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November 6, 2019

VIA OVERNIGHT DELIVERY

Long Hill Township Planning Board
c/o Debra Coonce
Planning and Zoning Board Coordinator
Township of Long Hill
915 Valley Road
Gillette, New Jersey 07933

**RE: 50 Division Avenue
Block 12301, Lot 1 and Block 10100, Lot 7.01**

Dear Ms. Coonce:

This firm represents Prism Millington, LLC ("Prism"), the owner of the above referenced property and applicant who is hereby submitting the enclosed development application to the Long Hill Township Planning Board.

Enclosed please find five (5) collated sets of the following:

- Application for Development;
- Addendum – Statement of Facts in Support of an Application;
- Application for Development Checklist (A);
- Checklist Waiver Request form;
- Disclosure of Corporate Owners or Partners for Prism;
- Owner's Letter of Consent;
- Photographs of property prepared by Stonefield Engineering & Design;
- Original signed and sealed site plan prepared by Stonefield Engineering & Design;
- Original signed and sealed architectural plan prepared by Devereaux & Associates, PC;
- Stormwater Management Report and supporting plan prepared by Stonefield Engineering & Design;
- Stormwater Operations & Maintenance Manual prepared by Stonefield Engineering & Design;
- Environmental Impact Statement prepared by Stonefield Engineering & Design; and
- Traffic Impact Assessment Report prepared by Stonefield Engineering & Design.



The applicant does not intend to submit an application to the Morris County Planning Board and the Morris County Soil Conservation District at this time but recognizes such will be required as a condition of any approval granted by the Planning Board.

Also enclosed please find one (1) copy each of the proof of payment of taxes, request for certified list of property owners and the property owner lists from the Township and Township of Bernards and a completed W-9 form for the applicant's escrow.

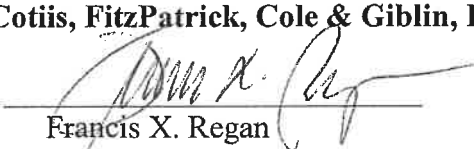
Finally, enclosed please find two (2) checks, both payable to the Township, one in the amount of \$63,323.40 for the application fee and the other in the amount of \$5,000.00 for the escrow deposit.

If you have any questions or require additional information, please feel free to contact me.

Very truly yours,

DeCotiis, FitzPatrick, Cole & Giblin, LLP

By: _____

Francis X. Regan 

Enclosures

Cc: Robert Fourniadis, SVP, Prism Capital Partners
Charles Olivo, PE, Stonefield Engineering & Design



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS
GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

APPLICATION FOR DEVELOPMENT

PROPERTY ADDRESS 50 Division Avenue

BLOCK 12301/10100

LOT(S) 1/7.01

ZONE MU-O

APPLICANT Prism Millington, LLC.

TELEPHONE 201-510-2032

ADDRESS 200 Broadacres Drive, Suite 180, Bloomfield, NJ 07003
(if different from above)

EMAIL

PROPERTY OWNER *(if different from above)*

TELEPHONE

ADDRESS

EMAIL

ATTORNEY* Francis X. Reagan, ESQ

TELEPHONE (201) 928-1100

*REQUIRED for Corporations, LLC or Limited Partnerships
ADDRESS 500 Frank W. Burr Boulevard, Suite 31, Teaneck, NJ 07666

EMAIL

ENGINEER or SURVEYOR Stonefield Engineering & Design

TELEPHONE 201-340-4468

ADDRESS 92 Park Avenue, Rutherford, NJ, 07070

EMAIL

ARCHITECT Devereaux & Associates

TELEPHONE 703-893-0102

ADDRESS 1477 Chain Bridge Road, Suite 200

EMAIL

OTHER

TELEPHONE

ADDRESS

EMAIL

Present or Previous Use Unknown Industrial Use

Proposed Use / Improvements Mixed Use /Multifamily & Commercial Development

Has there been a previous variance appeal or approval of any development application (i.e. site plan, subdivision or conditional use) involving the property? YES ☐ NO ☒ *If YES, attach copies of the decisions and/or resolutions.*

Is the property in a density modification subdivision?

YES ☐ NO ☒

THIS BOX FOR OFFICE USE ONLY

DATE OF SUBMISSION:		APPLICATION NUMBER:	
APPLICATION FEE:		ESCROW FEE:	
SITE PLAN ☐ SUBDIVISION ☐ OTHER ☐		APPLICATION TYPE:	
PLANNING BOARD ☐ ZONING BOARD ☐		MEETING DATE:	



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS
GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

I affirm that all statements in this submitted application are true.


Signature of Applicant

Eugene R. Diaz

Print Name

09/06/2019

Date

SUBMISSION REQUIREMENT

For all applications, **FIVE (5) COLLATED sets of all COMPLETED and SIGNED application forms** are required for submission to the Planning & Zoning Coordinator for completeness review. For any/all subsequent changes or updates to a pending application, five (5) copies are also required for resubmissions. All required documents are listed in the Application Checklists.

Once an application is deemed complete and scheduled for a hearing, fifteen (15) collated sets of the application forms must be submitted to the Planning & Zoning Coordinator for distribution to the appropriate Board.

