

# MENDHAM TOWNSHIP

Form 1

ZONING BOARD OF ADJUSTMENT

## APPLICATION FOR DEVELOPMENT

FOR OFFICIAL USE ONLY:

Application No.: <u>10-23</u>	Escrow Account Number:
Date Filed: <u>10/2/23</u>	Date Deemed Complete:
Amount Application Fee Paid: <u>\$ 400.00</u>	Expiration Date:
Amount Technical Review Fee Paid: <u>\$ 2000.00</u>	Expiration Date / Extension On: _____ To: _____

CHECK ALL THAT APPLY:

- |  |  |
|--|--|
| <input type="checkbox"/> Concept Plan                    | <input type="checkbox"/> Appeal of Ruling (40:55D-70a)         |
| <input type="checkbox"/> Minor Subdivision               | <input type="checkbox"/> Interpretation (40:55D-70b)           |
| <input type="checkbox"/> Minor Site Plan                 | <input checked="" type="checkbox"/> Bulk Variance (40:55D-70c) |
| <input type="checkbox"/> Major Subdivision - Preliminary | <input type="checkbox"/> Use Variance (40:55D-70d)             |
| <input type="checkbox"/> Major Subdivision - Final       | <input type="checkbox"/> Extension of Time                     |
| <input type="checkbox"/> Major Site Plan - Preliminary   | <input type="checkbox"/> Other _____                           |
| <input type="checkbox"/> Major Site Plan - Final         | <input type="checkbox"/> Other _____                           |

APPLICANT'S NAME

Address

Phone

Jeffrey & Colleen Grangi  
17 Kennaday Road  
(646) 509-6464 Fax \_\_\_\_\_

Is Applicant a  Corporation  Partnership  Individual?

IF APPLICANT IS A CORPORATION OR PARTNERSHIP, SET FORTH THE NAMES AND ADDRESSES OF ALL STOCKHOLDERS OR PARTNERS HAVING A 10% OR MORE INTEREST. *Attach sheet if necessary.*

Name

Address

Name

Address

N/A

OWNER'S NAME

Address

Phone

Fax

Same as applicant

ATTORNEY'S NAME

Firm and Address

Phone

Fax

Note: Corporation must be represented by a New Jersey attorney.

NAME(S) AND ADDRESS(ES) OF PERSON(S) PREPARING PLANS: ATTACH SHEET IF NECESSARY.

Name

Careaga Engineering, Inc.

Address

382 Route 460 W, Budd Lake, NJ. 07828

Phone / Fax

973-448-0651 / 973-448-0652

Profession

Engineering

NJ License No.

35973

Name

The Barn Yard - design & fabrication

Address

9 Village Street, Ellington, Ct. 06029

Phone / Fax

860-454-9103

Profession

NJ License No.

LOCATION OF PROPERTY

Tax Map Block

Lot No.

Total Tract

Area

145

13

5.15 ac.

Street Address

17 Kennaday Road

Mendham Township

Zone District

R-5

Are the premises fronting on a  Township Street

County Road

State Highway

NAME OF SUBDIVISION OR DEVELOPMENT (IF ANY)

For subdivision, number of proposed lots

Barn = 1463 sqft

For site plans, floor area of building(s) in sq. ft.

Poolhouse = 519.5 sqft.

EXISTING USE(S) NOW LOCATED ON PREMISES

Residential

PROPOSED USE(S) OF PREMISES

Residential

IF THIS APPLICATION IS FOR ZONING VARIANCE RELIEF, HAS A DECISION BEEN RENDERED OR AN ORDER ISSUED BY THE CONSTRUCTION OFFICIAL? Yes  No

Date of Decision or Order

9/13/23

LIST ANY VARIANCES AND/OR WAIVERS SOUGHT. IF NONE, STATE "NONE." IF ANY ARE REQUIRED, ATTACH HERETO AS A SEPARATE RIDER THE FACTUAL BASIS AND LEGAL THEORY FOR THE RELIEF SOUGHT.

*21-6.4 d.: No accessory structure shall be located closer to a street than the principal building.*

*21-6.2 e.: Enlargement of a non-conforming structure.*

A. DEED RESTRICTIONS THAT EXIST. (If no restrictions, state "none", if "yes" attach copy.)

*none*

B. PROPOSED DEED RESTRICTIONS

*None*

BRIEFLY DESCRIBE ANY PRIOR OR CURRENTLY PENDING PROCEEDINGS BEFORE THIS APPROVING AUTHORITY OR ANY OTHER FEDERAL, STATE, OR LOCAL BOARD OR AGENCY INVOLVING THE PROPERTY WHICH IS THE SUBJECT OF THIS APPLICATION. *Attach sheet if necessary.*

LIST ANY OTHER MATERIAL ACCOMPANYING THIS APPLICATION, I.E. PLANS, EIS, DRAINAGE CALCULATIONS, ETC. *Attach sheet if necessary.*

*Bern Architectural drawings / Pool House Architecturals*

The undersigned applicant does hereby certify that all of the statements contained in this application are true.

