

TOWNSHIP OF MULLICA  
PLANNING BOARD APPLICATION

To be completed by applicant.

1. SUBJECT PROPERTY

Location: 2713 Green Bank Road, Egg Harbor City, NJ 08215

Tax Map Page 54 Block <sup>540</sup>1 Lot(s) 1 & 2  
Page \_\_\_\_\_Block \_\_\_\_\_ID(s) \_\_\_\_\_

Dimcnsions Frontage185.5Depth 818.73Total Area 76 •61 Acres

Zoning District weekstown Village (40.01 acces)I.Preservation Area (36 60 acres).

2. APPLICANT

Name Viking Yacht Company

Address 5738 Route 9t Bass River Township, 08224

Telephone Number (609) 296-6000

Applicant is a Corporation a Partnership O Individual O

3. DISCLOSURE STATEMENT

Pursuant to N.J.S. 40:55D-48.1, the names and addresses of all persons owning 10% of the stockin 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 ot partnership which owns mot-c than 10<sup>0</sup>/0 interct in the applicant followed up the chain of ownership until the names and addresses of the non-corporate stockholders and partners excccding the 10% ownership criterion have been disclosed. [Attach pages as necessary to fully comply.]

_____	Name	Address	_____	Interest	_____	Name	Address
Name Patrick J. Healey_____			Address 4 Marshal Lane, Ocean City, NJ	Interest_____>	<b>10 %</b>	Interest	
Name Katherine Healey_____			Address 14 Woodsfield Ct, Medford, NJ	Interest <u>&gt;10%</u>	_____	Interest	
_____			_____	_____	_____		
Name			Address		Interest		
_____			_____		_____		

4. If Owner is other than the applicant, provide the following information on the Owncr(s):

Owner's Name NIA

Address

Tcicphone Number

Type text here

5. PROPERTY INFORMATION:

Restrictions, covenants, easements, association by-laws, existing or proposed on the property: Yes [attach copies]\_\_\_\_\_No

\_\_\_\_\_X Proposed\_\_\_\_\_

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

Present use of the premises: Boat Manufacturing

\_\_\_\_\_ Present use of the premises:

\_\_\_\_\_

6. Applicant's Attorney William F. Hyland, Jr., Esq. of Hyland Levin Shapiro, LLP

Address 6000 Sagemore Drive, Suite 6301, Marlton, NJ 08053

Telephone Number (856) 355-2911; hyland@hylandlevin.com

FAX Number (856) 355-2901

7. Applicant's Engineer Cormac Morrissey, PE, PP, CME, Pattner Dixon Associates Engineering, LLC

Address 335 E. Jimmie Leeds Road, 2nd Ffloor, Galloway, NJ 08205

Telephone Number (609) 652-7131; cormac@dixonassociates.com

FAX Number(609) 652-2613

8. Applicant's Planning Consultant

Address

Telephone Number FAX Number

9. Applicant's Traffic Engineer

Address

Telephone Number FAX Number

10. List any other Expert AVho will submit a report or who will testify for the Applicant: [Attach additional sheets as may be necessary] Name

Field of Expertise

Address

Telephone Number

FAX Number

11. APPLICATION REPRESENTS A REQUEST FOR THE FOLLOWING:

SUBDIVISION.

Minor Subdivision Approval

Subdivision Approval [Preliminary]

Subdivision Approval [Final]

Number of lots to be created Number of proposed dwelling units (including remainder lot) (if applica ble)

SITE PLAN:

x Minor Site Plan Approval

Preliminary Site Plan Approval [Phases if applicable

Final Site Plan Approval [Phases if applicable)

cable

\_\_\_\_\_Amendment 01' Revision to an Approved Site Plan

Area to be disturbed (square feet) \_\_\_\_\_

Total number of proposed dwelling units \_\_\_\_\_

Request for Waiver from Site Plan Review and Approval Reason for request:

