr
Hammonton NJ 08037

REQUESTED USE OF PROPERTY (BE SPECIFIC)
HVAC, Mech. Contractor Shop & fence

DIMENSIONS OF PRINCIPAL BUILDING 30' x 60'

DIMENSIONS OF ALL ACCESSORY
BUILDINGS N.A.

PLOT PLAN SHOWING EXISTING BUILDINGS AND PROPOSED BUILDINGS
INCLUDING FRONT, SIDE AND REAR YARD SETBACKS MUST BE INCLUDED

APPLICANT SIGNATURE R. James Wade

REJECTED APPLICATIONS CAN BE REVISED TO COMPLY WITH THE
ZONING CODE OR YOU MAY APPLY TO THE ZONING BOARD OF
ADJUSTMENT FOR RELIEF OF THE ZONING OFFICERS DECISION.

FOR OFFICE USE ONLY:

THIS APPLICATION HAS BEEN EXAMINED AND FOUND TO BE IN
COMPLIANCE WITH THE ZONING
REQUIREMENTS FC

THIS APPLICATION IS DISAPPROVED BECAUSE OF NON-COMPLIANCE
WITH THE FOLLOWING SECTIONS OF THE ZONING
CODE _____

STATE WHETHER ANY OF THE ACTIVITIES DESCRIBED ABOVE ARE
CONDUCTED AS A NON-CONFORMING
USE: _____

WHEN A VARIANCE IS OBTAINED, A COPY OF THE RESOLUTION MUST BE
ATTACHED TO THE APPLICATION

ZONING OFFICER'S
SIGNATURE Frank Chapp DATE 7-15-97

*Approved
12-17-87*

RESOLUTION OF FINDINGS AND CONCLUSIONS

BOARD OF ADJUSTMENT

TOWN OF HAMMONTON

R E S O L U T I O N

WHEREAS, SAL MAZZA, residing at 1191 Moss Mill Road, Hammonton, New Jersey, having applied to the Zoning Board of Adjustment of the Town of Hammonton, Atlantic County, for a certain change of use variance, together with waiver of site plan, so as to permit the operation of a hydraulic auto equipment warehouse in Block 4014, Lots 14 and 15, in an RR Zone, more familiarly known as Weymouth and First Roads, Hammonton, New Jersey; and

WHEREAS, the Board, after carefully considering the testimony and evidence presented by Sal Mazza, together with the testimony and evidence presented by Garrett Olson, President of AUTOROBOT EAST, INC., of Williamstown, New Jersey, has made the following factual findings:

1. The applicant is the record owner of property located at the intersection of First Road and Weymouth Road, Hammonton, New Jersey, same being located in Block 4014, Lots 14 and 15, as shown on the Tax Map of the Town of Hammonton, in an RR Zone.

2. Proper notice was afforded all adjacent property owners as provided by the applicable statute and ordinance and the applicant provided proof of said notice.

3. All property taxes were paid to date. "

4. A Certificate of Filing for this development was issued by the Pinelands Commission.

5. After being duly sworn, Sal Mazza testified that if he was granted the requested relief, he would lease his existing building to Mr. Garrett Olson, President of AUTOROBOT EAST, INC., of Williamstown, New Jersey, for the purpose of utilizing same to store and house hydraulic equipment used by auto body shops for the repair of body frames. Mr. Mazza further testified that he purchased the subject property approximately five years ago and at that time it was a factory which made windbreaker jackets. He further testified that about 1 1/2 years ago, he leased this building to a paint supply company, said paint being utilized solely for automobiles. He further testified that his tenant left the building in approximately September, 1987 and that he is now attempting to lease this building to Mr. Olson. Mr. Mazza indicated to the Board that the former uses were non-conforming and that he now intends to change the use of the building to a less intensive use. He also indicated that inasmuch as there will be no structural changes to the existing building, and only a change of landscaping in the front of the building, that he is requesting a waiver of site plan.

6. After being duly sworn, Garrett Olson testified that if the relief requested were granted, he would utilize the building to store hydraulic auto body mending equipment which holds, measures, diagnoses and repairs automobiles that were in accidents. He further testified that he was awarded a

distributorship to supply this equipment to auto body shops and that at no time will any of this equipment be used on site. He further testified that approximately twice a month a trailer would unload boxes measuring 7 by 7 by 7 feet in size and that approximately 2 to 4 boxes would be unloaded during the same month. He stated that this equipment is strictly for sale and not for lease. Each unit costs approximately \$33,000.00 and are designed and manufactured in Finland. He further testified that he would have a total of approximately four (4) salesmen that may come on site approximately every two weeks from four different neighboring states.

7. Regarding the request of site plan waiver, Mr. Olson testified that he would be installing approximately two additional lights on the outside of the building. He also testified that his operation would be less hazardous, employ less people, create less traffic and otherwise lessen the problems which may have been formerly associated with this property. Mr. Olson further testified that no outside, retail customers would be allowed to visit the site and that business hours would be approximately from 9:00 a.m. to 2:30 p.m.

8. There was adverse comment from the public present, to wit, Frank Olivo, Esquire, representing Mrs. Capoferri, an adjacent property owner, who inquired about the hours of delivery and whether people would be fixing cars, with the attendant noise problems, on site. Mr. Olson testified that at no time would any of the equipment be utilized on premises and that the hours of delivery of this equipment would be from approximately 9:00 a.m. to 12:00 noon.

WHEREAS, the Board has considered the aforementioned findings of fact in light of the Zoning Ordinance of the Town of Hammonton and the standards of the Municipal Land Use Law and has made the following conclusions of law:

1. The lease of the subject property so as to house hydrolic auto equipment will be of a lesser intensive use than that formerly associated with the subject premises and as such, the granting of the change of use variance will not be detrimental to the public good and will not substantially impair the intent and purpose of the Zoning Plan and Ordinance of the Town of Hammonton.

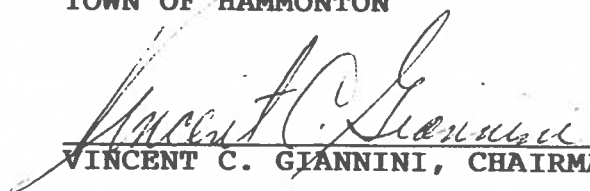
2. The statutory purposes shall be advanced by the granting of the relief requested, including waiver of site plan.

