

**BOROUGH OF NEPTUNE CITY  
MONMOUTH COUNTY, NJ  
LAND USE BOARD  
DEVELOPMENT APPLICATION**

**LATORRES**

1. Applicant's Name Milton Latorres Phone 732 794 0778  
 Mailing Address 709 Highway 35 S Fax NA  
Neptune City NJ 07753
2. Present Owner Milton Latorres Phone 732 794 0778  
 Mailing Address 709 Highway 35 S Fax \_\_\_\_\_  
Neptune City NJ 07753
3. Attorney Representing Applicant Self  
 Firm Name Owners in fee Phone 732 794 0778  
 Mailing Address \_\_\_\_\_ Fax \_\_\_\_\_
4. Licensed NJ Engineer, Surveyor, Architect or Planner Preparing Maps:  
 Firm Name NA Phone \_\_\_\_\_  
 Mailing Address \_\_\_\_\_ Fax \_\_\_\_\_
5. Interest of Applicant if other than Owner: NA

6. Application for (check appropriate):  
 Bulk Variance Side set back on <sup>west</sup> side \*Site Plan \_\_\_\_\_  
 Use Variance \_\_\_\_\_ \*Subdivision \_\_\_\_\_  
 Interpretation \_\_\_\_\_ Minor \_\_\_\_\_  
 Conditional Use \_\_\_\_\_ Preliminary Major \_\_\_\_\_  
 \_\_\_\_\_ Final Plat \_\_\_\_\_  
 Other (specify) \_\_\_\_\_ \*Site Plan Exemption \_\_\_\_\_

\*3 copies of checklist is required

7. Address of Premises Affected by Application: 709 Highway 35 S  
Neptune City  
 Known as: Block: 37 Lot(s) 15  
 Tax Map Sheet(s) 36 Zone(s) R1  
 Ownership of Adjacent Property? (If yes, indicate each block(s) and lot(s): \_\_\_\_\_

8. LOT DIMENSIONS:

Existing		Zoning Requirements	
Frontage	<u>50</u> ft.	_____	ft.
Front Yard Width	_____	_____	ft.
Depth	<u>125</u> ft.	_____	ft.
Area	<u>6250</u> sq. ft.	_____	sq. ft.
	_____ acres	_____	acres

9. SUBJECT BUILDING LOCATION:

	Existing	Proposed	Zoning Requirements
Front Setback	_____ ft.	_____ ft.	_____ ft.
Side Yard Setback	_____ ft.	_____ ft.	_____ ft.
Rear Yard Setback	_____ ft.	_____ ft.	_____ ft.
Height	_____ ft.	_____ ft.	_____ ft.
Coverage	_____ %	_____ %	_____ %
Useable Floor Area	_____ sf.	_____ sf.	_____ sf.

10. Accessory Uses: Existing Proposed Zoning Requirements

Describe Use	Existing	Proposed	Zoning Requirements
<del>Enclosed</del> Back Deck		Enclosed -	
Rear Yard Setback	_____ ft.	_____ ft.	_____ ft.
Side Yard Setback	_____ ft.	_____ ft.	_____ ft.
Story & Height	_____ ft.	_____ ft.	_____ ft.

11. Existing Use: Single Family Home (Back Deck)  
 Proposed Use: Closed Back Deck, Roof + Sides  
 Standard Industrial Classification Code: \_\_\_\_\_

12. Permission Requested to: Erect \_\_\_\_\_ Alter \_\_\_\_\_ Convey \_\_\_\_\_ Move \_\_\_\_\_  
 Use \_\_\_\_\_ Demolish \_\_\_\_\_ Subdivide \_\_\_\_\_ Other \_\_\_\_\_

Descriptive Explanation: To Enclose a Back Deck and Erect walls and roof with sliding door leading to Backyard

13. List Variances or Interpretation Requests (include zoning ordinance section numbers and brief description of each Variance requests):  
Variances needed for a side yard set back on north side

14. Subdivisions and Site Plans (indicate the applicable): Site Area \_\_\_\_\_  
 Number of Lots \_\_\_\_\_ Number of residential Units \_\_\_\_\_  
 Number of Nonresidential buildings \_\_\_\_\_ Sq. footage of each \_\_\_\_\_  
 Nonresidential building \_\_\_\_\_

15. DISCLOSURE STATEMENT

Applicant is a Corporation \_\_\_\_\_ Partnership \_\_\_\_\_ Individual Home owner  
 Pursuant to N.J.S. 40.55D-48.1, the names and addresses of all persons owning 10% of the stock in a corporate applicant or 10% interest in any partnership applicant must be disclosed. In accordance with N.J.S. 40.55D-48.2 that disclosure requirement applies to any corporation or partnership which owns more than 10% interest in the applicant followed up in the chain of ownership until the names and addresses of the non-corporate stockholders and partners exceeding the 10% ownership criterion have been disclosed. (Attached pages as necessary to fully comply).