ESCROW DEPOSITS

In accordance with the Ordinances of the Township of Long Hill, escrow accounts are established to cover the cost of professional services including but not limited to planning, engineering, legal and other expenses associated with the review of submitted materials. If additional sums are deemed necessary, the Planning & Zoning Coordinator will notify the Applicant of the required additional amount. **Please note: without sufficient funds in an Applicant's escrow account, the review and subsequent scheduling of the application for a meeting will cease until such time that the Applicant has replenished the escrow account as per the Planning & Zoning Coordinator's request.**

Sums not utilized in the application process shall be returned upon written request by the Applicant and after verification that all Board expenses have been satisfied. A W-9 Form (Request for Taxpayer Identification Number and Certification) must be completed and submitted with any escrow deposits.



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS

GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

ADDENDUM

Statement of Facts in Support of an Application

Applicant: Prism Millington, LLC

Property Address: 50 Division Avenue

Block: 12301/10100

Lot(s): 1/7/01

Date: 11/1/19

Statement of Facts to include the following:

- Present and/or previous use of the building(s) and premises.
- Detailed description of the proposed use.
- Detailed description of the proposed improvements to the building(s) and premises.
- What conditions are preventing the Applicant from complying with the Zoning Ordinance?
- Any other detailed information to further explain what the Applicant proposes for the building(s) and premises.

See attachment

ADDENDUM

Statement of Facts and Support of an Application

The property and buildings located thereon are currently being used for industrial and commercial purposes, which is the historic use of the property. The property is 11.90 acres in size and the applicant proposes to develop approximately 2/3 of the property with the balance remaining undeveloped due to environmental restrictions as a result of its prior industrial use.

The applicant proposes the development of the property consistent with the MU-O Zoning which was adopted by the Township as part of a settlement with Fair Share Housing Center (FSHC) regarding the provision of affordable housing.

The applicant is proposing the demolition of all existing structures and related site improvements. The proposed development will include fourteen 10-unit multi-family rental buildings containing 140 total units, an 1,800 square foot community building and a 4,992 square foot retail building and related site improvements, including 307 parking spaces.

The majority of the residential units will be 2-bedrooms (126) with the balance (14) being 3-bedrooms. The residential buildings will be 3 stories in height with ground floor garage parking.

15% of the residential units proposed or 21 will be affordable in accordance with the Township's settlement agreement with FSHC.

The proposed development complies fully with the requirements of the MU-O Zoning for the property and no variances are required.



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS
GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

ZONING TABLE

FILL IN ALL APPLICABLE BOXES

Property Address: 50 Division Avenue				
Block: 12301/10100	Lot: 1/7.01	Zone: MU-O	Total Square Feet: 518,322	
Is this property in a density modification subdivision?		YES ☒	NO ☒	
BULK REQUIREMENTS	REQUIRED / ALLOWED	EXISTING	PROPOSED	VARIANCE
Lot Area	11 ac	11.90 ac	11.90 ac	
Lot Width (Feet)	500	532.98		
Floor Area (Square Feet)	N/A	--	--	
Building Width (Feet)	N/A	--	--	
Front Yard Setback (Feet)	20	20.9	20.0	
Side Yard Setback (Feet)	30	49.2	30.0	
Rear Yard Setback (Feet)	50	241.1	90.1	
Building Height (Stories & Feet)	2.5 Stories/35 FT	1 Story/20 FT	1 Story/<20 FT	
Building Coverage (Percent)	20%	29.7%	14.1%	
Lot Coverage (Percent)	40%	59.3%	39.8%	
Floor Area Ratio (FAR – Percent)	50%	47.2%	39.2%	
Buffer (Feet)	10	49.2 FT	20.0 FT	
Maximum Commercial Space (Square Feet)	10,000	N/A	4,992	
Maximum Apartment Density	12 Apartments/Acre	N/A	11.8 Apartments/Acres	



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS

GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

DISCLOSURE OF CORPORATE OWNERS OR PARTNERS

Date: _____

Name of Applicant: PRISM MILLINGTON, LLC

Name of Corporation: PRISM MILLINGTON, LLC

List all names of corporate stockholders or partners owning at least 10% of its stock or any class or at least 10% of the interest in the partnership, as the case may be.

<u>Name</u>	<u>Address</u>	<u>Percentage</u>
<u>EUGENE R. DIAZ</u>	<u>17 North Pond Road</u> <u>Cresskill, NJ 07626</u>	<u>50%</u>
<u>Edwin H. Cohen</u>	<u>1 Horizon Road - P#2</u> <u>Fort Lee, NJ 07024</u>	<u>50%</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

PLEASE NOTE: Corporations, LLC or Limited Partnerships *must* be represented by an attorney when applying to and appearing before the Planning Board or Zoning Board of Adjustment.



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS
GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

OWNER'S LETTER OF CONSENT

Applicant: Prism Millington, LLC.
Property Address: 50 Division Avenue
Block: 12301/10100 Lot(s): 1/7.01

I certify that I am the owner of record or duly authorized representative of the owner and that I concur with the application and plans presented to the Planning Board or Zoning Board of Adjustment.

Additionally, I give consent to Township of Long Hill Board Members and Consultants to enter and inspect the subject property.

Permission is hereby granted to Prism Millington, LLC as Applicant for the proposed development.


