

John T. Chadwick IV, P.P.

Professional Land Use Planner
3176 Route 27, Suite 1A
Kendall Park, New Jersey 08824
Telephone: (732) 297-7669
Fax: (732) 297-8081
Email: jtcivplan@comcast.net

MEMORANDUM

To: Warren Township Planning Board

From: John T. Chadwick IV, P.P.

Date: April 21, 2023

Re: Case 23-02 (Santos/block 202, lots 4 and 19)


I have reviewed the above application, conducted site reconnaissance, reviewed a minor subdivision plan prepared by Guarriello and Dec dated May 20, 2022/filed February 21, 2023 and thereafter submit the following:

1. The plan proposes a resubdivision of two existing lots. Both proposed lots conform to zone regulations. No variances are required.
2. The plan does not indicate whether wetlands exist at that site. Verification of no wetlands is recommended.

Warren Township Health Department

46 Mountain Blvd
Warren, NJ 07059
Kevin G. Sumner, Health Officer

908-753-8000 x. 237
908-757-9173 (fax)
ksumner@middlebrookhealth.org (e-mail)

To: M. Vautin, Planning & Zoning Office
From: K. Sumner, Health Officer 
Date: 23 February 2023
Re: Case PB 23-02
Block 202, Lots 4 & 19
19 Valley View Road and 68 Mountain Avenue
Minor Subdivision (Lot Line Change)

I have reviewed the above referenced case based on the information supplied by your office and the documentation in our files and find that the following issues must be addressed prior to action by the Health Department.

1. An application for subdivision needs to be filed with the health department along with the appropriate fee and documents, including, but not limited to:
2. Submission needs to indicate the locations of the existing wells/water supply lines and onsite sewage disposal system component/sewer lines serving each of the properties to assure these items remain on the appropriate lots.
3. Our records indicate an irrigation well on lot 4 and sewer connections are not depicted in the plans. Will the subdivision impact the location of either of these improvements? Is the well to be maintained as an irrigation well or will its status change?
4. Applicant must provide information on any other environmental conditions of concern on the site such as additional onsite sewage disposal systems, underground storage tanks, wells, or environmental contamination?

WARREN TOWNSHIP SEWER DEPARTMENT

46 MOUNTAIN BOULEVARD
WARREN, NEW JERSEY 07059
908-753-8000 • FAX 908-753-1507

March 1, 2023
Via Hand Delivery

Warren Township Planning and Zoning Office
Attn: Maryellen Vautin, Land Use Coordinator
46 Mountain Blvd
Warren Township
Warren, NJ 07059

Re: Case: PB 23-02
19 Valley View Road & 68 Mountain Avenue
Block 202, Lots 19 & 4
Sewer Status

Dear Ms. Vautin:

The referenced properties have existing connections to the Warren Township Sewer System.

- 19 Valley View Road (Block 202, Lot 19) is account #1340-0
- 68 Mountain Avenue (Block 202, Lot 4) is account #4136-0.

As no construction is proposed with their Minor Subdivision, no application or approval is required from the Warren Township Sewer Department.

Please contact me at 908-753-8000 x-258 or ckastrud@warrennj.org if you have additional questions regarding this matter.

Sincerely,


Christian M. Kastrud, PE, CME
Sewer Department Director



THE TOWNSHIP OF WARREN *Founded 1806*



Office of the Fire Marshall

46 Mountain Boulevard Warren, New Jersey 07059

908-753-8000 Ext. 259

24 February 2023

RE: PB 23-02

Dear Board of Adjustment:

The Fire Chief and this office have no comments to submit on the above referenced project at this time. If additional information, plans or other supplementary documentation is presented in the future in reference to this project and for our review we may develop comments as a result of those additional submissions.

Al Shjarback

Fire Marshall

Cc: Fire Chief Mark Russo
File



44 Mountain Boulevard Warren, New Jersey 07059 (908) 753-1000
Fax: (908) 757-7915

***Warren Township
Police Department***

INTEROFFICE MEMORANDUM

To: Mary Ellen Vautin, Warren Township Planning and Zoning

From: Ofc. Robert Apisa #75

Subject: Case: PB 23-02
Block/Lot 202/19 & 4
19 Valley View/68 Mountain Ave

Date: February 23, 2023

Ms. Vautin,

I have reviewed the above plans, and do not see any problems that would relate to traffic issues in the area.

Respectfully,

Ofc. Robert Apisa #75

Warren Township Traffic Safety