NOW THEREFORE, BE IT RESOLVED by the Zoning Board of Adjustment of the Town of Hammonton that it does hereby grant the change of use variance pursuant to N.J.S.A. 40:55D-70 to Sal Mazza so as to allow the building located upon Block 4014, Lots 14 and 15 an RR Zone to be utilized as a auto hydrolic equipment storage facility;

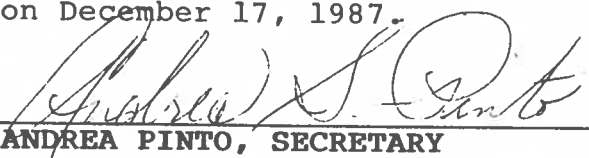
BE IT FURTHER RESOLVED by the Zoning Board of Adjustment of the Town of Hammonton that it does hereby grant the waiver of site plan.

ROLL CALL: Andrew Berenato, Jr. "Aye"
Louis Coia "Aye"
Malcolm Condie "Aye"
Patrick Rodio "Aye"
Vincent C. Giannini "Aye"

**ZONING BOARD OF ADJUSTMENT
TOWN OF HAMMONTON**


VINCENT C. GIANNINI, CHAIRMAN

I, Andrea Pinto, Secretary of the
Zoning Board of Adjustment of the
Town of Hammonton, do hereby certify
that the foregoing Resolution is a true
and accurate copy of the Resolution
adopted by the Zoning Board of Adjustment
on December 17, 1987.


ANDREA PINTO, SECRETARY

Prepared by:
Frank J. Raso, Esquire
RASO & CAPPUCCIO, P.C.
847-A 12th Street
Hammonton, NJ 08037

Office of
CONSTRUCTION
OFFICIAL

TOWN OF HAMMONTON

100 Central Avenue
Hammonton, New Jersey 08037



Telephone 609-567-432
Fax 609-567-431
247

INSPECTION REQUEST FOR CERTIFICATE OF CONTINUED OCCUPANCY

APP. NO. 09/11/01

PROPERTY LOCATION

194 Weymouth Rd
Hammonton NJ 08037 BLOCK 4014 LOT 14+15

APPLICANT

R. James Fata 3141 Reading Av. Hammonton NJ 08037

PHONE NUMBER

609 561-2328

PRESENT OWNER

Sgt. Maza

Lease Purchase

PROPOSED OWNER (OR TENANT)

R. James Fata

ADDRESS

3141 Reading Av. Hammonton NJ 08037

PRESENT USE

Garage

PROPOSED USE (DESCRIBE IN DETAIL)

Hvac Mech. Conversion Shop

NO. OF DWELLING UNITS

1

NO. OF BEDROOMS

NO. OF PROPOSED OCCUPANTS

OWNERSHIP (CIRCLE ONE): PRIVATE, PARTNERSHIP OR CORPORATION; PUBLIC (GOVT.)

UTILITIES: TYPE OF SEWER DISPOSAL ON SITE WATER SUPPLY well

HEATING SUPPLY

oil

IS THE OWNER THE OCCUPANT?

YES

NO

NO. OF SMOKE DETECTORS

2 (Hear)

NOTE TO ALL APPLICANTS: A SMOKE DETECTOR IS REQUIRED IN EACH LEVEL OF RESIDENTIAL BUILDING INCLUDING BASEMENTS

I HEREBY CERTIFY THAT I AM THE (AGENT FOR) THE OWNER OF RECORD AND AM AUTHORIZED TO MAKE THIS APPLICATION. I ALSO AGREE TO CONFORM TO ALL APPLICABLE LAWS OF THE TOWN OF HAMMONTON.

APPLICANT'S SIGNATURE

[Signature]

AGENT'S SIGNATURE OR DESIGNEE

DATE

7-15-97

RECEIVED BY

CASH

CHECK NO.

\$ 75.00

0409



CERTIFICATE

Date Issued
Control # 99-1101
Permit #

IDENTIFICATION

Block 4014
Work Site Location 196 Weymouth Rd
Owner in Fee James M. Murphy
Address 1191 Morrisville Rd
Telephone 501-638-3378
Address 3411 Keosauqua Ave
Telephone 501-23378
Lic. No. or Bldrs. Reg. No. _____
Federal Emp. No. _____
or Social Security No. _____

☐ CERTIFICATE OF OCCUPANCY

This serves notice that said building or structure has been constructed in accordance with the New Jersey Uniform Construction Code and is approved for occupancy.

☐ CERTIFICATE OF APPROVAL

This serves notice that the work completed has been constructed or installed in accordance with the New Jersey Uniform Construction Code and is approved. If the permit was issued for minor work, this certificate was based upon what was visible at the time of inspection.

☐ TEMPORARY CERTIFICATE OF OCCUPANCY/COMPLIANCE

If this is a temporary Certificate of Occupancy or Compliance the following conditions must be met no later than _____, 19____ or the owner will be subject to fine or order to vacate:

☒ CERTIFICATE OF CONTINUED OCCUPANCY

This serves notice that based on a general inspection of the visible parts of the building there are no imminent hazards and the building is approved for continued occupancy.

☐ CERTIFICATE OF COMPLIANCE

This serves notice that said potentially hazardous equipment has been installed and/or maintained in accordance with the New Jersey Uniform Construction Code and is approved for use until _____.

Home Warranty No. _____
Type of Warranty Plan: [] State [] Private
Use Group B
Maximum Live Load _____
Construction Classification _____
Maximum Occupancy Load _____
Description of Work/Use:
CCO - Done Purchase of Building
for HVAC Mechanical Controls
Shop

Fee \$ 75.00
Paid [X] Check No. 2479
Collected by: 62

CONSTRUCTION OFFICIAL



CONSTRUCTION PERMIT

Date Issued 11/19/11
Control # 99-519
Permit # 7

IDENTIFICATION Block 4014 Lot 4x15

Work Site Location 196 W. 18th St

Owner in Fee James J. & Mary J. Jones

Address 1341 Broadway

Tele. () 561-2378

Contractor James J. Jones

Address

Number of record

Tele. ()

Lic. No. or Bids. Reg. No. Exp. Date

Federal Emp. No.

or Social Security No.