\_\_\_\_\_

- \_\_\_\_\_Informal Review
- \_\_\_\_\_Appeal decision of an Administrative Officer [N.J.S. 40:55D-70a]
- \_\_\_\_\_Map Of Ordinance Interpretation of Special Question [N.J.S. 40:55D-70b]
- Variance Relief (hardship) [N.J.S. 40:55D-70c(1)]
- ☒ Variance Relief (substantial benefit) [N.J.S. 40:55D-70c(2)]
- \_\_\_\_\_Variance Relief (use) IN.J.s. 40:55D-70d]
- \_\_\_\_\_Conditional Use Approval [N.J.s. 40:55D-67]
- \_\_\_\_\_Direct issuance of a permit for a structure in bed of a mapped street, public drainage way, or flood control basin [N.J.S. 40:55D-341
- \_\_\_\_\_Direct issuance of a petmit for a lot lacking street frontage (N.J S. 40:55D351 \_\_\_\_\_Density Transfer

12. Section(s) of Ordinance from which a variance is requested: 144-123-Q Off-Street Parking. The applicant is also seeking approval for any and all variances that may be deemed to be required by the Planning Board.

13. Waivers Requested of Development Standards and/or Submission Requirements: [attach additional pages as needed]

.The appicant is seeking a waiver from the submission requirement of \_\_\_\_\_ providing topography 200' beyond the boundary of the tract.

\_\_\_\_\_

14. 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 Ofdinance 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.

15. Explain in detail the exact nature of the application and the changes to be made at the premises, including the proposed use of the premises: [Attach pages as needed]

Applicant is seeking site plan approval to for the construction of 6,000 s.f. of plant expansion as infill development to accommodate the construction of larger boats and streamline assembly operations by the connection of two existing buildings.

\_\_\_\_\_

16. Is a public water line available? NO. Plant operates off an an existing well on.,site
17. Is public sanitary sewer available? No, plant is serviced by an existing septic system
18. Does the application propose a well and septic system? Utilize existing well and septic
19. Have any proposed new lots been reviewed with the Tax Assessor to determine appropriate lot and block numbers? Not Applicable
- \_\_\_\_\_

20. Arc any off-tract improvements requited or proposed? NO\_\_\_\_\_

21. Is the subdivision to be filed by Deed or Plat? Not Applicabte \_\_\_\_\_

Cape/Atlantic Soil Conservation District

NJ Department of Environmental Protection

Sc.wcr Extension Permit

Sanitary Sewer Connection Permit

Stream Encroachment Permit

Waterfront Development Permit

Wetlands Permit

Tidal Wetlands Permit

Potable Water Construction Permit Other

22. What form of security does the

X applicant propose to provide as  
X \_\_\_\_\_ performance

X and maintenance guarantees? Not

X \_\_\_\_\_ Applicable

X \_\_\_\_\_

X \_\_\_\_\_

X 23. Other approvals which may be

X \_\_\_\_\_ requified and

date plans submitted:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Atlantic County Health Department

Atlantic County \_\_\_\_\_

Planning Board

Waiver to be Requested

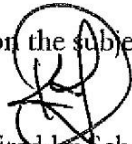
NJ Deparäment of Transportation

Atlantic City Electric & South Jersey Gas Company

X \_\_\_\_\_

X \_\_\_\_\_

24. Certification from the Tax Collector that all taxes due on the subject property have been paid.

taxes pd. 

25. List of Maps, Reports and any and all information required by Schedule A, B and C for the type of

List of Maps, Reports and any and all informati n tequi application(s) involved. (Attach additional pages as required fot complete listing.

Quantity Description of Item

Mullica Township Planning Board Site Plan Application Checklist - Viking Yacht Mullica Facility

Engineering Narrative for Viking Yacht Mullica Facility

Viking Yacht Site Photos

Engineering Design Plans titled, Building Expansion for Viking Yacht Mullica Facility, sheets 1 through 3

Architectural Plans for Viking Yacht Building Expansion

26. The Applicant hereby requests that copies of the reports of the professional staff reviewing the application be provided to the following of the applicant's professionals:

Specify which reports arc requested for each of the applicant's professionals Of whether all reports should be submitted to the professional listed.