Name \_\_\_\_\_ Address \_\_\_\_\_  
 Interest \_\_\_\_\_

Name \_\_\_\_\_ Address \_\_\_\_\_  
 Interest \_\_\_\_\_

16. PROPERTY INFORMATION:

Restrictions, covenants, easements, association by-laws existing or proposed on the property:  
 Yes (attach copies) \_\_\_\_\_ No \_\_\_\_\_ Proposed \_\_\_\_\_  
 Note: All deed restrictions, covenants, easements, association by-laws, existing and proposed must be submitted for review and must be written in easily understandable English in order to be approved.

17. I certify that the foregoing statements and the materials submitted are true. I further certify that I am the individual applicant or that I am an Officer of the Corporate applicant and that I am authorized to sign the application for the Corporation or that I am a general partner of the partnership applicant. (If the applicant is a corporation this must be signed by an authorized corporate officer. If the applicant is a partnership, this must be signed by a general partner).

Sworn to and subscribed before me this

\_\_\_\_\_ day \_\_\_\_\_, 20 \_\_\_\_\_

NOTARY PUBLIC \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE OF APPLICANT

18. I certify that I am the Owner of the property which is the subject of this application, that I have authorized the applicant to make this application and that I agree to be bound by the application, the representations made and the decision in the same manner as if I were the applicant. (If the owner is a corporation this must be signed by an authorized corporate officer. If the owner is a partnership, this must be signed by a general partner).

Sworn to and subscribed before me this

\_\_\_\_\_ day \_\_\_\_\_, 20 \_\_\_\_\_

NOTARY PUBLIC \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE OF OWNER

19. STATEMENT OF TAX COLLECTOR

Status of Municipal Taxes Paid Through Mortgage company ~  
 Status of Assessments for Local Improvements \_\_\_\_\_  
 Dated \_\_\_\_\_

\_\_\_\_\_  
Authorized Signature

Office Use Only

Application # \_\_\_\_\_ Received By: \_\_\_\_\_ Date: \_\_\_\_\_  
 Completeness Reviewed By: \_\_\_\_\_ Date Application Deemed Complete: \_\_\_\_\_  
 HEARING DATE: \_\_\_\_\_ TIME EXTENSION: \_\_\_\_\_  
 Board Action: \_\_\_\_\_ Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date: \_\_\_\_\_  
 Resolution Adopted on: \_\_\_\_\_ Maps Signed On: \_\_\_\_\_

FEES PAID

Administration _____	18 copies of plans _____
Escrow-Professional _____	18 copies of survey _____
Other _____	3 copies of checklist _____
	18 Copies of Zoning Application _____
	18 Copies of Zoning Determination _____
	Other _____

**MINOR SUBDIVISION  
COMPLETENESS CHECKLIST**

This checklist is provided to applicants to assist in the determination of whether the application is complete, as required by N.J.S.A. 40:55-D-10.3 of the Municipal Land Use Law. The applicant must complete this checklist and submit it at the time of the initial application.

APPLICANT NAME M. How LaTourne

BLOCK NO. 37

LOT NO. 15

		To be Checked by Applicant	
		Yes	No
1.	A current, signed and sealed, Boundary Survey prepared in accordance with NJAC 13:40-5.1	()	()
2.	The required fees.	()	()
3.	Plat Requirements:		
A.	Title Block - entitled Minor Subdivision	(X)	()
B.	Acreage of the Site	()	()
C.	Names & Address of Owners & Subdividers	(X)	()
D.	Date of Original Drawing & All Revisions	()	()
E.	Surveyor's Certification	()	()
F.	Key Map showing Intersections within 500 feet of Property	()	()
G.	Zone Districts & Lines, Watercourses, Floodways, Easements, Streets, Right-of-Ways, within 500 feet of the site	()	()
H.	All Existing & Proposed Structures	(X)	()
I.	Proposed Lot Lines & Areas of Parcels to be Created	()	()
J.	North Arrow	()	()
K.	Written & Graphic Scales	(X)	()
L.	All Existing & Proposed Variances Noted	(X)	()
M.	Table of Zoning Requirements with all Existing & Proposed Information	(X)	()
N.	Existing & Proposed Lot & Block Numbers	(X)	()
O.	Appropriate Certifications in Accordance with the Map Filing Law	()	()
P.	The Board and/or Administrative Officer may require additional information, at its discretion, as required to understand the Application	()	()

The list above indicates the general requirements for information necessary for an application to be considered reasonably complete and sufficient for review by the Board. For further information, refer to Chapter 115 and other applicable Chapters of the Borough Ordinance. Failure to meet these requirements on the Subdivision submitted will result in delay of deeming the application complete.