PAYMENTS (Office Use Only)

Building 50.00

Electrical 165.00

Plumbing

Fire Protection

Elevator Devices

Other

DCA Training Fee 2.00

Cert. of Occ.

Other

Total 217.00

Check No. 2497

Cash

Collected By: [Signature]

(see reverse side)

I am hereby granted permission to perform the following work:
☒ BUILDING ☐ PLUMBING ☐ OTHER
☒ ELECTRICAL ☐ FIRE PROTECTION
☐ ELEVATOR DEVICES

DESCRIPTION OF WORK:

6' high fence
elec work

NOTE: If construction does not commence within one (1) year of date of issuance, or if construction ceases for a period of six (6) months, this permit is void.

Estimated Cost of Work \$ 2800.00

[Signature]
CONSTRUCTION OFFICIAL

U.C.C. Form F-170C

1 WHITE-INSPECTOR 2 CANARY-OFFICE 3 PINK-OFFICE 4 GOLD-APPLICANT

☐ Elec. ☐ Plumb. ☐ Fire

SUBCODE APPROVAL

☐ CO ☐ CCO ☐ CA

Date: 8/22/11

Approved By: [Signature]

Energy

Mechanical

TCO

Other

Final

Height to or over

Sq. Ft.

☐ Sign

☐ Pool

☐ Asbestos Abatement

☐ Other

☐ Other

☐ Demolition

BUILDING CHARACTERISTICS

Base Group Present Proposed

Constr. Class Present Proposed

No. of Stories 14

Height of Structure 1800

Area-Largest Floor

3rd Bldg. Area/All Floors

Volume of New Structure

Total Land Area Disturbed

Est. Cost of Bldg. Work:

1. New Bldg. \$

2. Alteration \$

3. Total (1+2) \$

Administrative Surcharge

Minimum Fee

DCA TRAINING FEE

TOTAL FEE

(Office Use Only)
FEE

\$

\$

\$

\$

\$

\$

\$

\$

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U.C.C. Form F-110B

1 White = Office Copy
3 Pink = Applicant Copy

2 Canary = Office Copy
4 Hard = Inspector Copy



Date Issued 7/11/94
Control # 94-510
Permit # 94-510

Office Use Only

A. IDENTIFICATION

CONTRACTORS, N

Block

Work Site Location

Owner In Fee

Address

Tele. ()

Contractor

Address

Tele. ()

Lic. No.

Federal Emp. No.

IDENTIFICATION Block

Lot

Work Site Location

Owner in Fee

Address

Tele. ()

Contractor

Address

Tele. ()

Lic. No. or Bldgs. Reg. No.

Federal Emp. No.

or Social Security No.

PAYMENTS (Office Use Only)

Building

Electrical

Plumbing

Fire Protection

Elevator Devices

Other

DCA Training Fee

Cert. of Occ.

Other

Total

Check No.

Cash

Collected By:

(see reverse side)

100 amp service

B. ELECTRICAL

Use Group

Pole/Pad #

Building Occupied

Est. Cost of Elec.

Estimated Cost of Work

PLAN REVIEW:

Joint Plan Review

U.C.C. Form F-170C

1 WHITE - INSPECTOR

2 CANARY - OFFICE

3 PINK - OFFICE

4 GOLD - APPLICANT

CONSTRUCTION OFFICIAL

Const. Serv.

TCO

Other

Service

Final

Temp. Cut-in-Card Date Issued

Final Cut-in-Card Date Issued

Approved By:

Signature - Contractor Seal

U.C.C. Form F-1208

1 White - Office Copy

2 Canary - Office Copy

3 Pink - Applicant Copy

4 Hard - Inspector Copy

C. CERTIFICATION IN LIEU OF OATH

I hereby certify that I am the (agent of) owner of record and am authorized to make this application and perform the work listed on this application.

[] Licensed Electrical Contractor [] Exempt Applicant

Paid Check # 245 Administrative Surcharge

Minimum Fee

DCA Training Fee

TOTAL FEE

U.C.C. Form F-1208

1 White - Office Copy

2 Canary - Office Copy

3 Pink - Applicant Copy

4 Hard - Inspector Copy



The Pinelands Commission
P.O. Box 7, New Lisbon, N.J. 08064 (609) 894-9342

March 28, 1988

Autobot East, Inc.
P.O. Box 171, R.D. #4
Williamstown, NJ 08094

RE: App. No. 87-1204
Block 4014, Lot 14 & 15
Hammononton

Dear Sir or Madam:

Your application for the conversion of an existing industrial building to a warehouse on the above referenced 2.47 acre parcel, staff comments on the proposed development and the variance granted by the Hammononton Board of Adjustment have been reviewed. The variance does not raise any substantial issues with respect to the conformance of the proposed development to the minimum standards of the Plan. As a result, the variance will not be reviewed by the Pinelands Commission. Absent changes in the application or receipt of new information, no review by the Pinelands Commission will be conducted for any additional approval received for this development. You should submit a copy of this letter to any other reviewing agency.

This application is for the proposed change of use only. Any future development of the parcel shall be governed by the provisions of the Comprehensive Management Plan.

If you have any questions, please contact Joseph Pratzner of our staff.

Sincerely,

William F. Harrison
William F. Harrison, Esquire
Assistant Director

WFH/sq

cc: Secretary, Hammononton Planning Board
Hammononton Construction Code Official
Hammononton Environmental Commission
Hammononton Board of Adjustment
Atlantic County Division of Public Health

The Pinelands - Our Country's First National Reserve

*Hand
3-29-88
and*

Applicant's Name Auto Robot East Inc. Address Box 191, RD#4, Williamstown
Phone Number 728-8680

Owner's Name Sal Mazza Address 370 Noyes Ave
Phone Number _____

TYPE OF APPLICATION

- ☐ Hardship Variance
☒ Use Variance
☐ Interpretation of Zoning Map or Ordinance
☐ Appeal of Decision of an Administrative Officer

This application includes a request for a site plan _____ subdivision _____ approval.
If so, please complete additional forms which will be supplied by the Board Secretary.

Site Location First Rd & Weymouth

Block 4014 Lot(s) 14+15 Zone RR Equip.