APPLICANT'S SIGNATURE x Mrs. [Signature] DATE x 9/28/2023

CONSENT OF OWNER: I, the undersigned, being the owner of the lot or tract described in the foregoing application, hereby consent to the making of this application and the approval of the plans submitted herewith. Further, I hereby give permission to the members of the Approving Authority and its authorized representatives and experts to enter onto and inspect the premises identified herein above for the purpose of evaluation of the application for development presently pending before the Approving Authority. (If owned by a corporation, attach copy of resolution authorizing application and officer signatures.)

OWNER'S SIGNATURE Mrs. [Signature] DATE 9/28/2023

SWORN AND SUBSCRIBED TO BEFORE ME THIS 28<sup>th</sup> day of September, 2023.

[Signature]  
Notary Public of New Jersey

ANGELA CHAPARYAN-NUAMAN  
NOTARY PUBLIC  
STATE OF NEW JERSEY  
ID # 2360520  
MY COMMISSION EXPIRES JUL. 26, 2027

Township of Mendham  
2 West Main Street PO Box 520 Brookside, NJ 07926  
973-543-4555 or Fax 973-543-6630  
**ENVIRONMENTAL & ZONING APPLICATION**

Date: 09/10/23 01:26 PM M159  
Amt: 35.00 CK#:12155  
Ref Num: 16065 Seq: 23 to 23



PERMIT FEE \$35.00

Survey must be supplied with this application showing proposed setbacks & proposed work.

Applicant Information: Block: 145 Lot: 13

Name: Jeffrey and Colleen Gangl Date: \_\_\_\_\_ Phone: 646-591-5441

Address: 17 Kennaday Road, Mendham, NJ 07945

Current use of property: Single family home

Proposed use of property: Single family home

Proposed Work: (Check one)

Addition \_\_\_\_\_ Shed \_\_\_\_\_ Fence \_\_\_\_\_ Pool  Deck \_\_\_\_\_ Portico \_\_\_\_\_

Hot tub \_\_\_\_\_ Pool house  New structure  Patio  Gazebo \_\_\_\_\_

Tennis court \_\_\_\_\_ Garage \_\_\_\_\_  
(Re-build Barn)

Detail of proposed work: Include length, width, and height for proposed improvement on survey with distance to all lot lines:

Re-build existing barn in same location but different footprint. Proposed pool, pool house, patio. Connect pool house and barn to existing septic system.

- 1) Are there any wetlands, restrictions, easements, or limitations on site? ( ) Yes (X) No  
Show all wetland delineation lines, streams, easements on plot plan, & attach prior NJDEP approvals.
- 2) Was there ever any board of adjustment or planning board approval? ( ) Yes (X) No
- 3) Was this property created by subdivision after 1987? ( ) Yes (X) No
- 4) Are there any open building permits that have never been finalized? ( ) Yes (X) No

Any incorrect or falsified information will render this application void and any approvals based on it. Applicant certifies all information is true and accurate.

Owner's Signature: [Signature] Date: 9/11/2023

Amount received: \$ \_\_\_\_\_ Cash \_\_\_\_\_ Check # \_\_\_\_\_ By \_\_\_\_\_

Office Use Only:

Approved \_\_\_\_\_ Denied  Date: 9/13/23 Zoning Officer: [Signature]

Comments: CAN NOT EXPAND AN EXISTING NOW CONFORMING

BLDG

BUILDING COVERAGE & FLOOR CALCULATIONS

	Existing Area Sq. Ft.	Proposed Area Sq. Ft.	
First Floor Sq. Ft.	4,490	4,490	
Second Floor Sq. Ft.	1,574	1,574	
Total	6,064	6,064	
Permitted Coverage			
Block: 145	Lot: 13	Zone: R-5	

	Existing Area Sq. Ft.	Proposed Area Sq. Ft.	Remarks
Area of Basic House Footprint	2,953.2	2,953.2	
Additions			
Attached Garage	1,537.4	1,537.4	
Detached garage, shed Barn, Pool House	1,460	<del>1,460.5</del> 519.5	
Roofed Porch/Deck	266.3	266.3	
Patios & Sidewalks	974.8	4,581.8	
Driveways, parking lot	9,612.6	9,612.6	
Swimming Pools & Coping		1,233.5	
TOTAL Impervious Coverage	16,804.3	22,164.3	
Existing Lot Size	224,183.5	224,183.5	
Total Land Disturbance	54,090	67,144	

