

CRDA

Casino Reinvestment Development Authority
www.njcrda.com



**15 South Pennsylvania Avenue
Atlantic City, NJ 08401**

APPLICATION FORM
For
Certificate of Nonconformity

The application, with supporting documentation, must be filed with the Land Use Administrative Officer for review at least fifteen [15] business days prior to the meeting at which the application is to be considered.

To be completed by CRDA staff only.

Date Filed: 10/24/2016

Application No.: 2016-10-2083

Application Fees: \$150.00

Escrow Deposit: - 0 -

Scheduled for:

Review for Completeness:

Hearing: 11/17/2016

1. SUBJECT PROPERTY

Location: 10 S. FLORIDA AVENUE

Tax Map Page 31 Block 166 Lot(s) 11
Page _____ Block _____ Lot(s) _____

Dimensions Frontage 27.9' Depth 90' Total Area 2,611.67 SF

Zoning District RS-C

Explain in detail current Use of Subject Property:

4 APARTMENTS AND 7 ROOMS

Certificate of Nonconformity being sought for Nonconforming

Use Structure Both

2. APPLICANT

Name MARY PAOLILLO

Email _____

Address 10 S. FLORIDA AVE ATLANTIC CITY NJ 08401

Telephone Number _____

Applicant is a: Corporation Partnership Individual

3. DISCLOSURE STATEMENT

Pursuant to N.J.S 40:55D-48.1 [Application by corporation or partnership; list of stockholders owning 10% of stock or 10% interest in partnership.] Disclosure of owners of organization and property subject to application. [A corporation or partnership applying to a governing body of a municipality] Any organization making an application for development under this act [for permission to subdivide a parcel of land into six or more lots, or applying for a variance to construct a multiple dwelling of 25 or more family units or for approval of a site to be used for commercial purposes] shall list the names and addresses of all members, stockholders or individual partners (collectively, "interest holders") [owning at least 10% of its stock of any class or at least 10% of the interest in the partnership], including any other organization holding at least a 10% ownership interest in the organization, and shall also identify the owner of the property subject to the application, including any organization holding at least a 10% ownership interest in the property [as the case may be]. In accordance with 40:55D-48.2 [Disclosure of 10% ownership interest of corporation or partnership which is 10% owner of applying corporation or partnership.] Listing of names and addresses of interest holders of applicant and owner organization. If [a corporation or partnership] an organization owns an interest equivalent to 10% or more of another organization the stock of a corporation, or 10% or greater interest in a partnership, subject to the disclosure requirements hereinabove described, [pursuant to section 1 of this act that organization shall list the names and addresses of its interest holders holding 10% or greater interest in the [partnership, as the case may be, and] organization. [this requirement shall be followed by every corporate stockholder or partner in a partnership, until the names and addresses of the stockholders and individual partners, exceeding the 10% ownership criterion established in this act, have been listed.] In accordance with recently added 40:55D-48.3 Disclosure of all officers and trustees of a non-profit organization. A non-profit organization filing an application for development under this act shall list the names and addresses of all officers and trustees of the non-profit organization. In accordance with 40:55D-48.4 [Failure to comply with act; disapproval of application.] Approval of application. a. No municipal planning board, board of adjustment or [municipal] governing body shall approve the application of any [corporation or partnership] organization or non-profit organization which does not comply with this act. Any approval not in compliance with this act shall be voidable in a proceeding in lieu of prerogative writ in the Superior Court. b. Any party, including any member of the public, may institute a proceeding in lieu of prerogative writ in the Superior Court to challenge any PROPOSED AMENDMENTS TO MUNICIPAL LAND USE LAW approval granted by a municipal planning board, board of adjustment or governing body on the grounds that such action is void for the reasons stated in subsection a. of this section, and if the court shall find that the approval was not in compliance with this act, the court may declare the approval to be void. In accordance with 40:55D-48.5 [Concealing names of

owners;] Organization or non-profit organization failing to disclose; fine. Any [corporation or partnership which conceals] organization or nonprofit organization failing to disclose in accordance with this act, [the names of stockholders owning 10% or more of its stock, or of individual partners owning a 10% or greater interest in the partnership, as the case may be,] shall be subject to a fine of \$1,000 to \$10,000, which shall be [recovered] recoverable in the name of the municipality in any court of record in the State in a summary manner pursuant to the "Penalty Enforcement Law" (N.J.S.A. 2A:58-1 et seq.).

Name NA Address _____ Interest _____
Name _____ Address _____ Interest _____
Name _____ Address _____ Interest _____
Name _____ Address _____ Interest _____
Name _____ Address _____ Interest _____

4. PROPERTY INFORMATION:

Restrictions, covenants, easements, association by-laws, existing or proposed on the property:

Yes [attach copies] _____ No X Proposed _____

Present detailed use of the premises:

4 APARTMENTS AND 7 ROOMS

Note: All deed restrictions, covenants, easements, association bylaws, existing and proposed must be submitted for review and must be written in easily understandable English in order to be approved.