**AFFIDAVIT OF COMPLETENESS**

I/we, the undersigned, certify that this application fully complies with all standards and requirements contained in the Municipal Land Use Law, N.J.S.A. 40:55D-1 et. seq. and amendments thereto and the current Zoning Ordinance of the Borough of Neptune City. I/we further certify that all information contained herein is complete and accurate to the best of my/our knowledge.

M. How LaTourne Professional's Name (Print or Type)

M. How LaTourne Applicant/Owner Name (Print or Type)

M. How LaTourne Signature      2/6/20 Date

Signature/Seal & License No.      Date

William Deolittle  
Construction Official  
Building SubCode Official  
Zoning Officer



Office Hours  
Tuesday & Thursday 4:45- 6:00 pm  
Monday - 7:30 - 8:00 am

ZONING PERMIT APPLICATION

Block 37 Lot 15

Fee \$20.00

Permit # \_\_\_\_\_

All applications for construction purposes must be accompanied by a survey. Applications for a proposed use must indicate the exact scope of business including all activities which will be part of the business.

1. Applicants Name Milton Cutrows Phone (H) 732 794-0778  
Mailing Address 709 High way 35 S Phone (W) Same  
Fax N/A

2. Owner's Name Milton Cutrows Phone (H) 732 794 0778  
Mailing Address 709 High way 35 S Phone (W) Same

3. Location of Proposed Use or Work:  
Block No. \_\_\_\_\_ Lot No. \_\_\_\_\_  
Address \_\_\_\_\_

4. Description of Existing Use or Work: Back Deck  
Business Name (If Applicable) \_\_\_\_\_  
Description Enclosed Deck and convert into Family Rm

5. Description of Proposed Use or Work:  
Business Name (If Applicable) \_\_\_\_\_  
Description \_\_\_\_\_

6. Has the above premises been the subject of any prior application to the Land Use Board, Zoning Board of Adjustment or planning Board to the applicant's knowledge? Yes \_\_\_\_\_ No X  
If yes please describe \_\_\_\_\_

Signature Milton Cutrows Date 2/6/2020

William Doolittle  
Construction Official  
Building SubCode Official  
Zoning Officer



Office Hours  
Tuesday & Thursday 4:45- 6:00 pm  
Monday - 7:30 - 8:00 am

ZONING DETERMINATION

NUMBER 732 794 0778

DATE 2/6/2020

1. Applicant Milton Latonnes

Address: 709 Highway 35 S.

2. Property Location Neptune City Shore

Block: \_\_\_\_\_ Lot: \_\_\_\_\_ Zone District: \_\_\_\_\_

3. Proposed Construction or Use: Convent Back Deck

A Enclosed Room

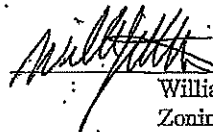
4. Denied because proposal violates the following provisions of the zoning ordinance:

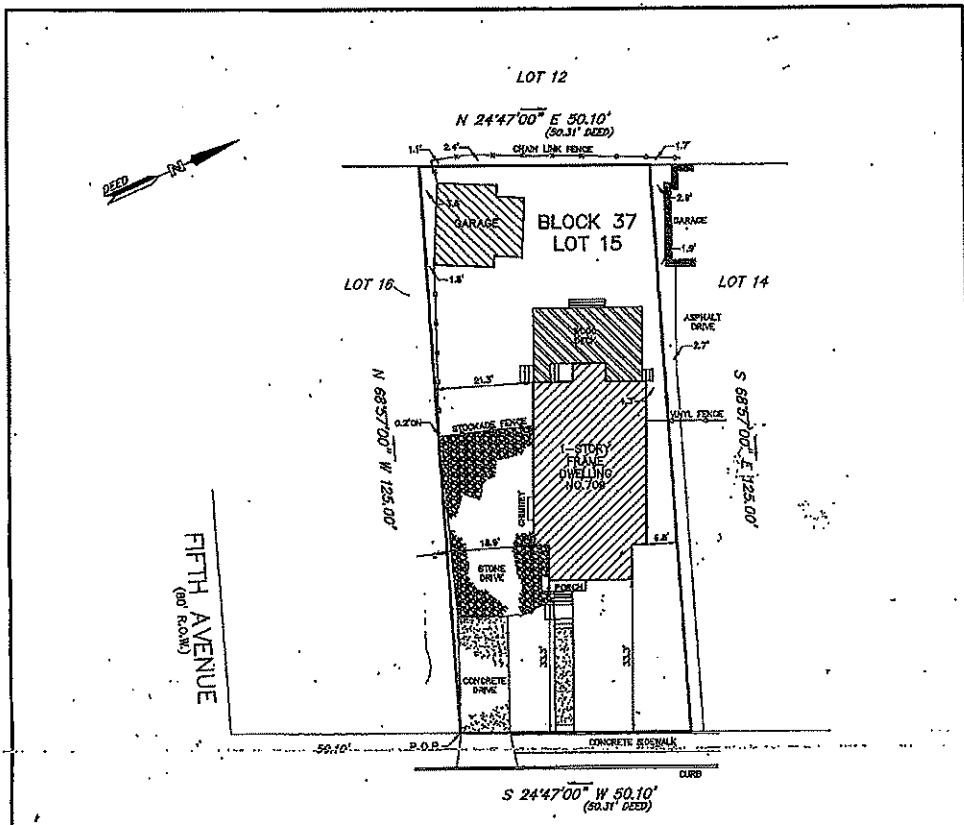
Article: 139 Section: Schedule F Area, Yard and Building Requirements