APPLICANT SIGNATURE: Colleen A. Grogan

DATE: 2/24/2023

Revised: 2/07/23

# PLANNING BOARD BOARD OF ADJUSTMENT APPLICATION CHECKLIST

APPLICATION NO. \_\_\_\_\_

SECTION 13-17

ITEM NO.	SUBMISSION REQUIREMENTS						BOARD OF ADJUSTMENT			ITEM DESCRIPTION	APPLICANT MARK	STATUS	TOWNSHIP MARK	NOTES/ LAND USE ORDINANCE REFERENCE
	PLANNING BOARD OR BOARD OF ADJUSTMENT						VARIANCE 40:55D-70							
	MINOR		MAJOR				(a) & (b)	(c)	(d)					
	SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN								
1	•	•	•	•	•	•	•	•	Twenty (20) copies of completed application forms for PB Eighteen (18) copies for BOA	✓	COMPLIES			
											N.A.			
											WAIVER			
2	•	•	•	•	•	•	•	•	20 Copies to Planning Board, 18 copies to Board of Adjustment of requisite plats prepared, signed and sealed by N.J. licensed professional in compliance with N.J. A.C. 13:40-7, 1 et sec, folded with title block exposed to view. Plat sheets shall be no larger than 24"x 36"	✓	COMPLIES			
											N.A.			
											WAIVER			
3	•	•	•	•	•	•	•	•	20 copies to Planning Board, 18 copies to Board of Adjustment of documents other than plats necessary to accompany the application.	✓	COMPLIES			
											N.A.			
											WAIVER			
4	•	•	•	•	•	•	•	•	Completed Filing Fees Calculation Sheet and payment of required filing fees inclusive of application fees and escrow deposits. See Appendix 1.		COMPLIES			
											N.A.			
											WAIVER			
5	•	•	•	•	•	•	•	•	Certification issued by the Tax Collector that no taxes or assessments for local improvements are due or delinquent on the subject property.	✓	COMPLIES		16-5.8	
											N.A.			
											WAIVER			
6	•	•	•	•	•	•	•	•	Certification of submittal to the Morris County Planning Board and the Morris County Soil Conservation District.	✓	COMPLIES		16-5.4	
											N.A.			
											WAIVER			
7	•	•	•	•	•	•	•	•	Title block placed in the lower right corner of each sheet containing all information drawn in a format shown in Appendix 2.	✓	COMPLIES		16-8.5g; 16-8. 1a,1a,b,c,d	
											N.A.			
											WAIVER			
8	•	•	•	•	•	•	•	•	Name(s) and address(es) of the owner(s) and applicant(s) of the subject tract.	✓	COMPLIES		16-8.5g; 16-8.1a, 1e, 1f	
											N.A.			
											WAIVER			
9	•	•	•	•	•	•	•	•	North arrow and graphic scale appearing on all plat sheets as applicable.	✓	COMPLIES		16-8, 1, a2	
											N.A.			
											WAIVER			
10	•	•	•	•	•	•	•	•	Key Map showing the subject tract and its relation to the surrounding area at a scale of not less than 1"=500'	✓	COMPLIES		16-8. 1.a9	
											N.A.			
											WAIVER			
11	•	•	•	•	•	•	•	•	Area Map based on Tax Map information at scale of 1"=200' with the following information: 1. Adjoining property owners Lot and Block No. 2. Block limits, Zoning districts and municipal boundary lines.	✓	COMPLIES		16-8.1.a 10	
											N.A.			
											WAIVER			
12	•	•	•	•	•	•	•	•	A list of the full names and addresses, with Block and Lot numbers, of owners of all land within 200' of the subject tract, as furnished by the Mendham Township Tax Assessor and keyed to the Area Map.	✓	COMPLIES		16-8. 1.a8	
											N.A.			
											WAIVER			
13	•	•	•	•	•	•	•	•	Plat. Signature Box as illustrated by Appendix 3.	✓	COMPLIES		16-8.1.a 1.g	
											N.A.			
											WAIVER			
14	•	BOA			•				Plat Signature Boxes as illustrated by Appendix 4.		COMPLIES		16-8.5a	
											N.A.			
											WAIVER			