Applicant's

Profcssional

Reports Requested


Engineer All

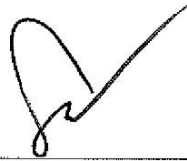
Attorney All

CERTIFICATIONS

27. I certify that the foregoing statements and the materials submitted are true. I further certify that I am the individual applicant ot 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 gncral 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  
2 day of February, 20 21

  
NOTARY PUBLIC



**DANA CUSACK**  
NOTARY PUBLIC OF NEW JERSEY  
Commission # 2399493  
My Commission Expires 8/17/2025

SIGNATURE OF  
APPLICANT

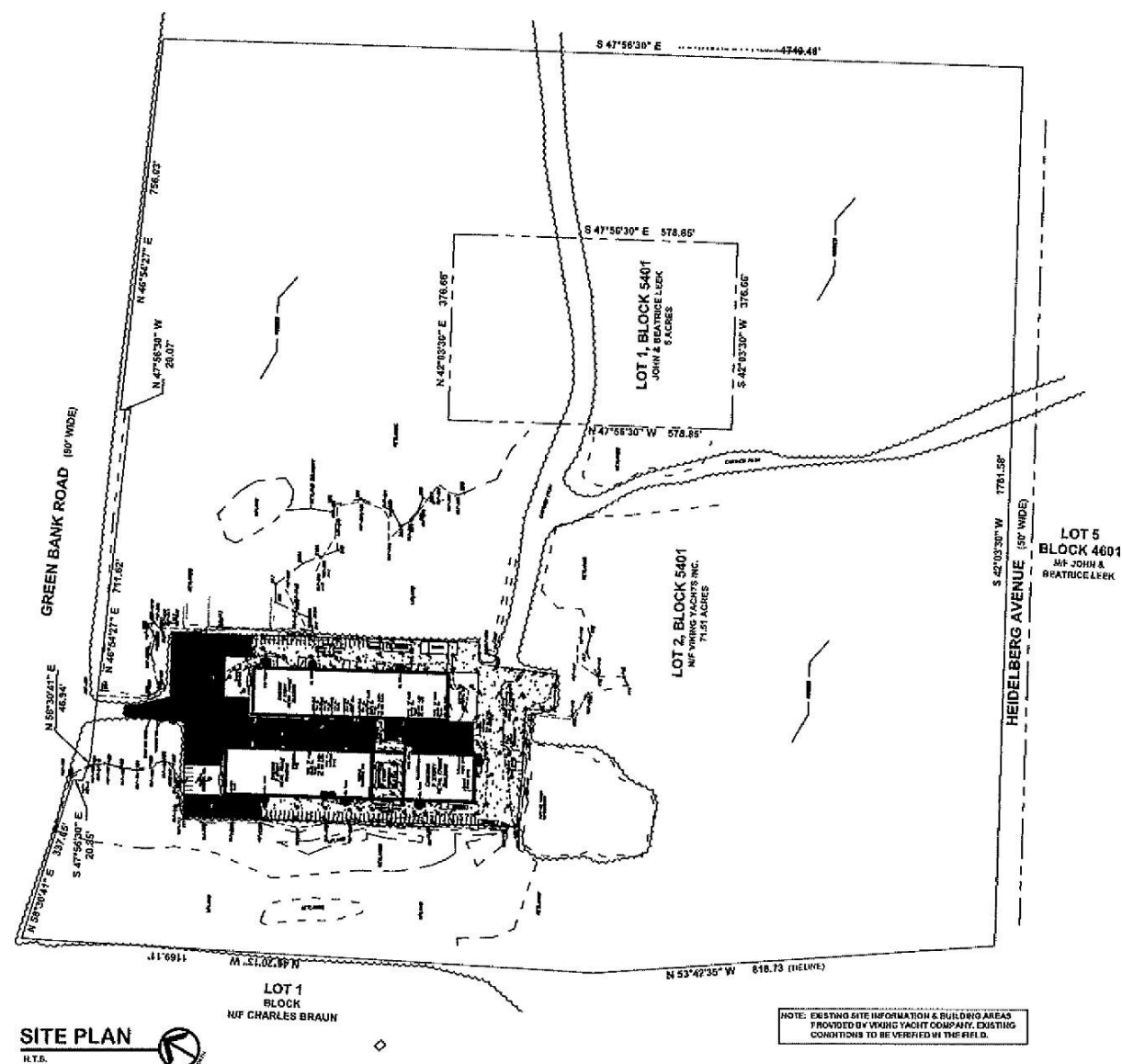
<div>©EATnot LEEK</div>		DATE: 12/17
		SORE: NOTED
		REVISIONS:
		<div>Adams Xcel Construction LLC 115 Hedge Road Levittown, PA 19056 Telephone: (215) 932 - 4222</div>