Owner's Signature & Title
09/06/2019
Date

Eugene R. Diaz

Owner (Print Name)

200 Broadacres Drive, Suite 180, Bloomfield, NJ 07003

Address

201-510-2032

Phone & Email Address



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS
GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

APPLICATION FOR DEVELOPMENT CHECKLIST A

Applicant: Prism Millington, LLC.										Property Address: 50 Division Avenue																						
Owner:										Block: 12301/10100 Lot(s): 1/7.01										Zone: MU-O												
Project Name: The Enclave at Millington										Application #:										Date:												
SUBMISSION REQUIREMENTS															ITEM DESCRIPTION															STATUS		NOTES / LAND USE ORDINANCE REFERENCE
ITEM #		SITE PLAN WAIVER		PLANNING BOARD OR ZONING BOARD of ADJ						ZONING BOARD			VARIANCES 40:55D-70																	C = Complies W = Waiver		
				MINOR		MAJOR																										
				SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN	SITE PLAN	a & b	c																				
1	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	Five (5) copies of the completed and signed application forms and proof of payment of all required fees.	☒															
2	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	Where waiver(s) from the requirements of the Township of Long Hill Checklist are required for an application, a brief statement explaining the justification for each waiver.	☒															
3	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	Certification from the Township Tax Collector that all taxes and assessments are paid to date.	☒															
4	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	Verification of denial by the Zoning Officer or Construction Official of the intended use, occupancy and/or construction.	☐		Waiver													
5	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	Any protective covenants or deed restrictions applying to the land being developed shall be submitted with the application and/or indicated on the submitted plan.	☒															
6	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	Zoning information, including zone classification, and all area and bulk requirements with a zoning table showing a comparison to the proposed development; and all dimensions and other site data needed to insure conformity with the Township of Long Hill Land Use Ordinance. Front, rear and side yard setback lines shall be depicted graphically on the plan.	☒															
7	X	X	X	X	X	X	X			X	X					A Boundary and Existing Conditions Survey. Data to include, but not limited to Block/Lot number(s), the location of existing and proposed property lines, lot areas, lot dimensions, structures, easements, and other features and details as required by the laws governing the preparation of surveys in the State of NJ.	☒															
8	X	X	X	X	X	X	X			X	X					All existing and proposed wooded and landscaped areas and proposed buffering and screening, identifying all trees over ten (10) inches in diameter, except that where trees are in mass, only the limits thereof need be shown. A landscaping plan including details as to the size, number, location and type of vegetation and method of planting to be use.	☒															

SUBMISSION REQUIREMENTS (Continued)										STATUS		NOTES / LAND USE ORDINANCE REFERENCE	
ITEM #	SITE PLAN WAIVER	PLANNING BOARD OR ZONING BOARD of ADJ						ZONING BOARD		C = Complies	W = Waiver		
		MINOR		MAJOR		VARIANCES 40:55D-70		a b	c				d
		SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN						
9		X	X	X	X	X	X	X	X	X	☐		Waiver
10		X	X	X	X	X	X	X	X	X	☒		
11	X	X	X	X	X	X	X		X	X	☐		N/A, No signs proposed
12		X	X	X	X	X	X		X	X	☐		Waiver
13		X	X	X	X	X	X		X	X	☒		
14		X	X	X	X	X	X		X	X	☐		Waiver
15		X	X	X	X	X	X		X	X	☒		
16		X	X	X	X	X	X		X	X	☒		
17		X	X	X	X	X	X		X	X	☐		Waiver
18		X	X	X	X	X	X		X	X	☒		
19		X	X	X	X	X	X		X	X	☒		
20		X	X	X	X	X	X		X	X	☒		
21		X	X	X	X	X	X		X	X	☒		

SUBMISSION REQUIREMENTS (Continued)										ITEM DESCRIPTION	STATUS		NOTES / LAND USE ORDINANCE REFERENCE	
ITEM #	SITE PLAN WAIVER	PLANNING BOARD OR ZONING BOARD of ADJ						ZONING BOARD			C = Complies			
		MINOR		MAJOR				VARIANCES 40:55D-70			W = Waiver			
				PRILIM		FINAL		a & b	c		d			
				SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN							
22		X	X	X	X	X	X		X	X	Acreage figures, including lot tract size, individual lot areas, and area of land to be dedicated for public rights of way.	☒		
23		X	X	X	X	X	X		X	X	Existing block and lot numbers of the lot(s) to be subdivided or developed as they appear on the Township Tax Map; proposed block and lot numbers as provided by the Township Tax Assessor upon written request; proposed street numbers as provided by the Township Clerk upon written request.	☒		
24		X	X	X	X	X	X		X	X	North arrow and tract boundary line in heavy line.	☒		
25		X	X	X	X	X	X		X	X	The location and use of all existing structures, both within the tract and within one hundred (100) feet of its boundary.	☒		
26		X	X	X	X	X	X		X	X	A site grading plan where changes in grading are proposed.	☒		
27		X	X	X	X	X	X		X	X	The location of all streets, sidewalks, parking areas and driveways with related dimensions.	☒		
28		X	X	X	X	X	X		X	X	The location of all structures, including their existing and proposed uses, dimensions to verify building setbacks and separations, and notes indicating whether existing structures will be retained or removed.	☒		
29		X	X	X	X	X	X		X	X	The location of all watercourses, railroads, bridges, culverts, drain pipes and natural features, such as treed areas, both on site and within one hundred (100) feet of its boundaries.	☒		
30		X	X	X	X	X	X		X	X	Information required to assess conformance with the critical area requirements of Section 142 including the following for the site and each proposed lot: (a) the total critical and noncritical land in area and square feet; (b) the impervious lot coverage of non-critical lands; (c) setback dimensions from all principle buildings to any critical area.	☒		
31		X	X	X	X	X	X		X	X	Map noting the location of all critical areas, as defined in the Ordinance, with the source of critical area delineation noted. For sites with no critical areas a plan note, signed by the preparer of the plan, indicating the site contains no critical areas.	☒		
32		X	X	X	X	X	X		X	X	For applications that disturb less than 1.00 acre of surface, or that create less than 0.25 acre of new impervious surface, maps and hydrologic/hydraulic calculations shall be provided to verify that 3" of runoff from the equivalent area of new impervious surface is infiltrated into the ground where the subsurface conditions are shown to be suitable for infiltration. In the case where the subsurface condition is shown to be not suitable for infiltration, stormwater control features shall be provided and shown to reduce the post-development runoff rates to the pre-development values (i.e. Zero-Net Increase).	☐		N/A
33		X	X	X	X	X	X		X	X	For application that disturbs 1.00 or more acre of surface, or that create more than 0.25 acre of new impervious surface, maps and hydrologic/hydraulic calculations to verify compliance with stormwater management designed in accordance with the Residential Site Improvement Standards (RSIS, NJAC 5:21) and the NJDEP Stormwater Regulations (NJAC 7:8). The calculations shall address runoff rates, total suspended solids, and groundwater recharge. A draft maintenance manual shall also be provided.	☒		