TOWNSHIP OF MENDHAM

ITEM NO.	SUBMISSION REQUIREMENTS						BOARD OF ADJUSTMENT			ITEM DESCRIPTION	APPLICANT MARK	STATUS	TOWNSHIP MARK	NOTES/ L.U.O. REF.			
	PLANNING BOARD OR BOARD OR ADJUSTMENT														VARIANCE 40:55D-70		
	MINOR		MAJOR												(a) & (b)	(c)	(d)
	SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN											
15	•	•	•	•	•	•	•	•	•	•	•	•	Lot lines, Tax Map Block and Lot numbers of each adjoining property; including properties across a street or a municipal boundary line.	✓	COMPLIES		16-8.1, 9.8
															NA		
															WAIVER		
16	•	•	•	•	•	•	•	•	•	•	•	•	The area, Lot and Block number as assigned by the Township Engineer, of each existing and/or proposed lot within the subject tract.	✓	COMPLIES		16-8.4.a; 16-8.1.a.4
															NA		
															WAIVER		
17	•	•	•	•	•	•	•	•	•	•	•	•	The bearing, length, or arc description of each course of the tract boundary.	✓	COMPLIES		16-8.1.9.3
															NA		
															WAIVER		
18			•	•									The dimensions of each course of all lots, easments and rights-of-way comprising of the subject tract.		COMPLIES		
															NA		
															WAIVER		
19	•	•			•	•			•	•			The bearing, length or arc description of each course of all lots, easements and rights-of-way comprising the subject tract.	✓	COMPLIES		16-8.2.9a & b
															NA		
															WAIVER		
20	•	•	•	•	•	•			•	•			Any protective covenants and/or deed restrictions applying to the subject tract.	✓	COMPLIES		16-8.1.f
															NA		
															WAIVER		
21	•	•	•	•					•	•			Required front, side and rear set back lines shown for each lot.	✓	COMPLIES		
															NA		
															WAIVER		
22	•	•	•	•									Tabular zoning schedule of required bulk conditions and identification of any non-conforming conditions in a format illustrated by Appendix 5.	✓	COMPLIES		16-8.1.a.7; 16.8.1.a.11
															NA		
															WAIVER		
23	•	•	•	•					•	•			Tabulation of the original area of the subject tract and any component parcel and each individual lot and parcel of land proposed including open space and rights-of-way areas.	✓	COMPLIES		16-8.1.b.1
															NA		
															WAIVER		
24	•	•	•	•					•	•			The footprint and uses of all existing structures and facilities within 200' of the subject tract including access ways, parking areas, walks, fences and walls, drawn to scale.	✓	COMPLIES		16-8.1.b.3; 16-8.6a,b
															NA		
															WAIVER		
25	•	•	•	•					•	•			The footprint, setbacks, dimensions and uses of all existing and proposed structures and facilities on the subject tract including access ways, parking and/or loading areas, walks, fences and walls, drawn to scale.	✓	COMPLIES		16-8.1.b.3; 16-8.6a, b
															NA		
															WAIVER		
26	•	•	•	•									Wooded areas indicating predominant species and sizes, and any areas to be cleared in and within 200' of the subject tract.	✓	COMPLIES		16-8.1.b.4
															NA		
															WAIVER		
27	•	•	•	•					•	•			The location and identification of utility easements; other easements or rights-of-way on and within 200' of the subject tract.	✓	COMPLIES		16-8.1.b.6; 16-8.5d
															NA		
															WAIVER		
28	•	•	•	•					•	•			Wetlands and wetland transition areas delineated by qualified professional on tract and within 150' thereof and described by metes and bounds, (unless an absence of wetlands determination by N.J.D.E.P.E. is furnished).	✓	COMPLIES		
															NA		
															WAIVER		



TOWNSHIP OF MENDHAM

ITEM NO.	SUBMISSION REQUIREMENTS						ITEM DESCRIPTION	APPLICANT MARK	STATUS	TOWNSHIP MARK	NOTES/ LAND USE ORDINANCE REFERENCE
	PLANNING BOARD OR BOARD OR ADJUSTMENT				BOARD OF ADJUSTMENT						
	MINOR		MAJOR		VARIANCE 40.55D-70						
	SUBDIVISION	SITE PLAN	PRELIM.	FINAL	(a) & (b)	(c)					
29								COMPLIES NA WAIVER		16-8.1.b.7; 16-5.9	
30	•	•	•	•	•	•	•	✓ COMPLIES NA WAIVER		16-8.1.b.7; 16-5.9	
31	•	•	•	•	•			COMPLIES NA WAIVER		16-8.1.d.1	
32	•	•	•	•	•			COMPLIES NA WAIVER		16-8.1.d.1	
33	•	•	•	•	•			COMPLIES NA WAIVER		16-8.1.d.2	
34	•	•	•	•	•			COMPLIES NA WAIVER		16-8.1.d.2	
35	•	•	•	•				COMPLIES NA WAIVER		16-8.1.a.1; 16-8.4.g	
36	•	•	•	•	•			COMPLIES NA WAIVER		17-3.1(f):	
37	•	•	•	•	•			COMPLIES NA WAIVER		16-8.1.a.2; 16-8.4.h	
38	•	•	•	•	•			COMPLIES NA WAIVER		16-8.1.e.3; 16-8.4.i	
39	•	•	•	•	•	•	•	✓ COMPLIES NA WAIVER		Chapter XVII	
40	•	•	•	•	•			COMPLIES NA WAIVER			
41	•	•	•	•	•			COMPLIES NA WAIVER			
42	•	•	•	•	•	•	•	✓ COMPLIES NA WAIVER		16-8.2; 16-8.4	

