



Atlantic County

Department Of Regional Planning

Development Review Agenda

Wednesday, July 03, 2019

TYPE	FILE NUMBER	PROJECT NAME
Minor Sub Division	ET-4-2018	Clayton Self Storage at Egg Harbor Township, LLC
Site Plan	AB-4-2019	Absecon Firehouse

Members and Staff:

Page 1 of 1

Tim Carew

Dennis McDonough

George Kyle

Amjad Rehman

Charles Pritchard

Charles Broomall

Mark Shourds

Anthony Pagano

John Peterson

Brian Walters

Chris Mularz

Old Business:

New Business:



Atlantic County

Department Of Public Works

Review Project Information For Agenda

Wednesday, July 03, 2019

Project Information

FILENO: ET-4-2018

Juris Type: Aprvl Juris

Project: Clayton Self Storage at Egg Harbor Township, LLC

Municipality: Egg Harbor Township

Street: 220 Steelmanville Road

Type: Minor Sub Division

Tax Map Block (Lot): 6504 (91)

Project Description: Propsosed 3 lot minor subdivision

Corridor Program:

Pinelands No: NO

County Road:

Frontage:

CL1:

County Road:

Frontage:

CL2:

Single and Townhouse:

Commercial sq ft:

Warehouse sq ft:

Condo and Apartment:

Industrial sq ft:

Institutional sq ft:

Hotel / Motel Units:

Office sq ft:

Lots Existing: 1

Lots Proposed: 3

Applicant: Steve Nehmad, Esq.

Plan Preparer: SNS Engineers

Add Date **Administrative / Conditions**

Administrative History

5/18/2018 Received

5/23/2018 Incomplete

6/4/2019 More Information Received (Rev #1)

6/12/2019 Staff Recommends Conditional Approval

6/12/2019 Complete

**COMBINED STAFF
MINOR SUBDIVISION REVIEW**

FILE NUMBER **ET-4-2018**

PROJECT NAME **CLAYTON SELF STORAGE at EGG HARBOR TWP, LLC**

BLOCK **6504** LOT **91**

COUNTY ROUTE/ROW **STEELMANVILLE ROAD (MINOR COLLECTOR 60' ROW)**
FRONTAGE = 381.85'

Information Reviewed: Minor Subdivision Plan For: Clayton Self Storage at Egg Harbor Township, LLC, prepared by Schaeffer Nassar & Scheidegg, 4 sheets dated as follows:

Sheet 1	10-5-16	2-21-18
Sheet 2	10-5-16	2-21-18
Sheet 3	10-5-16	2-21-18
Sheet 4	10-5-16	2-21-18

Comments

No Comments

Conditions

A Right of Way Easement found in Appendix B shall be submitted along with Parcel maps prepared by and signed by a NJ Professional Land Surveyor. **(308.1.E)**

A certified Engineer's Cost Estimate shall be submitted in accordance with Section 309 of the Atlantic County Land Development Standards. **Cost Estimate shall also include cost of all overhead utility relocations and estimates from utilities on utility company letterhead. (309.1)**

The applicant shall provide a performance guarantee in the amount of the approved engineer's cost estimate. The legal form of the performance guarantee shall be in compliance with Appendix D. **(309.2)**

Applicants shall submit a complete set of as-built construction plans and written report to Regional Planning for the release of the performance guarantee after all improvements covered under the performance guarantee have been completed. **(309.2.A(i,ii))**

The applicant shall obtain a County Road Opening Permit from the Division of Engineering for all improvements within the County Right of Way including driveways and utilities. Utility and

restoration work as well as Bonding will be addressed in accordance with the Road Opening Ordinance Sections Six (6) and Eleven (11).**(304.14)**

Advisory

Any disturbance of the County road including any disturbance that may result from the boring under the county road for the sewer lateral will require the full restoration of the road since it is currently under a road opening moratorium.