SUBMISSION REQUIREMENTS (Continued)										STATUS		NOTES / LAND USE ORDINANCE REFERENCE		
ITEM #	SITE PLAN WAIVER	PLANNING BOARD OR ZONING BOARD of ADJ						ZONING BOARD		ITEM DESCRIPTION	APPLICANT		TOWNSHIP	
		MINOR		MAJOR		VARIANCES 40:55D-70								
		SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN	a & b	c					d
34	X		X	X	X	X	X		X	X	Dimensioned architectural plans for existing and proposed buildings and structures including floor plans for all levels and complete elevation views. Dimensioning shall be sufficient to verify floor area ratio, building height, parking requirements, etc. Plans shall be prepared by an Architect licensed by the State of NJ. Preparation by architect shall be optional for Site Plan Waivers to be determined by the reviewing authority at the time of application.	☒		
35	X		X		X			X	X	X	Rapid access key boxes (aka Knox Box) on non-residential properties if applicable.	☐	N/A	
36		X	X	X	X	X	X				Certification of submittal to the Morris County Planning Board as applicable.	☐	Waiver	
37		X	X	X	X	X	X				Proposed elevations of each floor level, the top of foundation and roof line of all principal buildings.	☒		
38		X	X	X	X	X	X				The location and size of all existing and proposed utilities for both undeveloped and developed lots that are part of the application; detailed description of any and all easements and the manner in which they will be controlled.	☒		
39		X	X	X	X	X	X				Topographic map of the subject tract detailing existing and proposed contours with intervals of two (2) feet where slopes are less than fifteen (15) percent and with intervals of five (5) feet where slopes exceed fifteen (15) percent. A reference benchmark shall be as related to the United States Geological Survey and United States Coast and Geodetic Survey. Existing contours shall be shown by a dashed line; proposed contours shall be shown as a solid line.	☒		
40		X	X	X	X	X	X				All means of vehicular access and egress to and from the site onto public streets, showing the site and the location of curb cuts, including the possible utilization of traffic signals, channelization, acceleration and deceleration lanes, site triangles, required right-of-way dedication areas and other proposed devices necessary to promote a safe traffic circulation pattern.	☒		
41		X	X	X	X	X	X				Calculations verifying suitable capacity of proposed pipes, swales, and other drainage features.	☒		
42			X	X	X	X	X		X	X	Depiction of the colors, textures, and other related features of all proposed buildings and structures.	☒		
43			X	X	X	X	X		X	X	The proposed location, direction of illumination, power and type of proposed outdoor lighting, including details of lighting poles, light fixtures and foot candle limits.	☒		
44				X	X	X	X				A section or staging plan, if proposed, indicating the portion of the tract to be considered for approval as part of the current application and the relationship of the portion of the tract to the remaining land area, including all applicable comparisons such as parking spaces, building coverage, lot coverage, open space areas and number of lots	☐	N/A	
45				X	X	X	X				Details and locations of all accessory structures including fences, trash enclosures, recycling areas, etc.	☒		
46				X	X	X	X				The location and design of any off-street parking and loading areas, showing size and location of parking stalls, loading area, aisles and barriers, curbing, sidewalks and paving specifications.	☒		