INFILL ADDITION FOR:

# VIKING YACHT COMPANY

2713 GREEN BANK ROAD, RT. 563

MULLICA TOWNSHIP, NJ



BERNARD ELIAS, AIA, NCARB ARCHITECT

3103 Philmont Avenue, Suite 104  
Huntingdon Valley, PA 19006

(215) 244-1444

IN FILL ADDITION FOR:

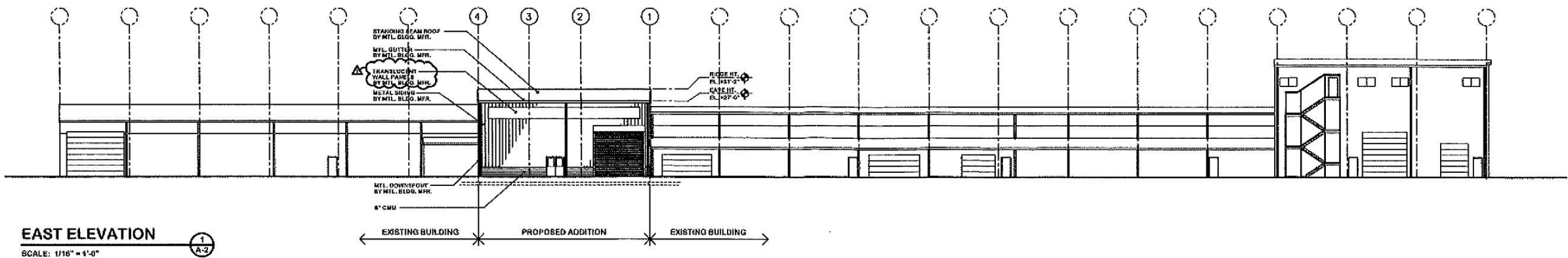
VIKING YACHT COMPANY

2713 GREEN BANK ROAD, RT. 563

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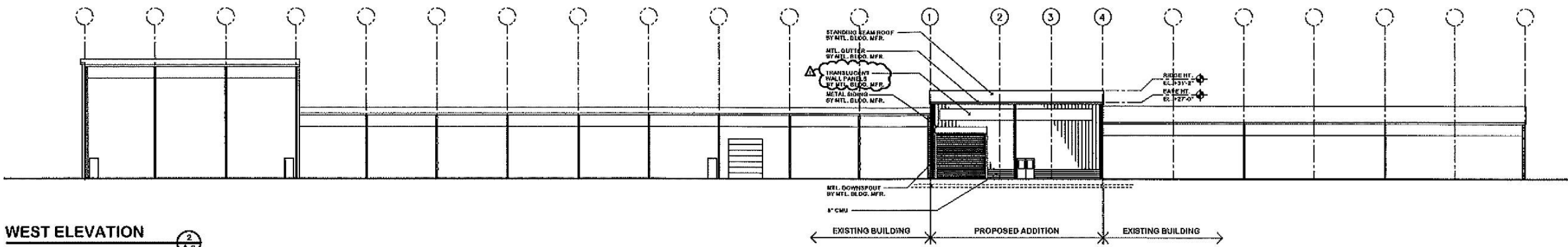
REVISIONS:

1. REV. 1-6-21 BY  
OWNER



EAST ELEVATION

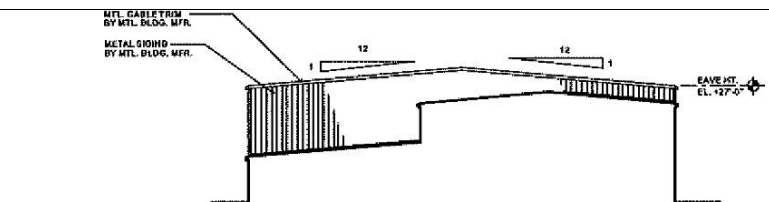
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WEST ELEVATION