Atlantic County

Department Of Public Works

Review Project Information For Agenda

Wednesday, July 03, 2019

Project Information

FILENO: AB-4-2019

Juris Type: Aprvl Juris

Project: Absecon Firehouse

Municipality: Absecon

Street: 544 New Jersey Avenue

Type: Site Plan

Tax Map Block (Lot): 200 (1, 2, 11, 12 & 13)

Project Description: Proposed 15,276 S.F Firehouse (See AB-3-2019)

Corridor Program:

Pinelands No:

County Road:

Frontage:

CL1:

County Road:

Frontage:

CL2:

Single and Townhouse:

Commercial sq ft:

Warehouse sq ft:

Condo and Apartment:

Industrial sq ft:

Institutional sq ft: 15,276

Hotel / Motel Units:

Office sq ft:

Lots Existing:

Lots Proposed:

Applicant: Alfred Scerni, Esq.

Plan Preparer: Remington and Vernick

Add Date Administrative / Conditions

Administrative History

- 5/24/2019 Received
- 5/29/2019 Incomplete
- 5/29/2019 Acknowledgement at the meeting- Applicant will submit revised plans showing curb and sidewalk along Mill Road.
- 6/7/2019 More Information Received (Rev #1)
- 6/18/2019 Incomplete of 5-29-19 Remains
- 6/18/2019 Met with Remington and Vernick to discuss revisions to the plan
- 6/28/2019 Staff Recommends Conditional Approval
- 6/28/2019 Complete
- 6/28/2019 More Information Received (Rev # 2)

COMBINED STAFF SITE PLAN REVIEW

FILE NUMBER **AB-4-2019**

PROJECT NAME **ABSECON FIRE HOUSE**

BLOCK **200** LOT **1 & 2.01**

COUNTY ROUTE/ROW **MILL ROAD (COLLECTOR - 72'ROW)**
NEW JERSEY AVENUE (MINOR COLLECTOR - 60' ROW)

Plan Reviewed: New Fire Department Facility, Block 200, Lots 1 & 2.01, City of Absecon, Atlantic County, New Jersey; prepared by Remington & Vernick Engineers, dated as follows:

Sheet	Date	Revision Date
Sheet 1	5/24/2019	6/27/2019
Sheet 2	5/24/2019	6/27/2019
Sheet 3	5/24/2019	6/27/2019
Sheet 4	5/24/2019	6/27/2019
Sheet 5	5/24/2019	6/27/2019
Sheet 6	5/24/2019	6/27/2019
Sheet 7	5/24/2019	6/27/2019
Sheet 8	5/24/2019	6/27/2019
Sheet 9	5/24/2019	6/27/2019
Sheet 10	5/24/2019	6/27/2019
Sheet 11	5/24/2019	6/27/2019
Sheet 12	5/24/2019	6/27/2019
Sheet 13	5/24/2019	6/27/2019
Sheet 14	5/24/2019	6/27/2019
Sheet 15	5/24/2019	6/27/2019
Sheet 16	5/24/2019	6/27/2019
Sheet 17	5/24/2019	6/27/2019
Sheet 18	5/24/2019	6/27/2019
Sheet 19	5/24/2019	6/27/2019

Comments

No Comments

Conditions

A clear sight covenant, found in Appendix B, shall be submitted along with Parcel maps prepared by and signed by a NJ Professional Land Surveyor. **(308.2.E.i)**

A certified Engineer's Cost Estimate shall be submitted in accordance with Section 309 of the Atlantic County Land Development Standards. Cost Estimate shall also include cost of all -overhead utility relocations and estimates from utilities on utility company letterhead. **(309.1)**

The applicant shall provide a performance guarantee in the amount of the approved engineer's cost estimate. The legal form of the performance guarantee shall be in compliance with Appendix D. **(309.2)**

Applicants shall submit a complete set of as-built construction plans and written report to Regional Planning for the release of the performance guarantee after all improvements covered under the performance guarantee have been completed. **(309.2.A(i,ii))**

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