SUBMISSION REQUIREMENTS (Continued)										ITEM DESCRIPTION	STATUS		NOTES / LAND USE ORDINANCE REFERENCE	
ITEM #	SITE PLAN WAIVER	PLANNING BOARD OR ZONING BOARD of ADJ						ZONING BOARD			C = Complies	W = Waiver		
		MINOR		MAJOR		VARIANCES 40:55D-70		a & b	c					d
		SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN	SUBDIVISION SITE PLAN							
47						X	X		X	X	All additional details required at the time of preliminary approval, including a copy of the resolution of approval by the approving authority.	☐		Waiver
48								X	X	X	Statement of facts in support of an application pursuant to NJAC 40:55D-70.	☐		N/A
49				X	X						Plans, profiles, cross-sections and construction details, horizontal and vertical alignments of the centerline of all proposed streets and of all existing streets abutting the tract, as well as similar details on curbing, sidewalks, storm drains, drainage structures and cross-sections every fifty (50) feet of all proposed streets and of all existing streets abutting the tract. Sight triangles, the radius of curb lines and street sign locations shall be clearly indicated at the intersections.	☒		
50				X		X					A Final Plat prepared in accordance with the Map Filing Law, N.J.S.A. 46:23-9.9. All dimensions, angles and bearings must be tied to at least two (2) permanent monuments not less than three hundred (300) feet apart and all information shall be indicated on the plat. At least one corner of any subdivision shall be tied horizontally to the NJ State Plane Coordinate system and vertically to the US Geodetic Survey System, with the data on the plat as to how the bearings were determined.	☐		N/A
51						X	X				All additional details required at the time of preliminary approval including a copy of the resolution of approval by the approving authority.	☐		Waiver
52						X	X				Detailed engineering data including; (a) final cross sections, plans, profiles and established grades of all streets, aisles, lanes and driveways and construction documents) plans and specifications or reference to) for all public improvements and (b) final plans and profiles of all storm and sanitary sewers and water mains.	☒		
53						X	X				Copies of any organization documents applicable to homeowners or condominium association or open space organization established to maintain common elements, such as articles of incorporation, the Master Deed, any membership rules, regulations and/or by-laws, if same is to be used to guarantee the maintenance of common elements.	☒		
54						X	X				Upon the completion of the installation of all utilities, the Applicant shall provide the Township with four (4) copies of "as built" plans showing the installed location of all structures and utilities to be distributed to the Planning & Zoning coordinator, Township Engineer, Construction Official and Zoning Officer.	☐		Waiver
55	X										Any proposed changes to the building façade, parking lot/areas, site lighting, landscaping, dumpster size/location, or other site improvements shall be shown.	☐		N/A

NOTES:

1. The approving authority may request additional information of any Applicant seeking variance approval if said information is deemed necessary by the Board to make an informed opinion on the application, except that the request for such information shall not be considered grounds to deem any application incomplete.
2. The approving authority may waive submission of any information required of variance or waiver applications in appropriate cases for specific applications, after first considering the opinion of the Technical Review Committee (TRC) on the waiver request made by the Applicant.

Chif D. Li 11-4-2019
 Signature and Title of Preparer of Checklist Date

Applicant: Prism Millington, LLC.	Property Address: 50 Division Avenue	
Owner:	Block: 12301/10100 Lot(s): 1/7.01	Zone: MU-O
Project Name: The Enclave at Millington	Application #:	Date:

- (a). To be signed before submission:

I CONSENT TO THE FILING OF THIS SITE PLAN / SUBDIVISION APPLICATION WITH THE PLANNING BOARD / ZONING BOARD OF ADJUSTMENT OF THE TOWNSHIP OF LONG HILL:

Chif D. Li 09/06/2019
 Applicant Signature Date
 200 Broadacres Drive, Suite 160, Bloomfield, NJ 07003
 Address

Chif D. Li 09/06/2019
 Owner Signature Date
 Address

- (b). To be completed before submission:

SITE PLAN / SUBDIVISION OF:

Block: 12301/10100 Lot(s): 1/7.01

Tax Map Number: 20-25

Date of Plan: 09/06/2019

Scale: 1"=50' 1"=30'

- (c). To be signed before submission:

I HEREBY CERTIFY THAT I HAVE PREPARED THIS SITE PLAN / SUBDIVISION AND THAT ALL DIMENSIONS AND INFORMATION ARE CORRECT.

Chif D. Li PRINCIPAL, 11-4-2019
 Signature and Title Date

- (d). To be signed before issuance of a building permit:

APPROVED BY THE PLANNING BOARD / ZONING BOARD OF ADJUSTMENT OF THE TOWNSHIP OF LONG HILL:

Board Secretary: _____ Date: _____

Board Chair: _____ Date: _____

- (e). To be signed before the issuance of a building permit (where applicable):

ON THE RECOMMENDATION OF THE TOWNSHIP ENGINEER, I HEREBY CERTIFY THAT ALL REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED OR THAT A PERFORMANCE GUARANTY HAS BEEN POSTED IN ACCORDANCE WITH THE APPLICABLE CODES AND ORDINANCES:

Township Clerk: _____ Date: _____

- (f). **CERTIFICATE OF OCCUPANCY ISSUED:**

Construction Official: _____ Date: _____



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS

GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

CHECKLIST WAIVER REQUEST FORM

Use for Checklists A, B & SPW

Applicant: Prism Millington, LLC.

Property Address: 50 Division Avenue

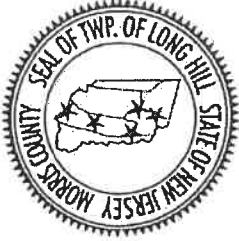
Block: 12301/10100

Lot(s): 1/7.01

Date:

ITEM #	EXPLANATION FOR WAIVER REQUEST
4	Applicant is submitting after initial submission to municipality
12	Applicant is submitting after initial submission to municipality
14	Proposed work does not take place in a flood hazard area
17	Applicant is submitting after initial submission to municipality
36	Applicant is submitting after initial submission to municipality
47	Applicant has not received a resolution and shall provide once available
51	Applicant has not received a resolution and shall provide once available
54	Applicant has not installed utilities at this point and shall provide once available

If additional waivers are requested, please use another form to continue.



