

April 23, 2024

To The City of Northfield,

Please find our application requesting a C-Variance for our pool pump. The pump is installed one foot off our fenced in side property that faces the bike path and 3 ft off our rear property line. This is the only location the pool pump can be installed, as our pool is 10 feet off our property line on all four sides.

Thank you for your time and understanding,

Julie Pepper



Mike Pepper



114 Mt. Vernon Ave

Northfield, NJ 08225

609-289-5794

609-335-4028

PLANNING BOARD APPLICATION

CASE # \_\_\_\_\_

FOR OFFICIAL USE ONLY

Date of Application Received: \_\_\_\_\_

Date: \_\_\_\_\_ Date of Deposit

Fee Paid \_\_\_\_\_

Date: \_\_\_\_\_ Affidavit of Service

Time Period Expires \_\_\_\_\_

Date File Complete \_\_\_\_\_

Hearing Date \_\_\_\_\_

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INFORMATION REGARDING APPLICANT

Applicant's Full Legal Name Julie Ann Pepper

Applicant's Mailing Address 114 Mt Vernon Ave Northfield NJ 08225

Applicant's Phone Number 609 335-4028 e-mail address JuliePepper1201@gmail.com

Applicant is a: Corporation Partnership Individual

Pursuant to N.J.S.A. 40:55D-48.1, the names and addresses of all persons owning 10% of the stock in a corporation or partnership must be disclosed. Attach list.

NATURE OF APPLICATION, check appropriate items:

- Appeal of action of administrative officer
- Interpretation of development ordinance or map
- Variance: "C" Variance (Hardship)
- "D" Use Variance
- "D" Non-Conforming Use
- Conditional use
- Subdivision - Minor
- Subdivision - Major
- Site Plan - Waiver
- Site Plan - Minor
- Site Plan - Major
- Other \_\_\_\_\_

Proposed use, Building, or Subdivision is contrary to:  
List Article and Section of the Ordinance from which Variance is sought:

ART. 215 Section 6.1 Required 10 Proposed 3ft Rear  
ART. 215 Section 6.1 Required 10 Proposed 1ft Side  
ART. \_\_\_\_\_ Section \_\_\_\_\_ Required \_\_\_\_\_ Proposed \_\_\_\_\_

If additional space is needed, attach list to the application

**INFORMATION REGARDING PROPERTY:**

Address: 114 Mt Vernon Ave Northfield NJ 08225

Tax Map BLK 119 LOT(S) 15 Dimension of Property 41x150

BLK \_\_\_\_\_ LOT(S) \_\_\_\_\_ Dimension of Property \_\_\_\_\_

Zoning District R-2

Location approximately 60 feet from intersection of Mt Vernon Ave  
and Fuac Ave

Last Previous Occupancy \_\_\_\_\_

	<u>Size Existing Building</u>	<u>Proposed Structure</u>
Front (feet)	_____	_____
Deep (feet)	_____	_____
Square (feet)	_____	_____
Height (feet)	_____	_____
Story	_____	_____
Building Coverage	_____	_____

(X)

SET BACKS ZONING REQ.

Present

Proposed

Frontage	_____	_____	Corner Lot
Y or N			
Front Yard	_____	_____	
Front Yard	_____	_____	
Side	_____	_____	
Side	_____	_____	
Rear	_____	_____	
Lot Size Area	_____	_____	

Prevailing Setbacks of Building within one Block \_\_\_\_\_ ft.

Present use Residential proposed use Residential

Has there been any previous appeal or application involving these premises?

Yes or No

If yes, when 2011

and to whom City of Northfield

Nature of appeal or application Variance

Disposition \_\_\_\_\_ Date 2011

Application for Subdivision \_\_\_\_\_ site plan - conditional use approval \_\_\_\_\_

The relationship of the applicant to the property in questions is:

Owner  Tenant \_\_\_\_\_

Purchaser under Contract (submit copy) \_\_\_\_\_ Other \_\_\_\_\_

If the applicant is not the owner of the property, the applicant must obtain and submit a copy of this application signed by the owner in the space provided.

Owner's Authorization: I hereby certify that I reside at:

In the County of Atlantic State of New Jersey

and that I am the owner of all that certain lot, 15; Piece or parcel of land known as  
Block 119 Lot(s) 15 commonly known as 114 Mt Vernon Ave

NORTHFIELD  
NJ 08225

which property is the subject of the applicant, and said application is hereby authorized by me.