ITEM NO.	SUBMISSION REQUIREMENTS						ITEM DESCRIPTION			APPLICANT MARK	STATUS	TOWNSHIP MARK	NOTES/ LAND USE ORDINANCE REFERENCE			
	PLANNING BOARD OR BOARD OR ADJUSTMENT				BOARD OF ADJUSTMENT									VARIANCE 40.55D-70		
	MINOR		MAJOR													
	SUBDIVISION	SITE PLAN	PRELIM.	FINAL												
SUBDIVISION	SITE PLAN	SUBDIVISION	SITE PLAN	(a) & (b)	(c)	(d)										
43	•	•	•	•	•	•		•	•	Lot line and/or lot development layout plan. Proposed development features shall be represented graphically by solid lines, existing features to be removed shall be represented by dashed lines, "joining symbols" shall be used to indicate lot consolidation or common ownership where appropriate.	✓	COMPLIES		16-8.1.a.4		
44	•	•	•	•	•					Engineering details of any proposed improvements at an appropriate scale and, where mandated, in compliance with Mendham Township "Standard Construction Details"		COMPLIES		16-8.4.k		
45	•	•	•	•	•					Topographic Map of the subject tract and lands within 200' thereof at a contour interval of 2 feet with elevation data referenced to sea level. (A contour interval of 5 feet may be used for areas sloped 15% or more).		COMPLIES		16-8.4.b		
46			•	•	•					Cross sections of all existing and proposed streets at 50' station intervals within and adjoining the subject tract at a 1"=5' horizontal and vertical scale.		COMPLIES		16-8.4.c		
47			•	•	•					Street Plans and Profiles for all existing and proposed streets within and adjoining subject tract. with R.O.W. and pavement widths, sanitary and storm sewer facilities with sizes, grades and invert elevations drawn in a "plan over profile" format at scale of 1"=30' horizontal and 1"=5' vertical.		COMPLIES		16-8.4.c		
48			•	•	•					Existing and proposed storm drainage information including: streams, water courses, swales, bridges, culverts, drainage pipes, inlets, man holes, detention facilities and any other structures.		COMPLIES		16-8.4.e.2		
49	•	•	•	•	•			•	•	Location and description of existing and proposed utility facilities including: water mains, fire hydrants, gas mains, electric, telephone and C.A.T.V. service lines.	✓	COMPLIES		16-8.4.1		
50			•	•						Surface and storm water drainage calculations and data with information relating to storm water management as required by Section 16-8.4 (e) and Section 16-10.9.		COMPLIES		16-8.4e; 16-10.9		
51	•	•	•	•						Slope Analysis Map and tabulation as required by Section 16-10.8 in a format illustrated by Appendix 6.		COMPLIES		16-10.8		
52		•	•	•	•					Landscaping plan showing existing and proposed vegetation and screening, including plant material schedule identifying species, number, spacing and sizes.		COMPLIES		16-8.6a.4; 8.6b.6		
53		•		•	•					Location of existing and proposed area lighting including type of fixture(s) and luminaire(s), number, lumen power, time of use, mounting and illumination details with direction and isolux diagram.		COMPLIES		16-836a35; 8.6b.4		
54		•		•	•					Location dimension and setbacks of all existing and proposed signs, including details of materials, finishes, mounting, illumination, lettering and message.		COMPLIES		16-8.6b.3a		
55		•		•	•			•	•	Architectural drawings, including dimensioned building floor plans, showing layout of interior uses and functions and calculation of floor areas, and elevations showing building heights, finishes, materials and colors drawn to a scale of not less than 1/8"=1'	✓	COMPLIES		16-8.6b.8		
56		•		•	•					Statement of facts in support of a conditional use pursuant to Section 21-4.6.		COMPLIES		21-4.6.		

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	PLANNING BOARD OR BOARD OR ADJUSTMENT				BOARD OF ADJUSTMENT										
	MINOR		MAJOR		VARIANCE 40.55D-70										
	SUBDIVISION	SITE PLAN	PRELIM.	FINAL	(a) & (b)	(c)						(d)			
57	•	•	•	•	•	•	•	•	•	•	Existing and proposed streets within and adjoining the subject tract, including names, R.O.W. and pavement widths and any R.O.W. dedication.	✓	COMPLIES		
58	BOA	•									The location and identification of all existing and proposed monuments location.		COMPLIES		16-8.5c
59											Construction drawings entitled "Improvement and Utility Plans" pursuant to Section 10-4.2.		COMPLIES		16-8.5f
60											Verification of denial by the Zoning Officer or Construction Official of the intended use, occupancy and/or construction.	✓	COMPLIES		
61											Information and data to indicate compliance with required fire protections systems pursuant to Section 16-10.2 (w) including location sizes and rating of any hydrants and/or water storage tanks and distances thereof to all proposed buildings.		COMPLIES		16-8.4e
62											Design and identification of any proposed private streets, labeled "Not Dedicated for Public Use" in compliance with Section 16-10.4, including proximity to nearest existing private street and special requirements applicable to backland development.		COMPLIES		16-8.1.a.12; 16-8.5e
63	•	•	•	•	•						Landscape Plan and Plant Material Schedule in accordance with Chapter XIII of the Land Use Ordinance.		COMPLIES		16-8.1.(b)8;
64											RESERVED		COMPLIES		
65											RESERVED		COMPLIES		
66											RESERVED		COMPLIES		

Name of Applicant Jeffrey & Colleen Gangl

Name of Owner same as above

Project Name Variance - Site Grading Plan Type of Application Variance

Location: Block# 145 Lot# 13 Street Address 17 Kennaday Rd.