Present Use _____ / Proposed Use Auto Warehouse & office

Has there been any previous appeals or activity? Yes _____ No _____ If yes, please
state _____
Approved _____ Disapproved _____

I am seeking relief from Chapter 109, Section 149-15 of the Zoning Ordinance
because _____

WITNESSES FOR APPLICANT (Identifying letter to precede name of witness)

S-Self/Relative N-Neighbor T-Township Employee E-Expert

1. _____ 2. _____
3. _____ 4. _____

Attorney's Name and Address (if applicable) _____

Handwritten Signature
SIGNATURE OF APPLICANT

INSPECTION NOTICE

Thumb

2-88
-5-88
lot 14/15

A. IDENTIFICATION

Owner Sal Mazza
Address 1191 Moss M
Hunter N.Y.
Tel. (609) 561-6223
Work Site Address Waymont

To: Hark
Time: _____ Date: 2-5-88 By: _____
Owner/Agent Auto Robot East
Telephone: () _____ Permit No: 132-88
Block: 11014 Lot: 14/15
Address: Waymont - 1st

75-
75-
8
and
88

is hereby granted permission
to perform the following work

- ☐ BUILDING ☐
☐ PLUMBING ☐
☒ OTHER C.C.O.

C.C.O. open for Auto Robot East
Inspection Requested: 2-9-88

Comments: one for C.C.O
10/7 June
Cherry st case

for
it"

NOTE: If construction does not commence within one year
for a period of six (6) months, this permit is void.

Estimated Cost of Work: \$ _____

John Aloisio / conf.
CONSTRUCTION OFFICIAL

U.C.C. Form F-170 (8/83) Light Green = Office Copy White = Applicant Copy Yellow/Orange = Tax Assessor Copy

If this is a Temporary Certificate of Occupancy the following conditions must be met no later than
_____, 19____ or the owner will be subject to a fine or order to vacate:

D. DESCRIPTION OF WORK: C.C.O. to open for "Auto Robot East"

USE GROUP B FIRE GRADING _____
MAXIMUM LIVE LOAD _____ MAXIMUM OCCUPANCY LOAD _____
SPECIFIC USE _____

FINAL COST OF CONSTRUCTION: \$ _____

ISSUED: February 26, 1988

John Aloisio
CONSTRUCTION OFFICIAL

U.C.C. Form F-260 (8/83) Light Green = Office Copy White = Applicant Copy Yellow/Orange = Tax Assessor Copy

DEPARTMENT OF BUILDING AND INSPECTIONS
(Plan Review)

DATE

NAME

Albert Scarnoffa

ADDRESS

Weymouth Rd

BLOCK

153

LOT

3-3A

TYPE OF BUILDING

Dec 15 1977 Approved
"Use variance" Attach.

Requirements

- (1) 10ft Fire Zone around Bldg.
- (2) curbs & sidewalk, County Approval
- (3) no parking 10ft from sidewalk line, area to be grassed.
- (4) Architect drawing & Spec.
- (5) Barrier free design.
- (6) Buffer Zone design to be submitted
- (7) Cape-Atlantic Soil Approval
- (8)

Sub Code Official

Rev. John Sertman,

was also notified
BOARD OF ADJUSTMENT
HAMMONTON, N.J.

is to the clothing
various to suit jackets,

putting machines
ON and RESOLUTION
Serial would be de-

ing of a Use Variance

ting and tailoring

a Residential C

40:55 D-70(d) individuals

Hammonton, County of

gular meeting, a

Thursday, December 15,

Hall on due notice to

y required and after

a testimony of the

ve unanimous vote of

Resolution granting

of service parking

d by the Board because

such relief can be granted without substantial detriment to
the public good and the use would not substantially impair the
intent and purpose of the Zone Plan and the Zoning Ordinance
and it would not impair the public safety and general welfare
of the Community. Her testimony was concluded when she

APPLICATION FOR CLASSIFICATION OF SKETCH SUBDIVISION PLAT

Town of Hammonton Planning Board

Application is hereby made for the classification of a Sketch Plat of
 osed subdivision of land hereinafter more particularly described.

Applicant's name: Russell B. Ruggerio
 Address 218 Grape St.
Hammonton Phone 561-1279

Name and address of present owner (if other than #1 above).

Name: Same
 Address: _____

Interest of applicant if other than owner _____

Location of Subdivision Weymouth Rd.
 (neighborhood or section name) (Street)

153, 3, Res. C.
 (Tax Map Block) (Lot Nos.) (Zone Classification)

Number of proposed lots 1
 Area of entire tract 2.47, and portion being subdivided 78,024.36 s.f.
29,738.30 s.f.

Development plans:

- Sell lots only (yes or no) yes
- Construction houses for sale? (yes or no) _____
- Other _____

Name and address of person preparing sketch plat.

Name: Reuben D. Heggan, Jr.
 Address: P.O. Box 579
Hammonton N.J. 08037 Phone 561-0482

Signature of Applicant Russell B. Ruggerio

(Do not write below this line)

ved by Charles Facenda Date May 7, 1976
 Secretary of Planning Board
 CLERK

Action of suodivision committee. Classified as minor by unanimous action
 or no) YES Classified as major. (yes or no) _____
JULY 14, 1976

tures of Planning Board Chairman and Municipal Clerk if classified as
 or subdivision.

Isaac DeCicco
 Town Clerk
 City

John L. Capella
 Planning Board Chairman

Name	Scamoffa Alfred	Permit No.	#714
Address	Weymouth Road	Block	153
Building Address	same as above	Lot	3-3A
Use of Structure	remodel inside		
Type Inspection	Building	Remarks	
Date	5/28/78 Preliminary inspection + R/W 11/3/78 final + Temp.C.O. issued 15 day temp C.O. A.J.F. OK to issue C/O A.J.F./ang.		
Final Inspector			

Total amount: \$ 84.50

This Cell
that at the
regulating b
Use Classific
Group M-
Owner of Buil
Building Addr

POST IN A CONSPICUOUS PLACE

Albert J. Falcone, Construction Official

File Homeowner Assessor

M U N I C I P A L

Owner Scrimella
 Occupant Clothing Shop
 Location Weymouth & Lindell Hammonston N.J.
 No. 7 Street Hammonston Town or City N.J.
 Installation Elect Wiring
 Condition of Wiring: Good (X) Fair () Defective ()
has been Inspected and is in accordance with The National Electrical Code or Atlantic-
Inland, Inc. Rules and is Deemed Safe for Introduction of Current.
 Installed by Modern Elect
 Date 6-1-78
 Insp. Acc 032
 MEMBER OF N. F. P. A. AND I. A. E. I.

