

Checklist Waiver Summary List

Submission Requirements Checklist:

OCT 07 2024

P24-07

- Item 2: An environmental assessment report pursuant to Ordinance 3-2-97 conforming with the current ASTM standards.
 - *The proposed development will be limited to a 2,600 SF building expansion to the north side of the existing Cherry Valley Tractor Sales building. The existing concrete slab will be removed and replaced with a new concrete slab to be poured to the extent of the building addition footprint. There will be no increase in impervious coverage on-site or in the area of the proposed expansion. The building expansion is not anticipated to impact any wetlands, watercourses, associated transition areas, or other areas of environmental importance. Any impacts to noise, air pollution, or other performance standards will be comparable to existing operations onsite.*
- Item 3: An environmental impact report and a cultural resources survey.
 - *Development will be limited to the existing impervious areas. The building expansion is not anticipated to impact any wetlands, watercourses, associated transition areas, or other areas of environmental importance. Any impacts to noise, air pollution, or other performance standards will be comparable to existing operations onsite.*
- Item 4: A traffic impact study prepared, signed and sealed by a registered professional engineer of New Jersey. Zoning may require a traffic impact study depending on size and type of application as required by the Traffic Consultant or the Board.
 - *It is not anticipated that the proposed building expansion will affect traffic impacts or circulation on-site. Due to the size of the proposed project it would be limited to an exemption/letter of no interest from the NJDOT.*
- Item 5: If the site is located on a county road or development will affect county drainage, a certification that an application and all the required supporting documentation has been filed with the Burlington County Planning Board. A copy of the approval by the Burlington County Planning Board shall be submitted with the final application.
 - *The site is not located on a county road. Development is not anticipated to impact county drainage or change existing drainage patterns on-site or surrounding properties.*
- Item 18: If applicant intends to file map, appropriate certification blocks as required by the Map Filing Law.
 - *This item is not applicable to the proposed development/application.*
- Item 19: Where applicable, proposed monumentation as specified by the Map Filing Law.
 - *This item is not applicable to the proposed development/application.*
- Item 20: Metes and bounds description showing dimensions, bearings, curve data, length of tangents, radii, arcs, chords and central angles for all centerlines and rights-of-way, utility easements, and sight-triangle easements.
 - *This item is not applicable to the proposed development/application.*

- Item 21: Metes and bounds description showing dimensions, bearings, curve data, length of tangents, radii, arcs, chords and central angles for all center lines and rights-of-way, utility easements, sight triangle easements and center line curves on streets.
 - *This item is not applicable to the proposed development/application.*
- Item 26: Existing and proposed contour intervals based on USC and GS data. Contours to extend at least 200 feet beyond subject property as follows: Up to 3% grade = 1 foot; Between 3% and 10%=2 feet; 10%+grade = 5 feet.
 - *This submitted Boundary, Location & Topographic Survey provides topography in the area of the proposed building expansion. Topographic information extending 200 feet beyond the subject property should not be applicable to the proposed development.*
- Item 41: Radii for all turning areas and designated design vehicle.
 - *No modifications to existing onsite circulation are proposed.*
- Item 45: Architectural elevations for all sides of building indicating height from grade, roof pitch, roof-mounted utilities, signs and materials in color.
 - *The proposed building expansion will match the existing building utilizing masonry and structural steel construction. Building height will match the existing building.*
- Item 46: Copy and/or delineation of any existing or proposed deed restrictions or covenants.
 - *There are no existing or proposed deed restrictions or covenants for the site.*
- Item 49: Sight Triangles
 - *Access from the proposed development leads directly to an existing signalized intersection. No modifications are proposed to the on-site circulation or existing driveways.*
- Item 50: Development stages or staging plans.
 - *All proposed improvements will be completed in one development stage.*
- Item 52: Existing system of drainage of subject site and preliminary design of proposed system of drainage (including preliminary drainage calculations).
 - *There are no proposed modifications to the existing drainage patterns or impervious coverage. It is anticipated that the proposed development will have no impact on the existing drainage patterns.*
- Item 53: Detailed engineering design of proposed system of drainage of subject site.
 - *There are no proposed modifications to the existing drainage patterns or impervious coverage. It is anticipated that the proposed development will have no impact on the existing drainage patterns.*
- Item 54: Drainage area map for existing and developed site condition.
 - *There are no proposed modifications to the existing drainage patterns or impervious coverage for the proposed development compared to existing conditions.*
- Item 55: Final drainage calculations.