TOWNSHIP OF LONG HILL

MORRIS COUNTY
GILLETTE, HOMESTEAD PARK, MEYERSVILLE, MILLINGTON, STIRLING

REQUEST FOR CERTIFIED LIST OF PROPERTY OWNERS

- ☐ Planning Board
☐ Zoning Board of Adjustment

Public Hearing List #: _____

Date Requested: 4/26/19

List of property owners served within 200' of Block 12301/1 and 10100/7.01 Lot(s) _____

Owner: Prism Millington, LLC

Applicant: Stonefield Engineering & Design, LLC

Address: 200 Broadacres Dr, Ste 180A

Address: 92 Park Ave

Boonfield, NJ 07003

Rutherford, NJ 07070

The certified list of required names and addresses shall be obtained from the Tax Assessor
This form shall clearly indicate the type of service (i.e. personal service or certified mail service).

IN ADDITION TO THE NAMES ON THE ATTACHED LIST, THOSE CHECKED OFF BELOW MUST BE SERVED NOTICE:

☐ Property owners within 200' of the town of _____ must be notified.

☒ Property borders the Passaic River – property owners within 200' in Bernards Twp must be notified.

☒ Property is on a county road. Morris County Planning Board is to be notified at the following address:

Morris County Planning Board
Courthouse CN 900
Morristown, N.J. 07960-900

☒ Chapter 245, Session Laws of 1991 states that the public utilities of a municipality should be notified. The public utilities in the Township of Long Hill:

1	JCP&L 300 Madison Avenue PO Box 1911 Morristown, NJ 07962	3	NJ American Water Co. No. Div. (NJAWC) 1025 Laurel Oak Road Voorhees, NJ 08043
2	PSE&G Corporate Properties Manager 80 Park Plaza, T6B Newark, NJ 07102	4	Comcast Cable Communications 100 Randolph Road Somerset, NJ 08873

Type of Service: ☐ Certified Mail Service ☐ Personal Service

Certified by: Brett Trout
Brett Trout, Tax Assessor

OWNER & ADDRESS REPORT

LONG HILL

200' LIST FOR BLOCK 12301 LOT 1 AND BLOCK 10100 LOT 7.01

05/22/19 Page 1

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
10100	6		15C	NJ DEPT OF TRANS DIR COMMUTER SERV 1035 PARKWAY AVE TRENTON, NJ 08625	NORTHFIELD AVE	
10100	6.01		15C	NJ DEPT OF TRANS/DIR COMM SERVICE 1035 PARKWAY AVE TRENTON, NJ 08625	DIVISION AVE	
10100	7		15C	NJ DEPT OF TRANS DIR COMMUTER SERV 1035 PARKWAY AVE TRENTON, NJ 08625	DIVISION AVE	
10100	7.02		15C	NJ DEPT OF TRANS/DIR COMM SERVICES 1035 PARKWAY AVE TRENTON, NJ 08625	DIVISION AVE	
10100	7.04		15C	NJ DEPT OF TRANS DIR COMMUTER SERV 1035 PARKWAY AVE TRENTON, NJ 08625	DIVISION AVE	
10100	8		15C	NJ DEPT OF TRANS/DIR COMM SERVICES 1035 PARKWAY AVE TRENTON, NJ 08625	COUNTY LINE MILLINGTON	
12003	1		4A	JKC HOLDING LLC 140 PLEASANT HILL RD CHESTER, NJ 07930	85A DIVISION AVE	
12003	1.01		4A	FOR THE KIDS, LLC 1 CROWN DR WARREN, NJ 07059	85 DIVISION AVE	
12003	5		4A	GOPI NATH PROPERTIES LLC 87 DIVISION AVE MILLINGTON, NJ 07946	87 DIVISION AVE	
12101	34		4A	STONEHOUSE DIVISION LLC 33 STONEHOUSE RD MILLINGTON, NJ 07946	84 DIVISION AVE	
12101	35		1	STONEHOUSE DIVISION LLC 33 STONEHOUSE RD MILLINGTON, NJ 07946	STONEHOUSE RD	
12101	36		4A	STONEHOUSE DIVISION LLC 33 STONEHOUSE RD MILLINGTON, NJ 07946	33 STONEHOUSE RD	
12201	4		15C	TOWNSHIP OF LONG HILL 915 VALLEY RD GILLETTE, NJ 07933	RIVER RD	
12201	5		1	NEW JERSEY-AMERICAN WATER CO 1025 LAUREL OAK RD VOORHEES, NJ 08043	RIVER RD	
12203	32.05		2	BERQUIST, DAVID C 109 RIVER RD MILLINGTON, NJ 07946	109 RIVER RD	
12301	2		2	JONES, SCOTT/BEASLEY, DEVON 47 OLD MILL RD MILLINGTON, NJ 07946	47 OLD MILL RD	
12301	3		15C	TOWNSHIP OF LONG HILL 915 VALLEY RD GILLETTE, NJ 07933	RIVER RD	
12302	1		4A	ALFER REALTY 1905 LONG HILL RD MILLINGTON, NJ 07946	1911 LONG HILL RD	
12302	5		4A	ALFER REALTY 1905 LONG HILL RD MILLINGTON, NJ 07946	1905 LONG HILL RD	