Signature of Applicant [Signature] Date 9/27/2023

# MENDHAM TOWNSHIP

FORM 2

ZONING BOARD OF ADJUSTMENT

## CERTIFICATION OF STATUS OF MUNICIPAL TAX AND SEWER FEES

BLOCK(S) 145 LOT(S) 13

OWNER OF PROPERTY Jeffrey & Colleen Gangl

STREET ADDRESS 17 Kennaday Road

This is to certify that all taxes and assessments for local improvements have been paid, and that no taxes or assessments for local improvements are due or delinquent as to the premises which are the subject of the application for development as of the date indicated below.

*See attached sheet*

\*\*\*\*\*THIS SECTION IS TO BE COMPLETED BY THE TAX COLLECTOR\*\*\*\*\*

Please be advised that the current status of tax and utility fees are:

Tax status is paid current / due but not delinquent / delinquent

Last tax payment was made on 7/26/23 for 3 Quarter 2023

Next tax payment is due 11-1-23

Tax is delinquent if not paid by 11-13-23

Sewer status is paid current / due but not delinquent / delinquent

Last sewer payment was made on \_\_\_\_\_ for \_\_\_\_\_ Quarter \_\_\_\_\_

Next Sewer Payment is due \_\_\_\_\_

Sewer becomes delinquent if not paid by \_\_\_\_\_

Not served by municipal sewer

*Sybilie Blich*  
Tax Collector or Authorized Signature

9-29-23  
Date of Certification

11-13-23  
Certification Expiration Date

\*Please note that the above information is not a formal tax search or improvement search pursuant to N.J.S.A. 54: 1 et seq. The information supplied is preliminary in nature, designed to assist the processing of applications before the Planning and Zoning Boards. In the event that the applicant desires to reply upon the information, a formal tax search and municipal improvement search shall be applied for and the fees posted for said search in accordance with the prevailing statutes.

# MENDHAM TOWNSHIP

Form 4

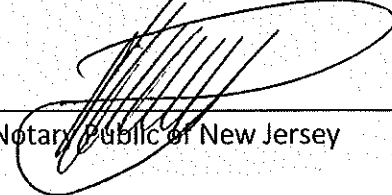
ZONING BOARD OF ADJUSTMENT

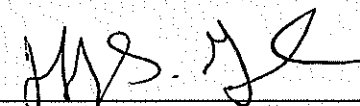
## AFFIDAVIT OF APPLICANT

State of New Jersey  
County of Morris

Jeffrey Gongl of full age, being duly sworn according to law on oath deposed and says that all of the proceeding statements contained in the application submitted herewith are true.

Sworn and subscribed to before me on 28<sup>th</sup> day of September, 2023

  
\_\_\_\_\_  
Notary Public of New Jersey

  
\_\_\_\_\_  
Signature of Applicant

\*\*\*\*\*ANGELA CHAPARYAN-NUAMAN

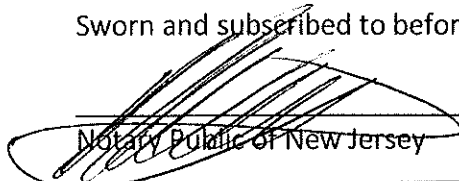
## AFFIDAVIT OF OWNERSHIP

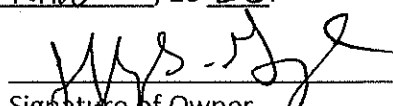
State of New Jersey  
County of Morris

ANGELA CHAPARYAN-NUAMAN  
NOTARY PUBLIC  
STATE OF NEW JERSEY  
ID # 2360520  
MY COMMISSION EXPIRES JUL. 26, 2027

Jeffrey Gongl of full age, being duly sworn according to law on oath deposes and says that deponent resides at 17 Kennaday Road, Mendham in the County of Morris and the State of New Jersey that he/she is the owner in fee of all that certain parcel of land situated in the Township of Mendham and known and designated as Lot No. 13 Block No, 145 and that \_\_\_\_\_ is hereby authorized to make the within application or appeal.

Sworn and subscribed to before me this 28<sup>th</sup> day of September, 2023.