The proposed addition would violate the minimum required side yard setback of 8 feet.

5. If you wish to pursue additional relief, please complete and submit the required development application forms to the Land Use Board Secretary.

one variance required

  
William Doolittle  
Zoning Officer



THIS SURVEY IS CERTIFIED TO:

- MILTON LATORRES
- FIDELITY NATIONAL TITLE INSURANCE COMPANY
- WEICHERT TITLE AGENCY (W-77549-F)
- WASHINGTON MUTUAL BANK F.A., Its Successors And/Or Assigns, As Their Interest May Appear
- ERIK W. MUELLER, ESQUIRE

DEED REFERENCE:

- DEED BOOK 4389, PAGE 997 et seq. (Lot 15)
- DEED BOOK 3897, PAGE 948 et seq. (Lot 16)

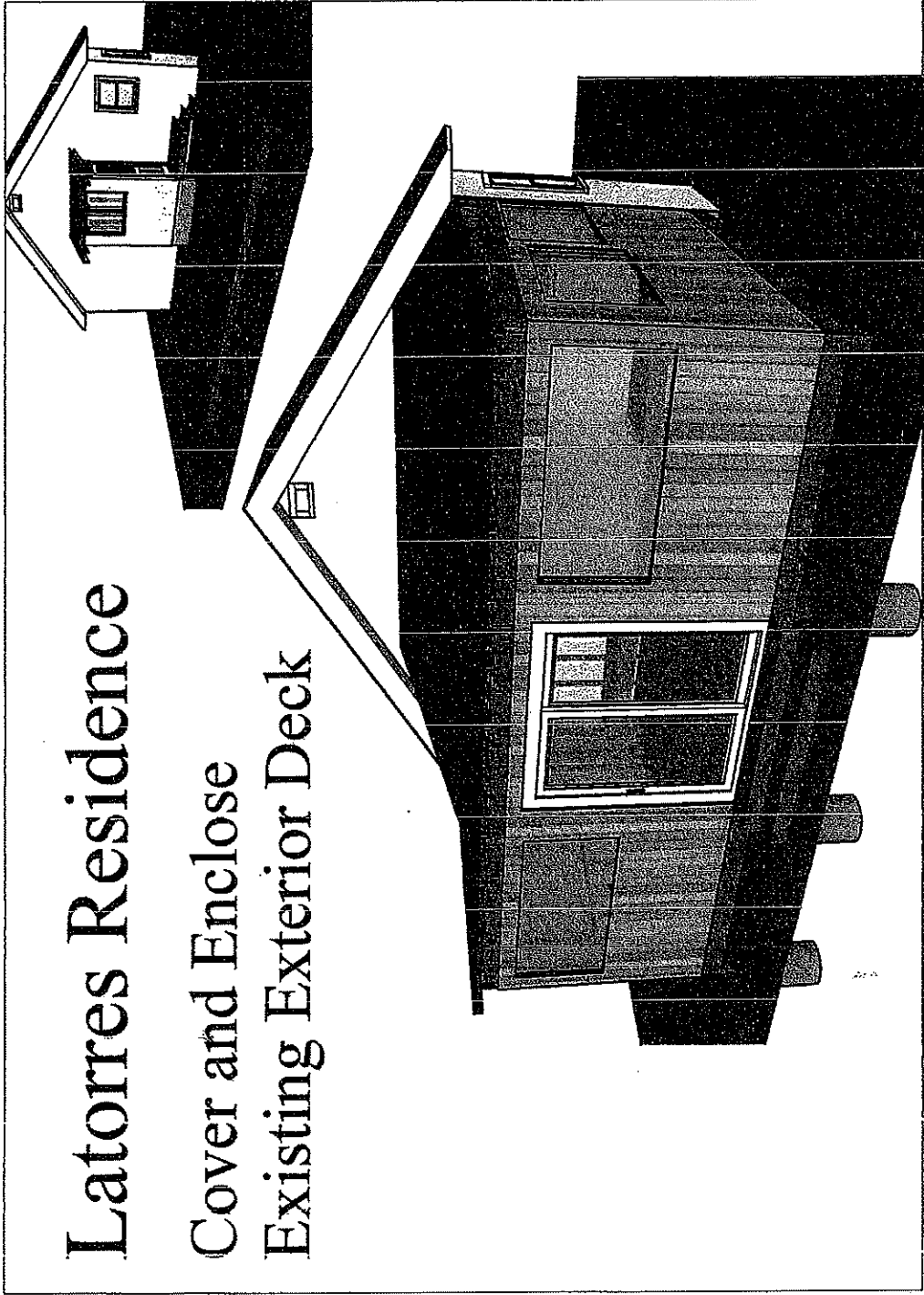
NOTES:

1. KNOWN AS LOT 15 IN BLOCK 37 AS SHOWN ON THE OFFICIAL TAX MAPS OF THE BOROUGH OF NEPTUNE CITY, MONMOUTH COUNTY, NEW JERSEY, SHEET No. 7.
2. UNDERGROUND UTILITIES NOT LOCATED BY THIS SURVEY

<b>SURVEY OF PROPERTY</b>			
LOT 15 BLOCK 37			
BOROUGH OF NEPTUNE CITY	MONMOUTH COUNTY	NEW JERSEY	
<b>Charles Surmonte P.E. &amp; P.L.S.</b> New Jersey Professional Engineer and Land Surveyor License No. 35885 1500 Alaire Avenue, Suite 104, Ocean City, NJ 08226 (Phone 732-660-0206 Fax 732-660-0404)			
NO ATTEMPT WAS MADE TO DETERMINE IF ANY PORTION OF THE PROPERTY IS CLAIMED BY THE STATE OF NEW JERSEY AS TOWNSHIP, DIVISIONALLY SENSITIVE AREAS, IF ANY ARE NOT LOCATED BY THIS SURVEY.	THIS SURVEY IS SUBJECT TO CONDITIONS WHICH MIGHT BE DISCLOSED BY AN ACCURATE TITLE SEARCH.		
OFFSETS AS SHOWN HEREON ARE NOT TO BE USED TO ESTABLISH PROPERTY LINES.	PROJECT No.	DATE:	SCALE:
	04-1345	10-21-04	1"=20'
			SHEET: 1 OF 1

# Latorres Residence

## Cover and Enclose Existing Exterior Deck



OWNER  
Milton Latorres

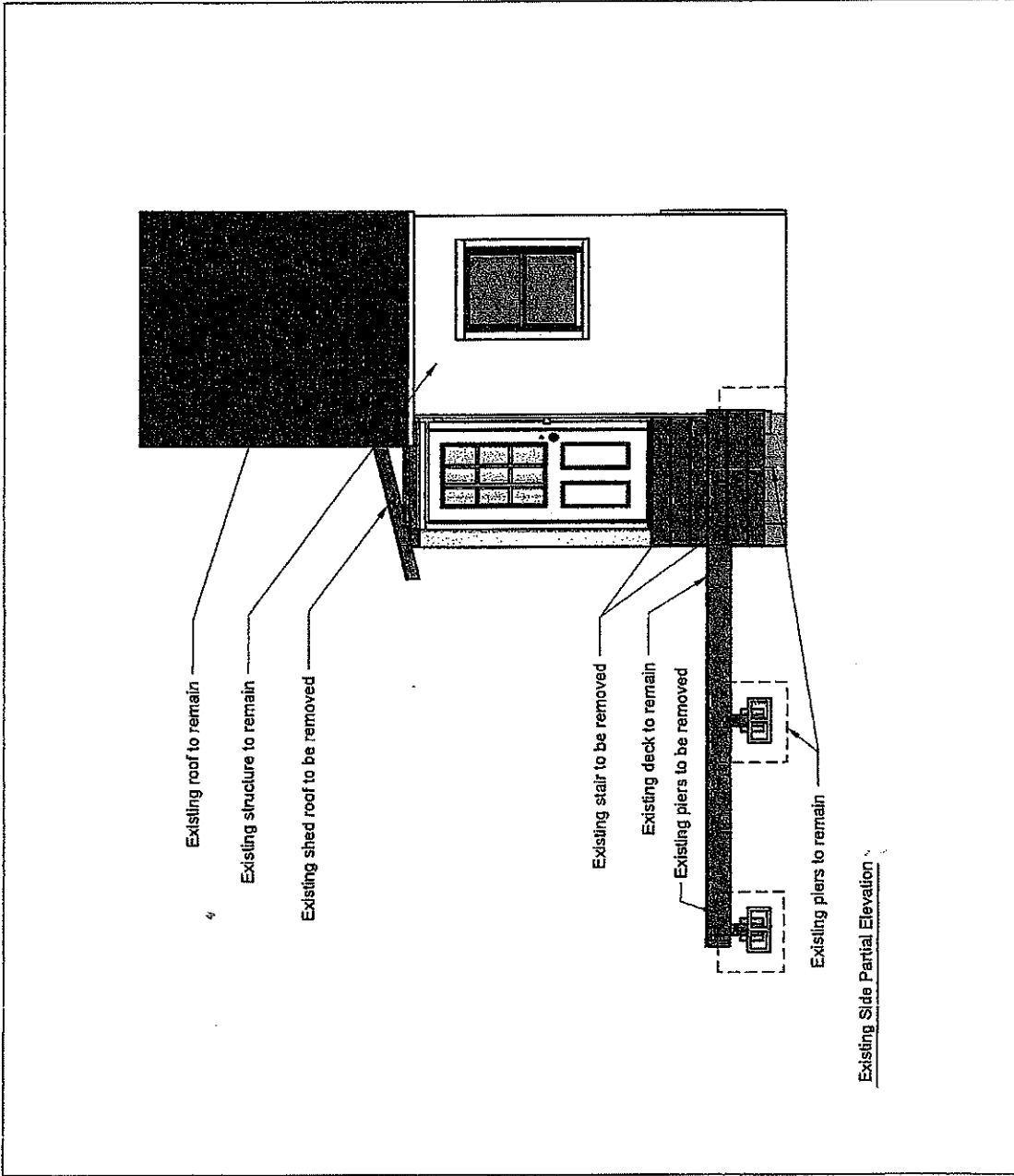
PROJECT  
Cover and Enclose  
Existing Exterior Deck