List the types of evidence supporting the claim of nonconformity (attach said evidence hereto):

- a. 1906 SANBORN MAP
- b. 1957 SANBORN MAP
- c. _____
- d. _____
- e. See Attached Sheet

5. Attach a copy of the Notice to appear in the official newspaper of the municipality and to be mailed to the owners of all real property, as shown on the current tax duplicate, located within the State and within 200 feet in all directions of the property, which is the subject of this application. The Notice must specify the sections of the Ordinance from which relief is sought, if applicable.

The publication and the service on the affected owners must be accomplished at least 10 days prior to the date scheduled by the Administrative Officer for the hearing. An affidavit of service on all property owners and a proof of publication must be filed before the application will be complete and the hearing can proceed.

CONTINUED LIST OF EVIDENCE:

3. 1989 Certificate of Land Use Compliance
4. 2005 City of Atlantic City Occupancy Permit
5. 2004 City of Atlantic City License
6. 2005 City of Atlantic City License
7. 2006 City of Atlantic City License
8. 2007 City of Atlantic City License
9. 2008 City of Atlantic City License
10. 2009 City of Atlantic City License
11. 2010 City of Atlantic City License
12. 2011 City of Atlantic City License
13. 2014 City of Atlantic City License
14. 1965 Granite State Insurance Company
15. 2004 Atlantic City Fire Inspection Certificate
16. 2005 Atlantic City Fire Inspection Certificate
17. 2006 Atlantic City Fire Inspection Certificate
18. 2007 Atlantic City Fire Inspection Certificate
19. 2008 Atlantic City Fire Inspection Certificate
20. 2/26/2008 State of New Jersey Life Hazard Use
21. 5/13/2008 State of New Jersey Life Hazard Use
22. 5/27/2008 State of New Jersey Life Hazard Use
23. 2/26/2011 State of New Jersey Life Hazard Use
24. 2/26/2013 State of New Jersey Life Hazard Use

S. BELLEVUE

AV.

S. FLORIDA

AV.