- *There are no proposed modifications to the existing drainage patterns or impervious coverage for the proposed development compared to existing conditions.*
- Item 56: An environmental inventory including a general description of natural and cultural resources, and the probable impact of the development on the environmental attributes of the site.
 - *This item is not applicable to the proposed development/application.*
- Item 57: An open space plan showing the proposed land area of parks and conservation set-asides, improvements proposed, and plans for their operation and maintenance.
 - *This item is not applicable to the proposed development/application.*
- Item 58: Recreation facilities plan and details, where applicable.
 - *This item is not applicable to the proposed development/application.*
- Item 59: General soil information from best, readily available, published source.
 - *The proposed development/building expansion does not propose any changes to the underlying soil. The existing concrete slab will be removed & replaced for the proposed expansion.*
- Item 60: Location of soil borings.
 - *The development is limited to removal and replacement of the existing concrete slab for the proposed building expansion.*
- Item 61: Will topsoil be removed from the site and/or transported outside municipal boundaries? If yes, explain.
 - *It is not anticipated that any topsoil will be removed from the site.*
- Item 62: A community facility plan including, but not limited to, educational or cultural facilities, historic sites, libraries, hospitals, firehouses, and police stations.
 - *This item is not applicable to the proposed development/application.*
- Item 63: Plan includes barrier-free subcode requirements, if applicable.
 - *This item is not applicable to the proposed development/application.*
- Item 64: Construction details as required by the residential site improvement standards, including cross-section details of all drainage systems and details for roads, sidewalks, stormwater management systems, water supply, and sanitary sewers.
 - *No residential improvements are proposed. The development is not subject to residential site improvement standards.*
- Item 65: New block, lot and street identification numbers confirmed with local Assessor or municipal designee.
 - *This item is not applicable to the proposed development/application.*
- Item 66: Proposed street names when new road(s) proposed.
 - *This item is not applicable to the proposed development/application.*
- Item 68: Proposed vehicular and pedestrian circulation and utility infrastructure plans, including disposal of sanitary sewage, water, stormwater management. All other utilities may be shown by footnote.

- *No modifications to existing vehicular and pedestrian circulation are proposed. Existing utilities will remain and the building expansion will utilize existing utilities from the existing building.*
- Item 69: Where residential construction is contemplated, subsurface disposal testing where using septic systems.
 - *No residential construction is contemplated.*
- Item 70: Air quality study pursuant to § 160-15B for any residential development of 100 or more units and any other development with more than 100 parking spaces.
 - *The proposed development does not include residential improvements.*
- Item 71: Finished spot elevations at all property corners.
 - *This item is not applicable to the proposed development/application.*
- Item 73: Road and paving cross-sections (at fifty-foot intervals) and profiles.
 - *The proposed development does not include new roads or pavement.*
- Item 74: Landscape plan and details, including proposed grading; location of proposed landscape areas; underground utilities; corner sight distance triangles for all intersections; location, size and species of existing trees having a 5" dbh or greater; trees to be removed; location and species of trees in adjoining public right-of-way.
 - *The proposed development does not include any tree removal. All proposed development will take place on top of existing impervious surfaces.*
- Item 75: Tree protection management plan, when tree removal is proposed.
 - *The proposed development does not include tree removal.*
- Item 76: List of all plant material to be used, including both botanical and common name; quantity and size at the time of planting; root condition or container for each plant; planting details for deciduous trees, coniferous trees and shrubs.
 - *The proposed development does not include landscaping. All proposed development will take place on top of existing impervious surfaces.*
- Item 77: Lighting plan and details, including location, height, light distribution and a catalogue cut for each light fixture, either building mounted or freestanding.
 - *The proposed development does not include any changes to the existing site lighting.*
- Item 78: Site identification signs, traffic control signs, and directional signs. Sign details, including for each sign location, elevation materials, color, copy and style of lettering, lighting and square footage per sign.
 - *The proposed development does not include any changes to the existing signage.*
- Item 79: Location of containers for solid waste, including recyclables, and design/details of containers.
 - *The proposed development does not include any changes to the existing solid waste.*
- Item 80: Preliminary architectural plan and elevations
 - *The proposed building expansion will match the existing building utilizing masonry and structural steel construction. Building height will match the existing building.*

- Item 84: List of variances requested or obtained (for a concept plan, only in general terms).
 - *It is not anticipated any Bulk or Use Variances will be required (subject to review of Board Professionals).*
- Item 85: Requested or obtained design waivers or exceptions.
 - *It is not anticipated any design waivers will be required (subject to review of Board Professionals).*
- Item 86: A letter containing a list of all items not installed or completed and to be covered by a performance guarantee, with quantities/cost of each item and the total cost of all items.
 - *This item is not applicable to the proposed development/application.*
- Item 87: Distance to nearest lot line of any church, school or library.
 - The proposed development does not include a Gasoline Service Station or Public Garage.
- Item 88: Distance to nearest property line of any other garage, service station, gas stations, motor vehicle repair shop or yard, and motor vehicle storage yard within 1,500 feet or less.
 - *The proposed development does not include a Gasoline Service Station or Public Garage.*
- Item 89: Specifics regarding noise impact on adjoining properties and uses; lighting, glare and reflection on adjoining properties and uses; and odors on adjoining properties and uses.
 - *The proposed development does not include a Fast-Food Restaurant.*
- Item 90: Distance to nearest property line of any existing fast-food restaurants.
 - *The proposed development does not include a Fast-Food Restaurant.*
- Item 91: Distance to nearest property line of any residential district or dwelling; religious, charitable or nonprofit institution, park, community center, playground, recreation center, or similar; premises licensed for the sale or distribution of alcoholic beverages.
 - *The proposed development does not include an Adult Bookstore and/or Retail.*
- Item 92: Distance to nearest property line of any existing primary or secondary school.
 - *The proposed development does not include an Arcade.*