

MORRIS COUNTY PLANNING BOARD

P.O. Box 900 Morristown, NJ 07963-0900

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First Assistant County Counsel

Joseph Barilla, P.P.
Planning Board Director

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March 16, 2021

Linda Zacharenko, Secretary
Township of Pequannock Board of Adjustment
530 Newark-Pompton Turnpike
Pompton Plains, NJ 07444

SITE PLAN REPORT

NAME: "M. Jon Scanlan Funeral Home" (2/4/2021)
LOCATION: Northwestern corner of the intersection of Mountain Avenue and Newark-Pompton Turnpike (County Route 660)
FILE NUMBER: 2021-31-1-SP-0

ADVISORY REVIEW

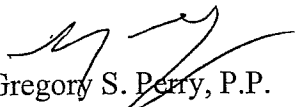
This site plan is for a new two vehicle detached garage for the funeral home vehicles. There is a small increase in impervious coverage of 720 square feet. We recommend that a drywell be utilized to infiltrate the rooftop stormwater runoff from the new structure if the soils are adequate for infiltration. The existing access to the funeral home will be maintained via a full access driveway connection to Mountain Avenue and a right in/right out only driveway connection to Route 23 south.


COUNTY REQUIREMENTS (R.S. 40:27-6.7)

This site plan is approved.

If you have any questions concerning this report, please contact Gregory Perry, P.P. Supervising Planner at (973) 829-8120.

MORRIS COUNTY PLANNING BOARD


Gregory S. Perry, P.P.
Supervising Planner


Joseph Barilla, P.P./AICP
Planning Director

cc: Morris County Planning Board Members
M. John Scanlan Funeral Home, Inc.
Frank E. Scangarella, Esq.
James P. Cutillo Associates

LAND DEVELOPMENT REVIEW APPLICATION

Mail To:
 MORRIS COUNTY PLANNING BOARD
 P.O. Box 900
 Morristown, NJ 07963-0900



Office Location:
 30 Schuyler Place
 4th Floor
 Morristown, New Jersey

ALL FILINGS TO THE PLANNING BOARD SHOULD BE IN DUPLICATE WITH APPROPRIATE FILING FEE

Section I. Submission Requirements (TWO COPIES OF ALL DOCUMENTS SHOULD BE SUBMITTED)

Submission: New Planning Board Review fee enclosed
 Revised Board of Adjustment No review fee

Section II. Project Information

Project Name: M. John Scanlan Funeral Home Block(s) 701 Lot(s) 24
 Municipality: Pequannock Township Road Frontage Name: Newark Pompton Turnpike
 Applicant's Name: M. John Scanlan Funeral Home, Inc. Telephone: 973-986-9434 Fax: _____
 Mailing Address: 781 Newark Pompton Turnpike, Pompton Plains, NJ 07444

Section III. Site Data

What is being proposed? Construct garage for two business vehicles in R-15 Zone, use variance requested
 Zone District(s) in which property is located: R-15
 Present Use(s) Funeral Home Proposed Use(s) Funeral Home
 Proposed Water Source: Municipal Sewage Disposal Municipal

Subdivision:

Gross Area of Subdivision Tract _____ acres ▪ Net Lot Area _____ acres ▪ Number of Lots _____

Site Plan: Lot Area 3.2 Acres


<i>If Residential:</i> # of Dwelling Units _____	<i>If Non-Residential</i> New Floor Area <u>720 sq. ft.</u> New Parking Spaces <u>0</u> New Impervious Surface <u>720 sq. ft.</u>	Total Floor Area <u>9,643 sq. ft.</u> Total Parking Spaces <u>0</u> Total Impervious Surface <u>45,954 sq. ft.</u>
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Section IV: Review Fees (not required for revised submissions)

Applicant hereby applies for: (check one)

Municipal Classification	Rate	Fees
<input type="checkbox"/> Subdivision: Sketch	no charge	
<input type="checkbox"/> Subdivision: Minor	\$100.00	\$ _____
<input type="checkbox"/> Subdivision: Preliminary	\$500.00 + \$25.00 per lot	\$ _____
<input type="checkbox"/> Subdivision: Final	\$100.00	\$ _____
<input type="checkbox"/> Site Plan: Multi-Family	\$500.00 + \$25.00 per dwelling unit	\$ _____
<input checked="" type="checkbox"/> Site Plan: Non-Residential	\$500.00 + \$5.00 per new parking space	\$ <u>500</u>
Total enclosed (payable to "Treasurer of Morris County")		\$ <u>500</u>

Application completed by: Frank E. Scangarella, Esq. applicant / owner / attorney / engineer
 (please print)

Signature:  Dated: 2/8/21