  
\_\_\_\_\_  
Notary Public of New Jersey

  
\_\_\_\_\_  
Signature of Owner

ANGELA CHAPARYAN-NUAMAN  
NOTARY PUBLIC  
STATE OF NEW JERSEY  
ID # 2360520  
MY COMMISSION EXPIRES JUL. 26, 2027

**TOWNSHIP OF MENDHAM**  
**OFFICE OF THE TAX ASSESSOR**  
P.O. Box 520  
Brookside, NJ 07926

Scott J. Holzhauer, CTA, SCGREA  
Tax Assessor

Phone: (973) 543-4555 x219

Fax: (973) 543-6630

Email: [sholzhauer@mendhamtownship.org](mailto:sholzhauer@mendhamtownship.org)

September 14, 2023

Danielle Zito  
Careaga Engineering  
382 Route 46 West  
Budd Lake, NJ 07828  
VIA EMAIL: [danielle@careagaengineering.com](mailto:danielle@careagaengineering.com)

**RE: Certified List of Property Owners (200')**  
**Certifying Municipality: Township of Mendham**  
**Subject Prop Blk / Lot: 145 / 13 (17 KENNADAY ROAD)**

Dear: Sir/Madam:

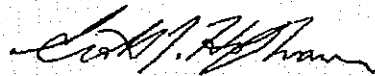
Attached please find a complete list of all property owners in Mendham Township that appear to be situated within 200 feet of the above referenced parcel(s). This information is certified as that which appears in the Mendham Township municipal tax book, including any ownership changes that have been recently received in the form of new deeds.

The initial printout titled "Buffer Report" takes data directly from our GIS database. The properties provided on the list were determined electronically from this website – which takes scaled offsets from the subject property as identified on the electronic Tax Maps for the Township (as maintained by Civil Solutions).

The attached "Addendum" includes any other entities that require notification in accordance with the provisions of the M.L.U.L. and pursuant to Subsection (h) of N.J.S.A. 40:55D-12 (agencies that have registered to receive notice with regard to Planning and/or Zoning applications).

If you have any questions, feel free to contact my office.

Sincerely,



\_\_\_\_\_  
Scott J. Holzhauer, CTA, SCGREA  
Tax Assessor

SH/pw  
Attachment

Subj Blk / Lot: 145 / 13  
 List Date: 09/14/23

200-FT NOTIFICATION LIST

ADDENDUM

The following entities marked "X" must also be included in the 200-ft notification for the subject property in question:

Include	<u>Roads / Associations / Utilities</u>	<u>Address / Contact Info</u>
	Associations: <ul style="list-style-type: none"> <li>•</li> </ul>	None known or specified
X  X  X  X  X  X  X	Utilities Companies: <ul style="list-style-type: none"> <li>• PSE&amp;G</li> <li>• JCP&amp;L c/o First Energy</li> <li>• Comcast</li> <li>• Verizon FIOS</li> <li>• Southeast Morris Cty MUA</li> <li>• Morris Cty Municipal Utilities Authority</li> <li>• NJ American Water</li> </ul>	P.O. Box 490, Cranford N.J. 07016  76 South Main St, Akron OH 44308  One Comcast Ctr., Philadelphia PA 19103  P.O. Box 4830, Trenton NJ 08650-4830  19 Saddle Rd, Cedar Knolls NJ 07927  214A Center Grove Rd, Randolph, NJ 07869  1025 Laurel Oak Rd, Voorhees, NJ 08043
	Adjacent Municipalities <ul style="list-style-type: none"> <li>•</li> </ul>	

OWNER & ADDRESS REPORT

MENDHAM TOWNSHIP

200-FT PROPERTY OWNERSHIP LIST BASED ON CURRENT MOD-IV DATA AT TIME OF LIST  
 :SUBJECT PROPERTY > BLOCK 145, LOT 13

09/13/23 Page 1 of 1

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
144	24		4A	MENDHAM GOLF & TENNIS CLUB 2 GOLF LN MENDHAM, NJ 07945	GOLF LN	
144	41		2	VAN RENSSELAER, ROBERT M & ALANA H 16 KENNADAY RD MENDHAM NJ 07945	16 KENNADAY RD	
144	42	QFARM	3B	MOORE, DAVID F 14 KENNADAY RD MENDHAM, NJ 07945	14 KENNADAY RD	
144	43	QFARM	3B	MOORE, DAVID F 14 KENNADAY RD MENDHAM, NJ 07945	12A KENNADAY RD	
145	12		2	LILIFF, HENRY A & LESLIE, LISA M 15 KENNADAY RD MENDHAM, NJ 07945	15 KENNADAY RD	
145	13		2	GANGL, JEFFREY/COLLEEN 17 KENNADAY RD MENDHAM, NJ 07945	17 KENNADAY RD	
145	14		2	MORAN, LINDA 19 KENNADAY RD MENDHAM NJ 07945	19 KENNADAY RD	
145	15		2	WALSH, BRIAN/KRISTEN 21 KENNADAY RD MENDHAM, NJ 07945	21 KENNADAY RD	
145	15.01		2	RUIZ, JAMES & CARNAHAN, MICHELLE L 23 KENNADAY RD MENDHAM, NJ 07945	23 KENNADAY RD	
145.04	9		2	WILLIAMS, GEORGE & MICHELE 5 WAINWRIGHT RD MENDHAM, NJ 07945	5 WAINWRIGHT RD	
145.04	10		2	BERNT, STEPHEN T/SUSANNE V 9 WAINWRIGHT RD MENDHAM NJ 07945	9 WAINWRIGHT RD	
145.04	11		2	TRINKOFF, DAVID A & LAURA D 15 PENDER HILL RD MENDHAM, NJ 07945	15 PENDER HILL RD	
145.04	12		2	SKOWRONSKI, THEODORE II/ALEXANDRA S 17 PENDER HILL RD MENDHAM, NJ 07945	17 PENDER HILL RD	
145.04	13		2	PALUMBO, ROBERT/ATHENA 16 PENDER HILL RD MENDHAM, NJ 07945	16 PENDER HILL RD	
145.04	42		1	DRAKEWICK HOMEOWNERS ASSN P.O. BOX 23 MENDHAM, NJ 07945	TEMPE WICK RD	