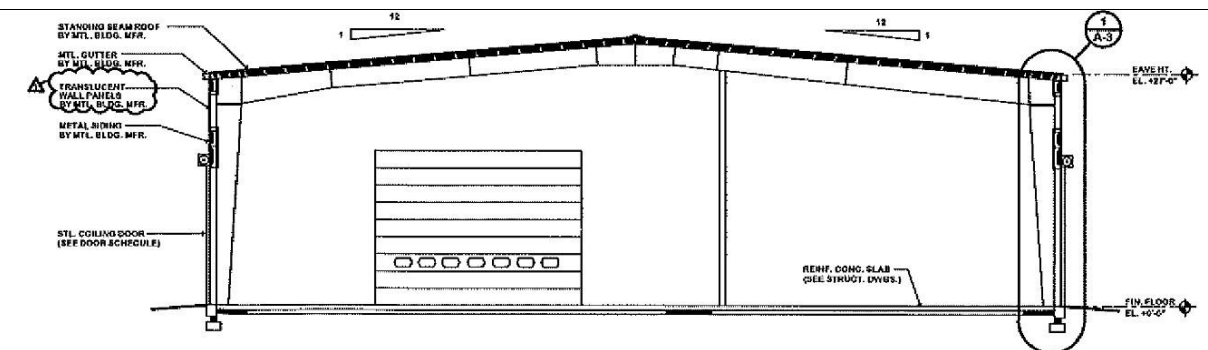
SCALE: 1/16" = 1'-0"

INFILL ADDITION F O  
VIKING YACHT C O MPANY  
2713 GREEN BANK ROAD, RT. 563  
MULLICA TOWNSHIP, NJ

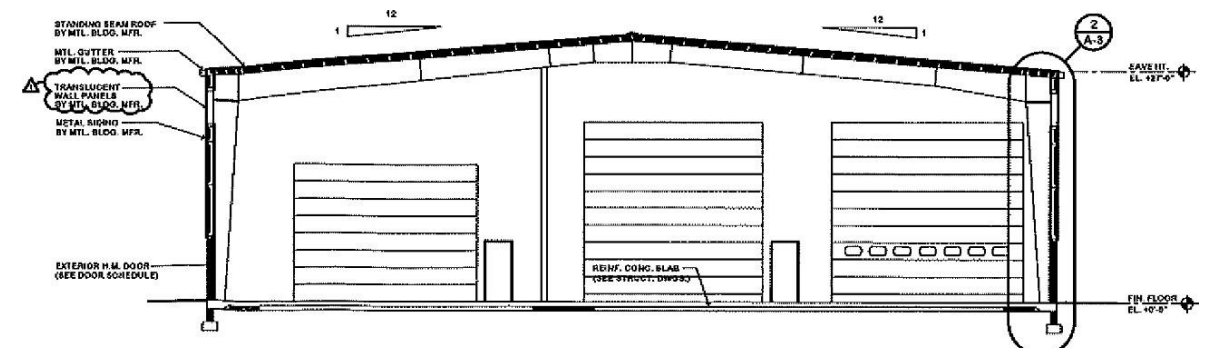
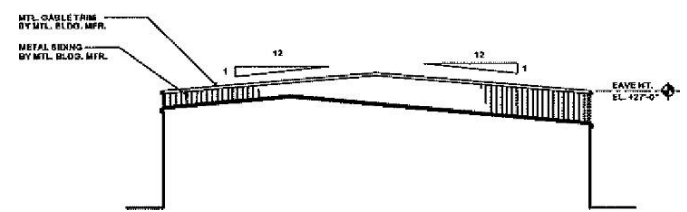


NORTH ELEVATION 4  
SCALE: 1/16"

SOUTH ELEVATION  
SCALE: 1/16"



BUILDING SECTION 5  
SCALE: 1/8" = 1'-0"



BUILDING SECTION 6  
SCALE: 1/8" = 1'-0"

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