COVERING OUTLETS	2	15.00
SWITCHES	1	
PLUG RECEPTACLES	8	
TOTAL OUTLETS	11	17.00
AIR HEATERS		
RANGES		
SIGNS		
WATER HEATER		
LIGHTING CIRC.		
OTHER CIR.	2	
TOTAL CIRCUITS		
MOTORS		
PANEL SIZE	Expanding	
RANGE COND.		
SUB FEEDER SIZE		
Bath Exhaust - 1		3.00
Pump		9.50
TOTAL FEE		44.50

TREASURER'S VALIDATION OF FEE PAID

CONTRACTOR'S NAME AND ADDRESS

Modern Electric Co
 City Hunt STATE N.J. ZIP CODE

READY FOR INSPECTION ON _____ OR WILL CONTACT PERMIT CLERK LATER _____
 (date)

APPLICANT CERTIFIES THAT ALL INFORMATION GIVEN IS CORRECT AND THAT ALL PERTINENT ELECTRICAL ORDINANCES WILL BE COMPLIED WITH IN PERFORMING THE WORK FOR WHICH THIS PERMIT IS ISSUED.

Signature of Contractor or his Authorized Representative Making Application

Signature of Permit Clerk

FILE COPY

COPYRIGHT © 1973 BUILDING OFFICIALS & CODE ADMINISTRATORS INTERNATIONAL, INC.

- ☐ DEFECTIVE
☐ Rough Wiring Certificate
☐ Fixture Approval
☐ Temporary Service
☒ Final Certificate
☐ Dup. Cert. Req.

6-1-78

Temp. Cut-in Card No. _____ Final Cut-in Card No. _____

Inspector

ibed below. On demand applicant

16-78
 STATE N.J.

BUILDG. NO.

POLE NO.

19

INC.

2250 2500 2750 3000

Burner _____ Air Cond. _____

Disp. _____ Dish W. _____

Hood 1

that I have not made an authority.

PERMIT # 1351

K.W. SURFACE UNIT

K.W. OVEN

H.P. GARBAGE DISPOSAL UNIT

K.W. DISHWASHER

K.W. RANGE

RECEPTACLES

FRAC. H.P. VENT FANS

30 40 50 75 100

2500 2750 3000

FEE PAID

TOTAL \$

Check No.

Money Order

Cash

Charge

**ZONING BOARD OF ADJUSTMENT
TOWN OF HAMMONTON**

**Application of Albert Scamoffa
in the Clothing Business for
Cutting and Tailoring of Fabric
on Block 153, Lot 3**

DECISION and RESOLUTION

This Application for the granting of a Use Variance to conduct the clothing business for cutting and tailoring of fabric said building being situate in a Residential C Zone coming on to be heard under N.J.S.A. 40:55 D-70(d) before the Board of Adjustment, Town of Hammonton, County of Atlantic and State of New Jersey at a regular meeting, a quorum of six members being present on Thursday, December 15, 1977 at 8:00 P.M. in the Hammonton Town Hall on due notice to the owners of other properties as legally required and after the Board having heard and considered the testimony of the Applicant, the Board has by an affirmative unanimous vote of the six members in attendance adopted a Resolution granting the requested Use Variance.

The Application has been granted by the Board because such relief can be granted without substantial detriment to the public good and the use would not substantially impair the intent and purpose of the Zone Plan and the Zoning Ordinance and it would not impair the public safety and general welfare of the Community.

The Applicant through his attorney, John Bertman, Esquire, represented that the property owners were notified of the Applicant's intention to make this Application. Thereafter the Applicant stated that he is in the clothing business and desires to use the subject parcel to cut jackets, primarily windbreakers, with the use of cutting machines which produce very little noise. The material would be delivered in a van or a station wagon and the business would be conducted from 8:00 A.M. til 5 P.M. weekdays and from 8:00 A.M. to 12 noon on Saturday. Employees would consist of the plaintiff, his wife plus four or five other individuals. The work being performed would consist exclusively of cutting and sewing.

The existing building which is vacant and in deplorable condition would be used as the work site. The Applicant further seeks approval of the Site Plan submitted and withdraws that portion of his Application for a Use Variance which includes Block 153, Lot 3A.

The Applicant who has been in this business for approximately twenty years will provide off street parking and will not store any merchandise outside the building.

Joyce Littlefield, a real estate broker, testified that there is no other property available which contain the approximate dimensions of the subject building. The rear of the property contains a gravel pit which renders the same relatively useless. Her testimony was concluded when she

stated that the best use in her opinion of the property and building would be a garage which, of course, is not a permitted use in this Zone but was one of the uses to which this building was put in the past. Joseph Capoferri, who owns the contiguous property, stated his only concern was the possibility of a drainage problem.

The Board of Adjustment did not receive any letters from residents or property owners objecting to the granting of the variance nor did any one personally appear in objection to same.

The Board of Adjustment felt that the circumstances of the Applicant, as relating to the strict application of the Ordinance, would result in peculiar and exceptional practical difficulty to or exceptional and undue hardship upon the Applicant. It was the Board's determination that there did in fact exist special reasons why the proposed Use Variance should be granted to this Applicant.

Thereupon, by a unanimous vote of the Board said Application for a Use Variance to permit the Applicant to conduct a clothing business for cutting and tailoring of fabrics within the existing building is hereby granted because of the following factual findings:

A. Although the use proposed by the Applicant is not permitted in a Residential C Zone the property can not be used for the zoned purpose and the proposed use would be more in compliance with the scheme and plan of the neighborhood.

B. The building in the past has remained unoccupied for a substantial portion of its life and when utilized was more volative of the Zoning Ordinance because of the type of activities the building was used for.

C. The property and building have long created a problem within this area as it has remained vacant and unoccupied for long periods of time because of its inability to be used in accordance with the uses permitted by the Schedule of Limitations of the Zoning Ordinance thus lending the building to become vandalized and damaged.

The Applicant intends to conduct a moderate building within the premises after renovating the building and beautifying the area in addition to providing black top for parking and alleviating any drainage problems, all of which would enhance and upgrade the area.

D. As the owner has been unable to utilize the property for its zoned purpose, and any future possibility being diminished due to the condition of the building and the excavation of the land to the rear, the proposed use is the best and probably only use to which the subject property could be put.