OWNER & ADDRESS REPORT

LONG HILL

200' LIST FOR BLOCK 12301 LOT 1 AND BLOCK 10100 LOT 7.01

05/22/19 Page 2

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
12302	6		4A	KARG FUEL OIL INC 1901 LONG HILL RD MILLINGTON, NJ 07946	1901 LONG HILL RD	
12302	10		1	KARG FUEL OIL INC. 1901 LONG HILL RD MILLINGTON, NJ 07946	COMMERCE ST	
12303	2		4A	BELL ATLANTIC-VERIZON NJ INC% P.O. BOX 2749 ADDISON, TX 75001	79 DIVISION AVE	
12303	8		4A	PL DEVELOPMENT LLC 45 DIVISION AVE MILLINGTON, NJ 07946	45 DIVISION AVE	
12303	8.01		4A	CAMBRIDGE LAND TRANSFER CORP 53 DIVISION AVE MILLINGTON, NJ 07946	53 DIVISION AVE	



OFFICE OF THE ASSESSOR

TOWNSHIP OF BERNARDS

ONE COLLYER LANE

BASKING RIDGE, NJ 07920

(908) 204-3082 Fax (908) 766-1644

*** 200 Foot Property Search ***

** VALID FOR 90 DAYS **

Date: 08/14/2019

Long Hill Township

Block: 12301 **Lot(s):** 1 **Qual:**

Property Location: 50 Division Avenue, Long Hill Township

Applicant: Victoria Lotorto - Stonefield Engineering and Design, LLC

Phone : 201-340-4468 **Fax:** **Email:**

PROPERTY OWNER INFORMATION

Name: Prism Capital Partners

Address: 200 Broadacres Drive

City, State, Zip: Bloomfield, NJ 07003

Due to the location of the referenced
Block and Lot, the following
Fire Company should be notified:

→ **N/A**

PROPERTY LOCATED
OUTSIDE OF
BERNARDS TOWNSHIP

Mail Report To:

Name: Victoria Lotorto - Stonefield Engineering and Design, LLC

Address: 92 Park Avenue

City, State, Zip: Rutherford, NJ 07070

CERTIFIED BY:

David Centrelli, Assessor - Township Of Bernards

Amount Paid: \$10.00

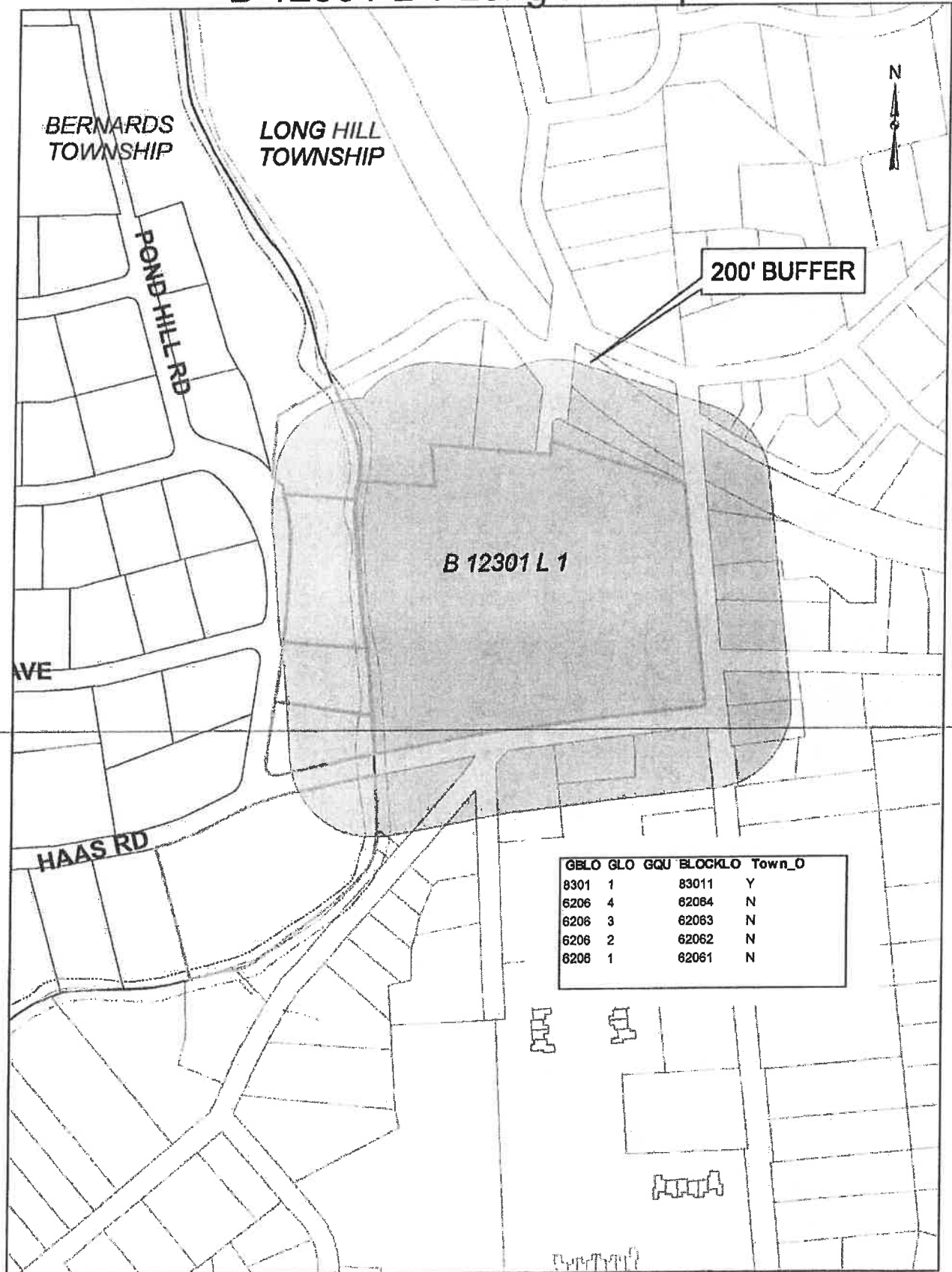
Paid By: Check (No. 1427)

