

**OFFICE OF
PLANNING AND ZONING**

10 S Boyd St
Cape May Court House
New Jersey 08210
(609) 465-8742
FAX (609) 465-1343



DAVID L. MAY
Zoning Officer
RACHEL SHEPHERD
Asst. Zoning Officer
CANDICE PAYNTER
Clerk

**MIDDLE
TOWNSHIP**

"A Safe and Clean Family Community"

December 28, 2021

Re: **Zoning Compliance Verification**
4005 Rte. 9 South (Social Services Building) – Block 1450 Lot 12
Township of Middle, Cape May County, NJ

Dear Mr. Hersko:

In response to your request for information regarding the above referenced Project and Property, we have researched our files and represent the following:

1. The current zoning classification for the subject Property is TC (Town Center).
2. According to the zoning ordinances and regulations of this district, the use of the subject Property is:
☒ Permitted Use
☐ Non-Permitted Use
☐ Conditional Use (see comments, or attached documentation)

Comments:

If the facility were to be destroyed or taken down, it could be rebuilt as long as it meets the current setbacks of the zone and meets all previous approvals

3. According to the zoning ordinances and regulations of this district applicable to this Property, the structure is:
☒ Legally Conforming
☐ Legally Non-Conforming (see comments, or attached documentation)
☐ Variance Granted (describe in comments, or attach documentation)
☐ Non-Conforming (see comments, or attached documentation)

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- X May be rebuilt in its current form (i.e. no loss of sq. footage, same footprint, with drive through(s), if applicable)
- May not be rebuilt in its current form, except upon satisfaction of the following conditions, limitations or requirements (describe):

.....

- _____ Complies with, or is otherwise exempt from, applicable subdivision requirements
 _____ Does not comply with, nor is exempt from subdivision regulations

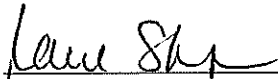
- 160 Total Parking Spaces required (# Regular 153 # Handicapped 7)
 _____ Parking Spaces, for each _____ sq. feet of _____ area
 _____ Parking Spaces, Other (describe): _____

- X A valid Certificate of Occupancy has been issued for the Project and a copy is attached.
- A valid Certificate of Occupancy has been issued for the Project (approximate issuance date _____); however, we are unable to locate a copy in our records. The absence of a Certificate of Occupancy will not give rise to any enforcement action affecting the Project.
- Certificates of Occupancy for projects constructed prior to the year ____ are no longer on file with this office. The absence of a Certificate of Occupancy will not give rise to any enforcement action affecting the Project. A Certificate of Occupancy for the Project will only be required for new construction.
- Other (describe):

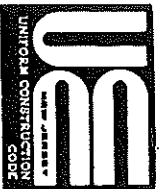
8. Additional Comments:

This information was provided on December 28, 2021, by the undersigned, on behalf of the Middle Township Zoning Office ("Zoning Authority") per request and as a public service. The undersigned certifies that the above information contained herein is believed to be accurate and is based upon, or relates to the information supplied by the requestor. The Zoning Authority assumes no liability for errors and omissions. All information was obtained from public records, which may be inspected during regular business hours.

ZONING AUTHORITY:

By: 
Printed Name: Rachel Shepherd
Title: Assistant Zoning Officer
Phone: 609-465-8742

TOWNSHIP OF MIDDLE
33 Mechanic Street
Cape May Court House, N.J. 08210
(609) 465-8740



CERTIFICATE

Date Issued 5-24-96
Control # 14520-16898
Permit # 950640

IDENTIFICATION

Block 1450 Lot 16.01
Work Site Location 4405 RT 9 SOUTH KINGSDRAVES
Owner in Fee DAVID E. STEENBRINK
Address 20 CHELSEA BLVD 08026
QUEENSBORO NJ
Tele. () 908-280-1100
Contractor CONSTRUCTION CO
Address 101 E. ATLANTIC AVE
HANNAH HEIGHTS NJ
Tele. () 506-5137
Lic. No. or Bldrs. Reg. No. _____
Federal Emp. No. _____
or Social Security No. _____

Home Warranty No. _____
Type of Warranty Plan: [] State [] Private
Use Group _____
Maximum Live Load _____
Construction Classification _____
Maximum Occupancy Load _____
Description of Work/Use: _____

General Services Building

☒ 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 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 _____.

FINAL COST OF CONSTRUCTION: \$ 1,685,000

Fee \$ _____
Paid [] Check No. _____
Collected by: _____

CONSTRUCTION OFFICIAL

Robert J. DeMone