For the aforesaid reasons it is hereby resolved by the Board that the Application for a Use Variance be granted and the Site Plan be approved conditioned upon the Applicant's satisfactorily grading and paving the parking area so as to prevent any drainage problem to the neighboring property.

ZONING BOARD OF ADJUSTMENT
TOWN OF HAMMONTON

By: Robert Small
ROBERT SMALL, Chairman

I, Albert J. Pacenda, Secretary of the Zoning Board of Adjustment, Town of Hammonton do hereby certify that the foregoing Resolution is a true copy of the Resolution passed by the Zoning Board of Adjustment, Town of Hammonton at its regular meeting on December 15, 1977.

Albert J. Pacenda
ALBERT J. PACENDA, Secretary

PREPARED BY:
A. RALPH PERONE, ESQ.
ONE SOUTH NEW YORK AVE.
ATLANTIC CITY, N.J.



The Pinelands Commission

P.O. Box 7, New Lisbon, N. J. 08064 (609) 894-9342

NOTICE OF FILING

December 1, 1987

Autorobot East, Inc.
P.O. Box 171
RD #4
Williamstown, NJ 08094

RE: App. No. 87-1204
Block 4014, Lots 14 & 15
Hammonton
No Development/Change of
Use (Automobile Service
Building to Automobile
Warehouse)

Gentlemen:

The Pinelands Commission has received an application for the above-referenced minor development. Any agency responsible for the review of the proposed development may determine that an application concerning the proposed development is complete. The agency may proceed to review and take action on the proposed development. The applicant shall give notice to the Pinelands Commission of any modification of the proposed development and of any approval received for the proposed development within 5 (five) days of receiving an approval. No approval shall take effect and no construction or development shall occur unless written notice from the Pinelands Commission has been received, indicating either that the Commission will not review the approval or that the Commission has approved the local approval.

The lots are located in the Pinelands Towns of Hammonton.

This application is for the proposed change of use only. Any future development of the resulting lots shall be governed by the land use ordinances of Hammonton and the Comprehensive Management Plan.

THIS NOTICE OF FILING DOES NOT CONSTITUTE AN APPROVAL. It does authorize any other agency to review and act on the proposed development. If either a municipal or county agency grants an approval or permit to the proposed

*Rec'd
12-2
Cmf*

development, that approval is subject to review by the Pinelands Commission.

If you have any questions, please contact Joseph Pratzner of our staff.

Sincerely,

A handwritten signature in dark ink, appearing to read "William F. Harrison". The signature is fluid and cursive, with the first name "William" and last name "Harrison" clearly distinguishable.

William F. Harrison
Assistant Director

WFH/sg

cc: Secretary, Hammonton Planning Board
Hammonton Construction Code Official
Hammonton Environmental Commission
Mr. Sal Mazza

ZONING BOARD OF ADJUSTMENT
TOWN OF HAMMONTON

Application of Evangelical	)	
Baptist Missions, Inc.	)	<u>DECISION</u>
to use an existing building	)	and
as offices on	)	<u>RESOLUTION</u>
Block #153, Lot #3	)	

This Application for the granting of a use variance to renovate and thereafter use as an office and existing building shown on the plans prepared by Adams & Rehmann dated March 1, 1973 submitted by the applicant and made a part of his application wheress said structure is in an R-C Residential Zone coming on to be heard under N.J.S.A. 40:55-39 (d), before the Board of Adjustment, Town of Hammonton, County of Atlantic and State of New Jersey, at a regular meeting a quorum of five members being present on Thursday, March 15, 1973 at 8:00 o'clock p.m., in the Hammonton Town Hall on due notice to the owners of the other properties as legally required and after the Board having heard and considered the testimony of the applicant, David Marshall, on behalf of the Evangelical Baptist Missions, Inc. two neighboring property owners stating that they were in favor of the application, no one appearing in objection to the same, the Board has by an affirmative unanimous vote of the five members in attendance adopted a Resolution recommending to the Governing Body of the Town of Hammonton for the reasons hereinafter recited, that the requested use of variance be granted.

The application has been recommended by the Board of Adjustment because such relief can be granted without substantial detriment to the public good and the use would not substantially impair the intent and purpose of the Zone Plan and the Zone Ordinance and it would not impair the public safety and general welfare of the Community.

The applicant stated that the property owners were mailed notices of his intention to make the above mentioned application. Thereafter Mr. Marshall testified that he was desirous of renovating the existing structure which is approximately 60' in width and 30' in depth for the religious purpose of a foreign mission service. The corporation is in fact a clearing house for the Baptist Religion and channels gifts to the various overseas Missions. The building would be open during normal working hours with four employees attending to the necessary work the majority of which consists of mailing. Once a month the Executive Committee would conduct a meeting in this building should the variance be granted. Mr. Marshall further testified that there would be adequate off street parking and that it was the applicant's intention to black top the same. He stated the Evangelical Baptist Mission presently holds an option to purchase the parcel in question and would do so in the event the variance was granted.

Mr. Marshall concluded by stating that the applicant serves the Baptist Religion throughout the country including several local churches.

Mr. Johnson, an adjacent property owner, after hearing Mr. Marshall's statements went on record as being in favor of the application.

Mr. Wilner, also an adjacent property owner stated that he has no objection to the granting of the variance to this applicant.

The Board of Adjustment did not receive any letters from residents or property owners objecting to the granting of the variance nor did anyone personally appear in objection to the same.

The Board of Adjustment felt that the circumstances of the applicant as relating to the strict application of the Ordinance would result in peculiar and exceptional practical difficulties to or exceptional and undue hardships upon the applicant.

Thereupon, by unanimous vote of the Board, said application for a use variance to renovate an existing building approximately 60' in width and 30' in depth to be used as a clearing house for the Foreign Missions by the Evangelical Baptist Missions, Inc. is hereby recommended to the Governing Body of the Town of Hammonton due to the following factual findings:

A) Although the parcel in question is located in an R-C Residential Zone a variance was approved March 21, 1963 permitting said parcel to be used as a Service Station.

B) The building has been used in the past for such diversified uses as garaging a bus, storing junk, storing window frames and berry boxes.

C) That the renovation of the building would improve the same so as to upgrade the neighbor.