PROPERTY ID	PROPERTY LOCATION	CLASS	OWNERS NAME & ADDRESS	
6206 1	27 POND HILL RD	1	JONES, SCOTT & BEASLEY DEVON 47 OLD MILL RD MILLINGTON NJ	07946
6206 2	21 POND HILL RD FP	2	D ALESSANDRO, ARTHUR G. 2 N. FINLEY AVENUE BASKING RIDGE NJ	07920
6206 3	11 POND HILL RD FP	2	GOTTARDO, LINO JR 11 POND HILL RD BASKING RIDGE NJ	07920
6206 4	1 POND HILL RD	2	GOTTARDO, LINO & MICHELINA 1 POND HILL RD BASKING RIDGE NJ	07920
8301 1	155 HAAS RD	15C	BERNARDS, TOWNSHIP OF ONE COLLYER LN BASKING RIDGE, N.J.	07920

This report provides a list of Bernards Township Properties within a 200 foot radius of the subject property which is located at Block 12301, Lot 1, in Long Hill Township. Block 10100, Lot 7.01 is not within 200 feet of Bernards Township, therefore, was not included in this report.

200' BUFFER MAP

B 12301 L 1 Long Hill Twp



Date: 8/14/2019



OFFICE OF THE ASSESSOR

TOWNSHIP OF BERNARDS

ONE COLLYER LANE
BASKING RIDGE, NJ 07920
(908)-204-3082 FAX (908)-766-1644

200 FOOT PROPERTY SEARCH

List of names and addresses of all owners of property as shown on the current tax duplicate located within 200 feet of any part of the property affected by this application. The Township of Bernards accepts no liability for errors hereon. *The attached list was compiled by the Engineering Department.*

If the property is within 200 feet of an adjoining municipality, the Township Clerk of that municipality should be notified. In addition, the applicant must also obtain the names and addresses of the owners of the land in such adjoining municipalities that are located within 200 feet of the subject premises.

The following is a list of utility companies located within Bernards Township. It is not to be construed as utilities being on or within 200 feet of the property being searched.

- | | | |
|--|---|---|
| 1. ALGONQUIN GAS TRANSMISSION CO
1 Lindbergh Rd
Stony Point, NY 10980
(908) 757-1212 | 6. NEW JERSEY AMERICAN WATER CO
Donna Short, GIS Supervisor
NJ-American Water Company, Inc.
1025 Laurel Oak Rd
Voorhees, NJ 08043 | 10. NEW JERSEY BELL TELEPHONE CO
Edward D. Young III, Secretary
Verizon Legal Dept.
540 Broad St – Room 2001
Newark, NJ 07101
(201) 649-2233 |
| 2. BELL ATLANTIC CORPORATION
Secretary, 46 th Floor
1717 Arch
Philadelphia, PA 19102 | 7. CABLEVISION OF RARITAN VALLEY
275 Centennial Ave; CN6805
Piscataway, NJ 08855
Attn: Margurite Prenderville
Construction Dept | 11. TRANSCONTINENTAL GAS PIPELINE
Division Office
3200 S Wood Ave
Linden, NJ 07036 |
| 3. JCP & L/ GPU
Service-Tax Dept
PO Box 1911
Morristown, NJ 07962-1911 | 8. BERNARDS TWP SEWERAGE AUTHORITY
1 Collyer Ln
Basking Ridge, NJ 07920
(908) 204-3002 | 12. VERIZON BUSINESS/MCI
Right-of-Way Dept.
2400 N Glenville Dr
Richardson, TX 75082 |
| 4. PUBLIC SERVICE ELECTRIC & GAS
Manager – Corporate Properties
80 Park Plaza, T6B
Newark, NJ 07102 | 9. ENVIRONMENTAL DISPOSAL CORP
William Halsey, President
601 State Hwy 202/206
Bedminster, NJ 07921
(908) 234-0677 | |
| 5. VERIZON COMMUNICATIONS
Engineering
290 W Mt Pleasant Ave; Ste 1400
Livingston, NJ 07039-2763 | | |

PLEASE NOTE :
Numbers 1,3,4,5 and 7 are
registered with the Township and
REQUIRE NOTIFICATION

If the property is adjacent to a State Highway, the
COMMISSIONER OF TRANSPORTATION
must be notified at

NEW JERSEY DEPT OF TRANSPORTATION
1035 Parkway Ave., CN600
Trenton, NJ 08625

If the property is adjacent to a County Road, the
SOMERSET COUNTY PLANNING BOARD
must be notified at

SOMERSET COUNTY PLANNING BOARD
PO Box 3000
Somerville, NJ 08876