ISSUE  
01/14/2019

Cover Sheet  
Rear Porch Isometric  
Scale: NTS



ISSUE  
01/14/2019  
DRAWN BY  
Milton Latortes  
OWNER  
Milton Latortes  
709, NJ ST HW RT 35  
Borough of Neptune City,  
Monmouth Co., NJ



Existing roof to remain

Existing structure to remain

Existing shed roof to be removed

Existing stair to be removed

Existing deck to remain

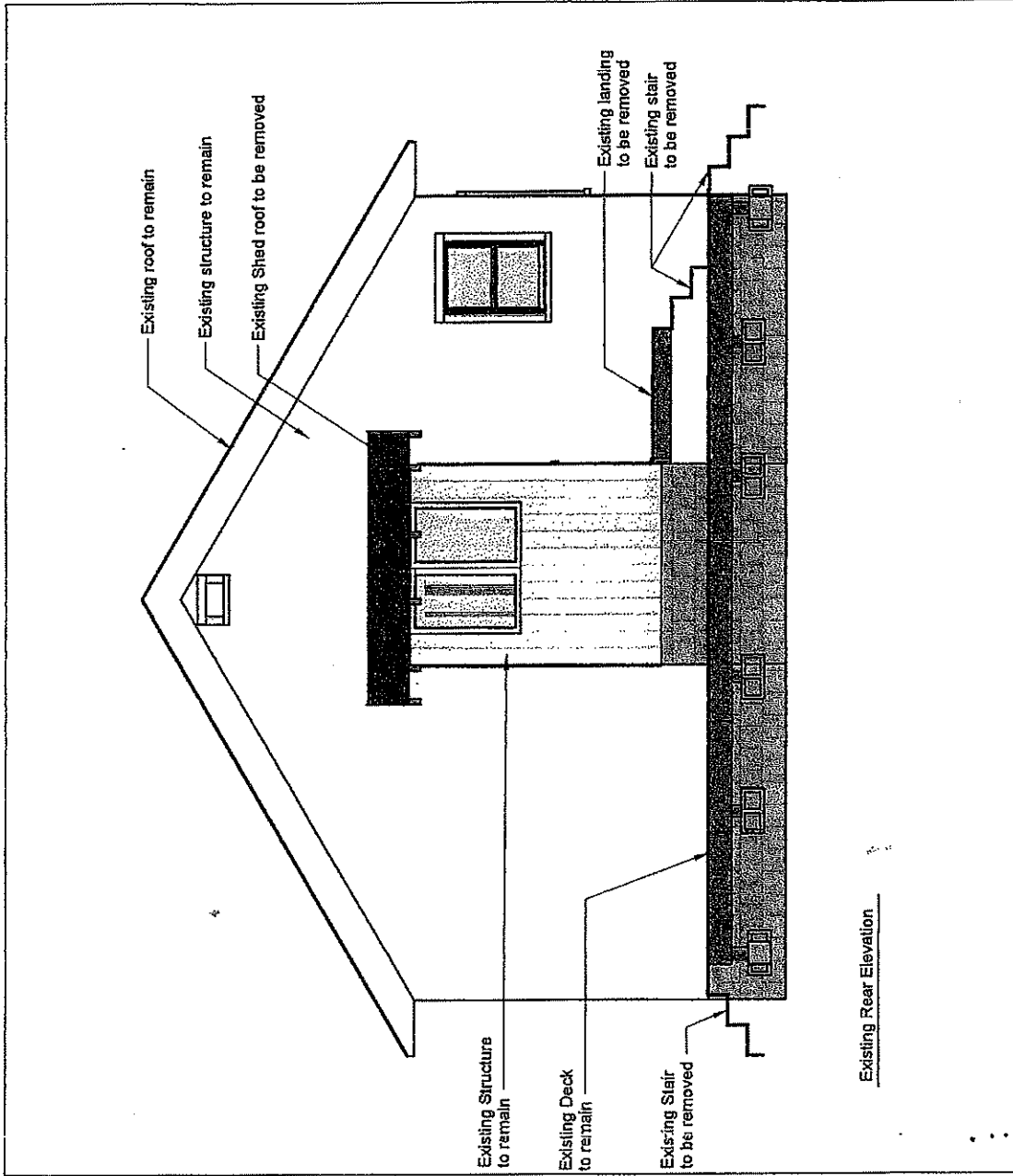
Existing piers to be removed

Existing piers to remain

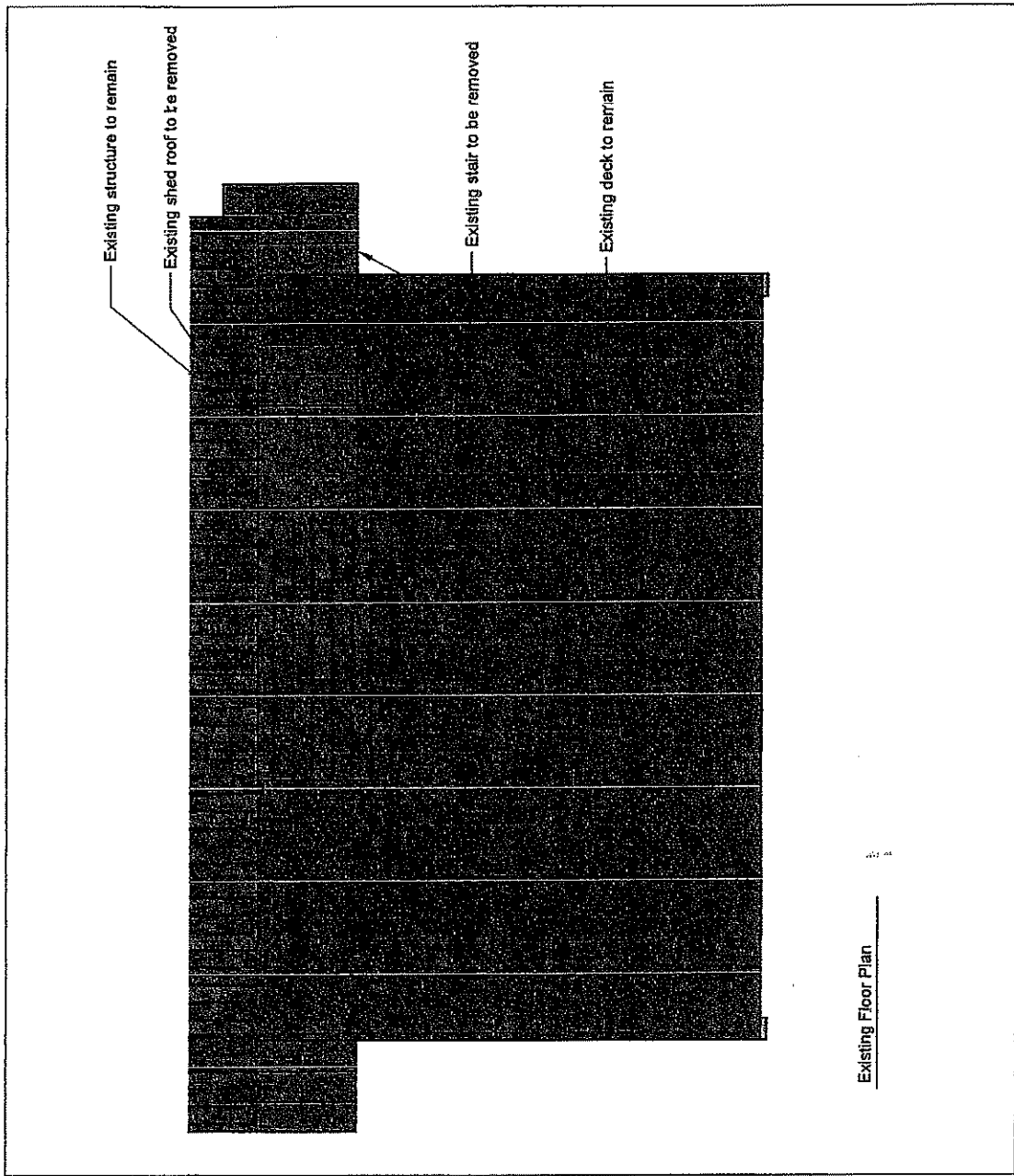
Existing Side Partial Elevation

Existing Rear  
Elevation  
Scale: 1/4" = 1'-0"

