

Via Hand Delivery

CGC-201

Borough of Point Pleasant
Zoning Board of Adjustment
2333 Bridge Ave.
Pt. Pleasant, NJ 08742

4/22/2020

Attn: Ms. Sharon Morgan

Re: *Whalers Point*
P/F Site Plan Application
Block 45, Lot 1

Dear Ms. Morgan:


In request of preliminary & final site plan approval for lot 1, block 45 please find enclosed the following:

- Application Fee: \$ 3,750.00 Check # 1025 (P/F Site Plan, 5 Variances, Use Variance)
- Escrow Fee: \$ 10,500 Check # 1026 (P/F Site Plan-24 units, Use Var., Bulk Var. Commercial Prop)
- Original & 13 Copies of Application Form
- 13 Copies of the Site Plan prepared by *InSite Engineering*, dated 4/17/2020
- 13 Copies of the Property Survey prepared by *MidAtlantic Engineering* dated 1/3/2019
- 13 Copies of the Architectural Elevations & Floor Plan prepared by *Studio 200*, dated 4/21/2020
- 13 Copies of the Storm Water Summary prepared by *The Everly Group*, dated 4/17/2020
- 13 Copies of the Environmental Impact Summary prepared by *The Everly Group*, dated 4/17/2020
- 13 Copies of a Site Photograph Exhibit prepared by *The Everly Group*, dated 4/17/2020
- 13 Copies of the Tax Collector Certification
- 13 Copies of the property Title Report dated 11/12/18
- Electronic PDF copy of the above noted items to be submitted under separate cover via email
- Zoning Denial Letter (per discussion w/ Kevin Burke 4/21 this is not required)

The applicant proposes to redevelop the property which presently contains a 24-unit motel within 16 separate structures with a 24-unit apartment complex containing 6 buildings each with either 4 or 6 units.

Should you have any questions related to the application please do not hesitate to call.

Sincerely,



Matthew Robinson, P.E.
Principal

CC: Matthew Ceres, Esq. w/Encl.
Ryan Sansone w/Encl.