D) The special reason for the requested use variance would in fact promote the general welfare as it is religious in nature with the ultimate goal being the propagation of the Baptist Faith.

Applicant is in need of the requested variance and the property in question would clearly be upgraded and be of more value should the variance be granted rather than being utilized as a filling station, said non-conforming use having been approved in 1963.

For the aforesaid reasons, it is hereby resolved by the Board that the approval of the application of the Evangelical Baptist Missions, Inc. be recommended to the Governing Body of the Town of Hammononton for the reasons recited.

ANTHONY BUCCI, Chairman

CHARLES WITHERS

MICHAEL PERNA

DAVID LIBERIO

ROBERT SMALL

Filed: March 15, 1973

ATTEST:

Veronica Pizzi, Secretary

Members of the Board of Adjustment
of the Town of Hammononton

B 103 -
L 3

#R 30-1973

RESOLUTION

WHEREAS, Evangelical Baptist Missions, Inc. have appealed to the Board of Adjustment of the Town of Hammonton for a variance to use an existing building as offices; and

WHEREAS, the particulars of said application and the dimensions of premises are as set forth in specifications and plans heretofore filed in the Office of the Building Inspector of the Town of Hammonton and would be situate on Block 153, Lot 3 as shown on the Tax Map of the Town of Hammonton; and

WHEREAS, a hearing was held by the Hammonton Board of Adjustment at which time the said Board of Adjustment made certain findings of fact, which findings of fact are attached hereby and made a part hereof and which have the effect of recommending that the relief requested be granted to the applicant; and

WHEREAS, the Mayor and Common Council of the Town of Hammonton have considered the recommendation of the Board of Adjustment of the Town of Hammonton as well as the appeal of the petitioner and the Mayor and Common Council have decided to accept the recommendation of

C) That the renovation of the building would improve the same so as to upgrade the neighbor.

D) The special reason for the requested use variance would in fact promote the general welfare as it is religious in nature with the ultimate goal being the propagation of the Baptist Faith.

Applicant is in need of the requested variance and the property in question would clearly be upgraded and be of more value should the variance be granted rather than being utilized as a filling station, said non-conforming use having been approved in 1963.

For the aforesaid reasons, it is hereby resolved by the Board that the approval of the application of the Evangelical Baptist Missions, Inc. be recommended to the Governing Body of the Town of Hammonton for the reasons recited.

s/Anthony Bucci, Chairman

ANTHONY BUCCI, Chairman

s/Charles Bancheri

CHARLES BANCHERI

s/Michael Perna

MICHAEL PERNA

s/David Liberto

DAVID LIBERTO

s/Robert Small

ROBERT SMALL

Filed: March 15, 1973

ATTEST:

Veronica Pizzi
Veronica Pizzi, Secretary

Members of the Board of Adjustment
of the Town of Hammonton

The application has been recommended by the Board of Adjustment because such relief can be granted without substantial detriment to the public good and the use would not substantially impair the intent and purpose of the Zone Plan and the Zone Ordinance and it would not impair the public safety and general welfare of the Community.

The applicant stated that the property owners were mailed notices of his intention to make the above mentioned application. Thereafter Mr. Marshall testified that he was desirous of renovating the existing structure which is approximately 60' in width and 30' in depth for the religious purpose of a foreign mission service. The corporation is in fact a clearing house for the Baptist Religion and channels gifts to the various overseas Missions. The building would be open during normal working hours with four employees attending to the necessary work the majority of which consists of mailing. Once a month the Executive Committee would conduct a meeting in this building should the variance be granted. Mr. Marshall further testified that there would be adequate off street parking and that it was the applicant's intention to black top the same. He stated the Evangelical Baptist Mission presently holds an option to purchase the parcel in question and would do so in the event the variance was granted.

Mr. Marshall concluded by stating that the applicant serves the Baptist Religion throughout the country including several local churches.

RESOLUTION

WHEREAS, Alfred Scamoffa has applied for a variance from Ordinance 44-1976 requiring construction of sidewalks on his premises located on Weymouth Road, Hammonton, N.J., and

WHEREAS, there are no sidewalks in the immediate vicinity of the subject premises and applicant has agreed to sign an authorization to the Town to vote for an assessment of benefit

October 14, 1978

Mr. Alfred Scamoffa
148 Buffalo Avenue
Egg Harbor, New Jersey 08215

RE: Variance-construction sidewalks

Dear Mr. Scamoffa:

Enclosed please find copy of Resolution adopted by the Mayor and Council at their regular meeting held Monday, November 13, 1978.

This resolution authorizes the variance from the construction of sidewalks on your property on Weymouth Road, Hammonton, N.J., until such time as the Town commences a sidewalk project.

Very truly yours,

Diane DeCicco
Town Clerk

DD:bla

cc: Albert Falcone, Building Inspector

RECEIPT FOR CERTIFIED MAIL—30¢ (plus postage)

SENT TO		POSTMARK OR DATE
Alfred Scamoffa		
STREET AND NO.		
148 Buffalo Avenue		
P.O., STATE AND ZIP CODE		
Egg Harbor, N. J. 08215		
OPTIONAL SERVICES FOR ADDITIONAL FEES		
RETURN RECEIPT SERVICES	1. Shows to whom and date delivered	15¢
	With restricted delivery	65¢
	2. Shows to whom, date and where delivered	35¢
	With restricted delivery	85¢
RESTRICTED DELIVERY		50¢
SPECIAL DELIVERY (extra fee required)		
PS Form 3800 Aug. 1975		
NO INSURANCE COVERAGE PROVIDED—NOT FOR INTERNATIONAL MAIL		(See other side)
		☆ GPO : 1975-O-591-452

Alfred Scamoffa
148 Buffalo Avenue
Egg Harbor, N. J. 08215

Dear Mr. Scamoffa;

Please be advised, you are in violation of the Decision and Resolution of your site plan approval which you received by The Zoning Board of Adjustment, Town of Hammonton, on December 15, 1977. The resolution set forth conditions on the site plan prepared by Koelling and Calletta, Project #358, dated October 17, 1977.

Conditions which have not been completed are as follows:

- 1- Loading zone 55 X 10 Section 162-23
- 2- Screening fence 4'0 high shrubs
- 3- Off-street parking requirement Section 162-21
- 4- Construction of sidewalk and curb, Ordinance 143-5
- 5- Barrier free parking 17:19A-4.4
- 6- Certificate of Occupancy 5:23-2.7 U. C. C.