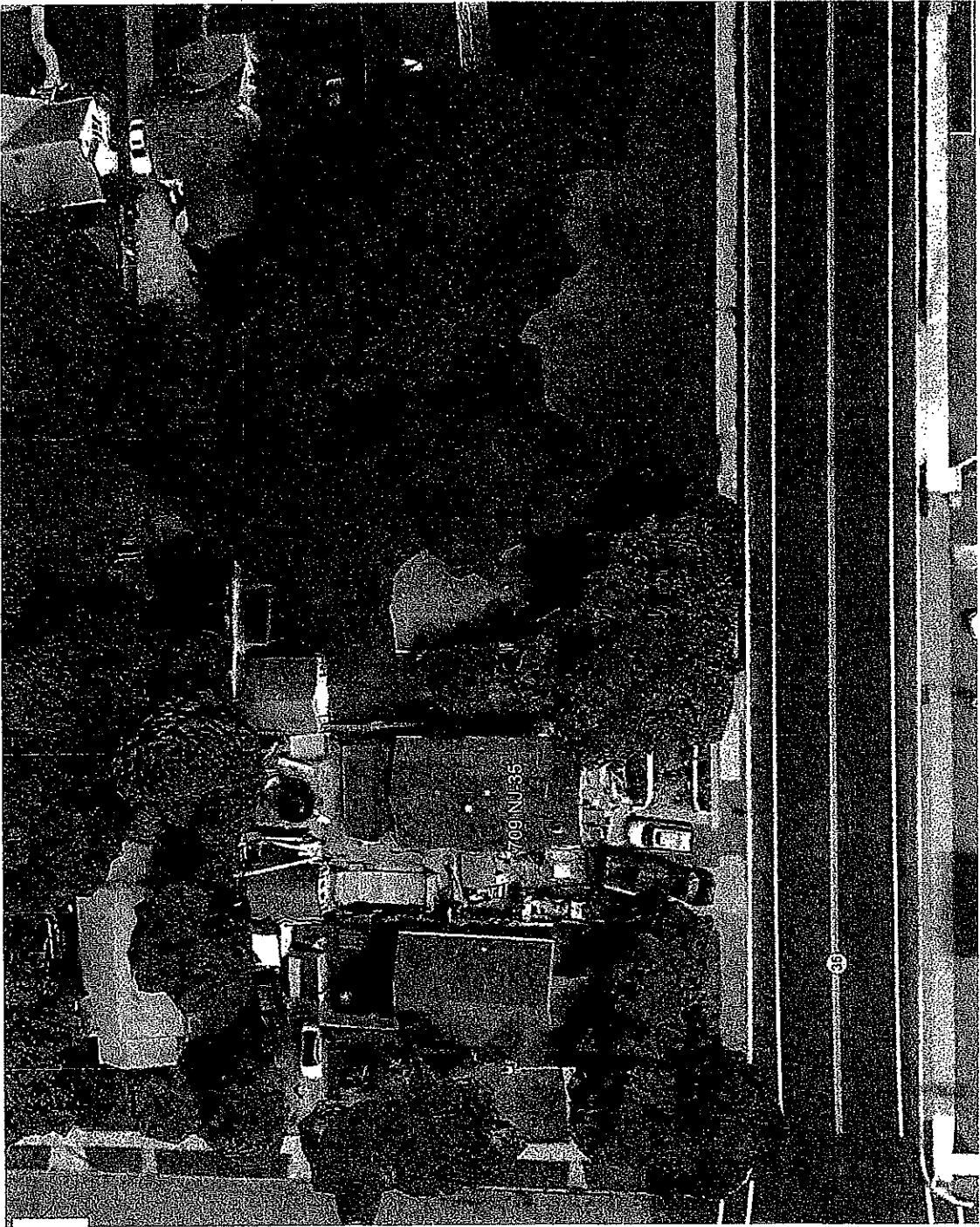
ISSUE 01/14/2019  
DRAWN BY Milton Latorres  
OWNER Milton Latorres  
709, NJ ST HW RT 35  
Borough of Neptune City,  
Monmouth Co., NJ



OWNER  
Milton Latorres  
709 NJ ST HW RT 35  
Borough of Neptune City,  
Monmouth Co., NJ  
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Milton Latorres  
ISSUE  
01/14/2019



0202





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