# MENDHAM TOWNSHIP

Form 10

ZONING BOARD OF ADJUSTMENT

## FLOOR AREA RATIO (FAR) CALCULATIONS

The FAR (Floor Area Ratio) calculation may be information necessary to determine the type or extent of relief being sought from the Zoning Board of Adjustment.

The calculation, applicable to the R, R-1, R-2, R-3, and R-5 zoning districts, is as follows: "Total permitted floor area= 2600 sq. ft.+ (1700 sq. ft. x acreage of the lot)."

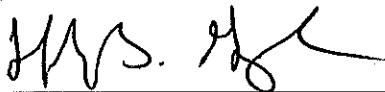
Block: 145 Lot 13 Zone R-5

Location 17 Kennaday Rd

Acreage of lot:	<u>5.15</u>	acres
Acreage x 1700:	<u>8,755</u>	sq. ft.
+	<u>2,600</u>	sq. ft.
=	<u>11,355</u>	sq. ft. permitted floor area

Total applicable floor area of all applicable structures:

Existing:	<u>7,902</u>	sq. ft.
Existing to be removed:	<u>0</u>	sq. ft.
Proposed to be added:	<u>1,673</u>	sq. ft.
Proposed total	<u>9,575.</u>	sq. ft.

  
Signature of Applicant

9/28/2023  
Date

# 14051  
Rec'd 8/24/23

# MORRIS COUNTY SOIL CONSERVATION DISTRICT



30 Schuyler Place  
P O Box 900  
Morristown NJ 07963-0900  
Ph.: 973-285-2953  
Fax: 973-285-8345  
www.MCSCD.org

## SOIL EROSION AND SEDIMENT CONTROL PLAN CERTIFICATION

In accordance with the "Soil Erosion and Sediment Control Act", Chapter 251, Public Laws of 1975, the Morris County Soil Conservation District hereby certifies the subject plan does conform to the standards for Soil Erosion and Sediment Control in New Jersey promulgated pursuant to the Act.

Name of Project: Kennady Road Residence #17 Pool, Patio & Barn

Street and Municipality: Kennady Road - Mendham Townships

Block: 145 Lot(s): 13 Application No: 2024-13110

**NOTE: FAILURE TO COMPLY WITH ANY OF THE PROVISIONS OUTLINED BELOW WILL RESULT IN A DISTRICT ENFORCEMENT ACTION AND ADDITIONAL FEES FOR REPEATED SERVICES**

All revision of the subject plan, Engineer's Project No. 14051 , Original Plan Date: January 26, 2023, Last Plan Revision Date: July 18, 2023 , after certification will void this approval and must be forwarded to this office.

Any conveyance of the project (or portion thereof) will transfer full responsibility for compliance to subsequent owner(s). This District must be notified in writing of any change of ownership.


A written notification indicating the start of land disturbance must be submitted to this District 48 hours in advance.

Prior to the issuance of a "Certificate of Occupancy" by the municipality, the "Soil Erosion and Sediment Control Act", N.J.S.A. 4:24-49 requires this District issue a "Report of Compliance" with the provisions of the certified plan for permanent measures to control soil erosion and sedimentation.

This certification is limited to the controls in this plan. It is not authorization to engage in the proposed land use unless such use has been previously approved by the municipality or other controlling agency.

MORRIS COUNTY SOIL  
CONSERVATION DISTRICT

CERTIFICATION DATE: August 16, 2023

  
Chair or Representative

EXPIRATION DATE: February 16, 2027

Member – New Jersey Association of Conservation Districts  
National Association of Conservation Districts

CERTIFICATION LETTER

Cc: Applicant, Design Professional, Municipal: Construction Code Official, Engineer, Land Use Board, Environmental Commission