This letter is being written to inform you that corrective action is required to bring this structure and site plan into conformance with the various codes and State laws. Your failure to comply within thirty (30) days of this letter will leave this office no alternative but to initiate legal proceedings against you.

This office will cooperate with you to every extent possible for compliance.

Very truly yours,

Albert J. Falcone
Construction Official

AJF:amf
CERTIFIED MAIL

A copy of this letter will be sent by regular mail



TOWN OF HAMMONTON
NEW JERSEY

Office of
Building Inspector-
Zoning Officer
ALBERT J. FALCONE

Construction Permit

PERMIT No 714

DATE May 25, 1978

PERMISSION IS HEREBY GIVEN TO Alfred Scamoffa

OWNER AND Tony Negron
☐ ERECT ☐ DEMOLISH ☐ REPAIR ☐ REMODEL ☒ ADDITION
CONTRACTOR TO

remodel inside

SIZE OF BLDG. - WIDTH LENGTH HEIGHT

TYPE OF USE BLOCK 153 LOT 3-3A

LOCATION Weymouth Road

ESTIMATED COST OF CONSTRUCTION \$3,000.00

FEES:

ELECTRICAL \$44.50

PLUMBING none

MECHANICAL none

BUILDING \$15.00

CERTIFICATE OF OCCUPANCY \$25.00

SUBTOTAL \$84.50 X S/C .0006

GRAND TOTAL \$84.50

C. O. NO. #166

ALBERT J. FALCONE
Construction Official

Albert J. Falcone

State of New Jersey to:

Name Lory Magoni (Bldg.)
Street Wymond Rd lot
City-State _____
Telephone Callwork Stop

You are hereby warned that you are in violation of

Town of Hammonton Ordinance No. _____

(Describe) no permit
new plans & spec.

I issued this warning on 26 April 1978

(Must be completed within 10 days)

Albert J. Takone
(Signature of Officer)

OR TO USE LAND IN ACCORDANCE WITH THE BUILDING
ANCE OF THE TOWN OF HAMMONTON

Lot <u>3-3A</u>	Date of Application <u>4/27/78</u>	Date Issued <u>5/25/78</u>	Permit No. <u>714</u>
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Owner	Name	<u>Alfred G. Giamoffa</u>	
	Mail Address	<u>148 Buffalo Avenue</u>	
	Town City	<u>Egg Harbor</u>	Tel. No. <u>965-2400</u> <u>561-2613</u>
Remarks and/or Conditions <u>over old concrete</u> <u>new floor 2x4's w/ 3/4" ply</u> <u>floor cover.</u>			

Amusement, recreational
Church, other religious
Industrial
Parking garage
Service station, repair garage
Hospital, institutional
Office, bank, professional
Public utility
School, other educational
Stores, mercantile
Banks, towers

PRINCIPAL TYPE OF HEATING

- ☐ Gas
☒ Oil
☐ Electricity
☐ Coal
☐ Other — Specify _____

I. TYPE OF MECHANICAL

Will there be central air conditioning

- ☐ Yes
☒ No

Moving	Type		
Repair	No. Rooms	Bath	
Demolish	No. Families		
Use	<u>M.</u>		
Cost	<u>Approx 3000⁰⁰</u>		
Building Permit Fee	<u>Change of use</u>		
Certificate of Occupancy No.	<u>C.C.</u> <u>#166</u>		
	<u>15⁰⁰</u>		
	<u>25⁰⁰</u>		

(I) (We) hereby acknowledge that (I) (We) have read this application and state that it is correct and agree to comply with all Town Ordinances and State Laws regulating building construction and application is to be returned by applicant ten days before use of premises as applied for.

It is understood and agreed that both at the giving and at the acceptance of this permit that neither the granting of aid permit, nor the inspection authorized and required by the said code and ordinance, nor the approval of the Building Officer

PLANNING BOARD
SECRETARY

TOWN OF HAMMONTON
NEW JERSEY
08037



TELEPHONE 567-4328

October 21, 1999

Mr. James Fate
196 Weymouth Road
Hammonton, NJ 08037

Re: Minor Subdivision
Block 4014, Lot 14 & 15

Dear Mr. Fate:

You are herewith advised that the Hammonton Planning Board, at their regular meeting of October 6, 1999 did so move to APPROVE the application for minor subdivision. A copy of the board's resolution, which sets forth the factual findings and conclusions of the Board in consideration of this case is enclosed. The original of same is on file in this office and is available for inspection.

You are further advised that any interested party aggrieved of this decision may appeal. Such action must be instituted within forty-five days of the date of publication of the Board's decision in the legal section of the newspaper of the Town.

Very truly yours,

Patricia Berenato
Patricia Berenato
Planning/Zoning Secretary
Town of Hammonton

*Enclosure
cc: John Aloisio, Construction Official
Pinelands Commission
Warren Knott & Associates
Bob Veltesse, ARH

TOWN OF HAMMONTON

LAND DEVELOPMENT APPLICATION

1. BASIC INFORMATION

Applicant's Name James Fate

Street Address 196 Weymouth Road

City/State/Zip Hammonton, NJ 08037

Telephone (Home) _____ (Work) 609-561-2378

Owners' Name Salvatore Mazza

Street Name 1191 Moss Mill Road

City/State/Zip Hammonton, NJ 08037

Telephone (Home) _____ (Work) _____

2. TYPE OF APPLICATION

X Minor Subdivision

_____ Major Subdivision*

_____ Minor Site Plan

_____ Major Site Plan*

_____ Conditional Use

_____ Appeal of decision o
_____ Administrative Offic
_____ Interpretation of Zo
_____ Map or Ordinance
_____ Hardship Variance
_____ Use Variance
_____ Informal Review

3. SITE INFORMATION

Location of Property:

Street Address Weymouth Road

Block 4014 Lot(s) 14 & 15 Zone RR

4. LIST OF INDIVIDUALS WHO ARE INVOLVED WITH PREPARATION OF PLANS

Engineer's Name Warren H. Knott & assoc., Inc

Street Address PO Box 1197

City/State/Zip Hammonton, NJ 08037

Telephone 567-6222

Attorney's Name _____

Street Address _____

City/State/Zip _____