1966
SANBORN
MAP

105.
FLORIDA
AVE

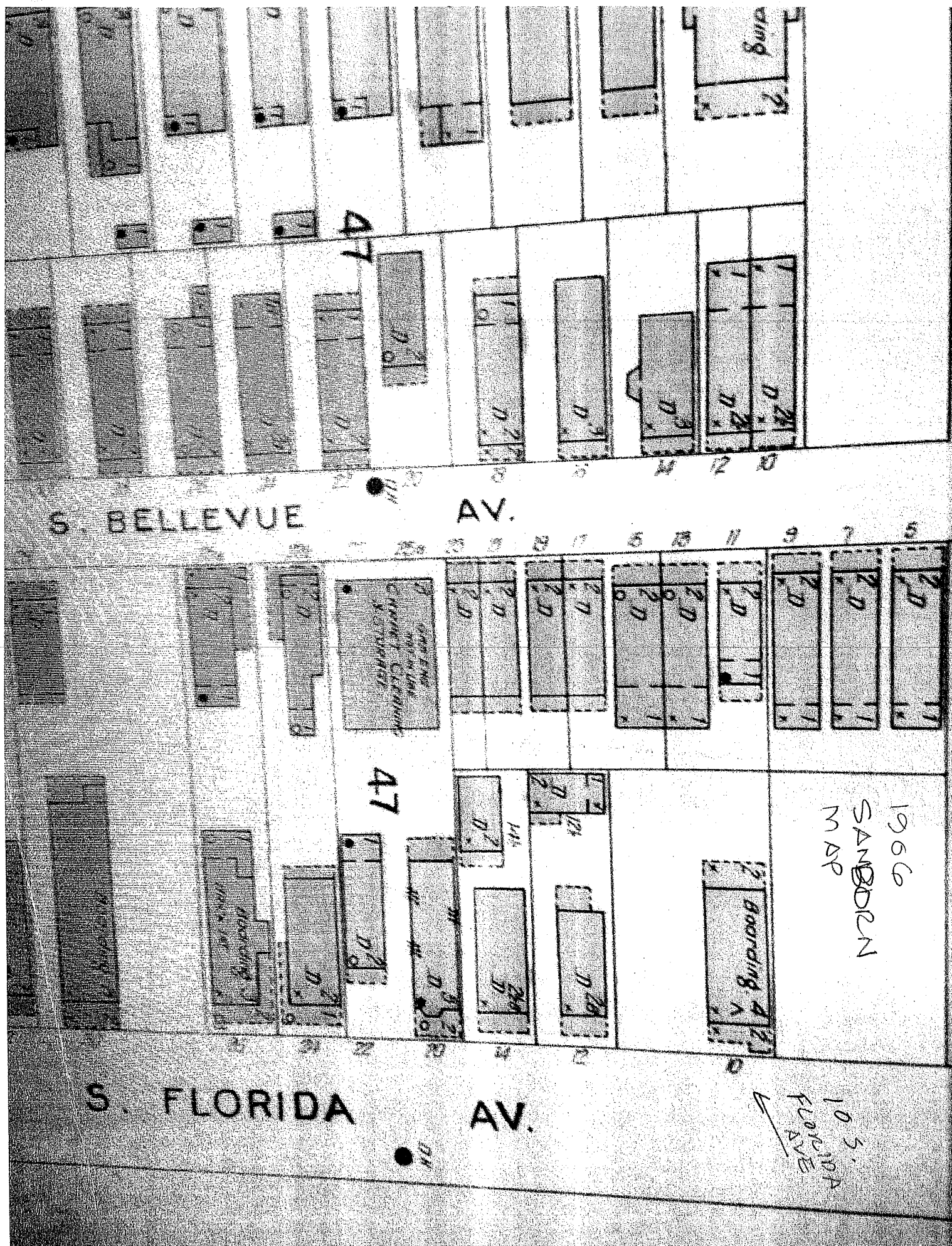
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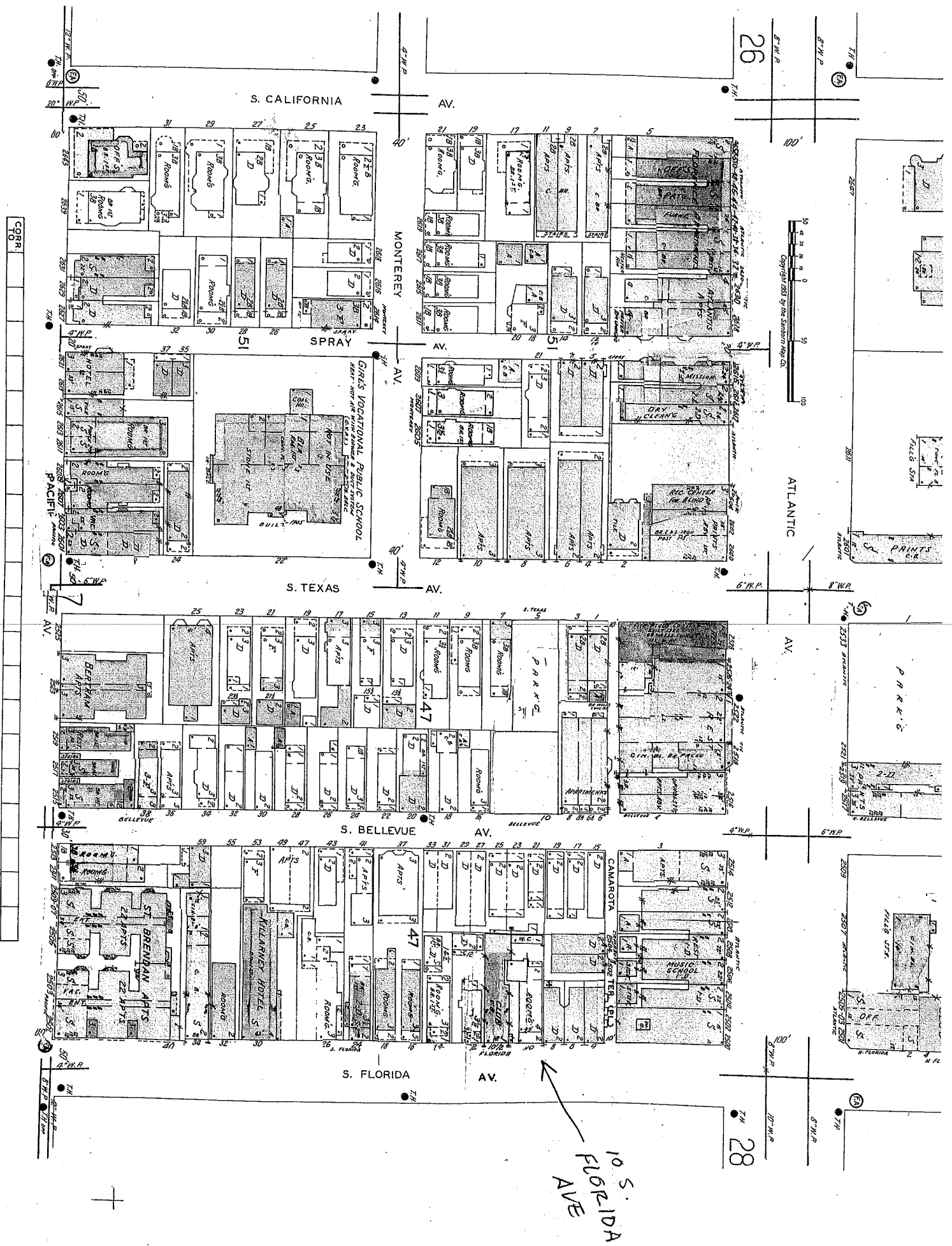
CONCRETE
AND BRICK
CONCRETE CLEANING
SERVICES

HOUSING
CONSTRUCTION

Boarding
A



1957 SANBORN MAP



10 S. FLORIDA AVE

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