Owner's Signature Julie Pepper

Applicant's Attorney \_\_\_\_\_ Phone # \_\_\_\_\_

Address \_\_\_\_\_

Applicant's Engineer \_\_\_\_\_ Phone # \_\_\_\_\_

Address \_\_\_\_\_

Applicant's Architect \_\_\_\_\_ Phone # \_\_\_\_\_

Address \_\_\_\_\_

Applicant's Planner \_\_\_\_\_ Phone # \_\_\_\_\_

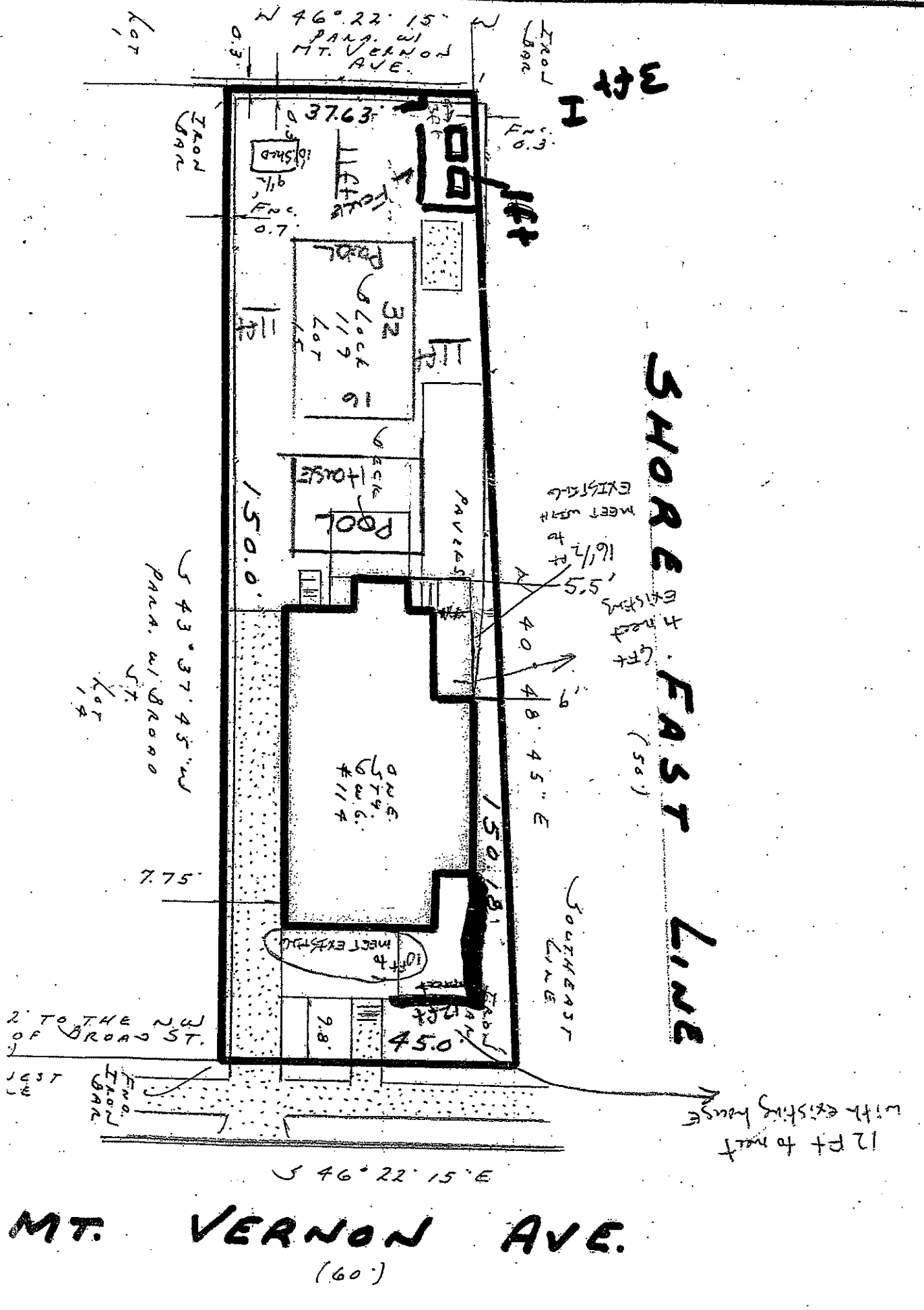
Address \_\_\_\_\_

Applicant's Verification:

I hereby certify that the above statements made by me and the information contained in the papers submitted in connection with application is true.

Applicants Signature Julie Pepper

Notice: The applicant is responsible to publish and serve notice of this application after receiving a hearing date from the Secretary of the Planning Board, ten (10) days prior to the hearing date.



MT. VERNON AVE.  
(60')

SHORE EAST LINE  
(50')

341 I

12 ft to meet with existing house

MEET WITH EXISTING 16 1/2 FT

MEET WITH EXISTING 4 FT

SOUTHEAST SHORE LINE

N 46° 22' 15" W  
PARA. W/ MT. VERNON AVE.

S 43° 37' 45" W  
PARA. W/ BROAD ST.

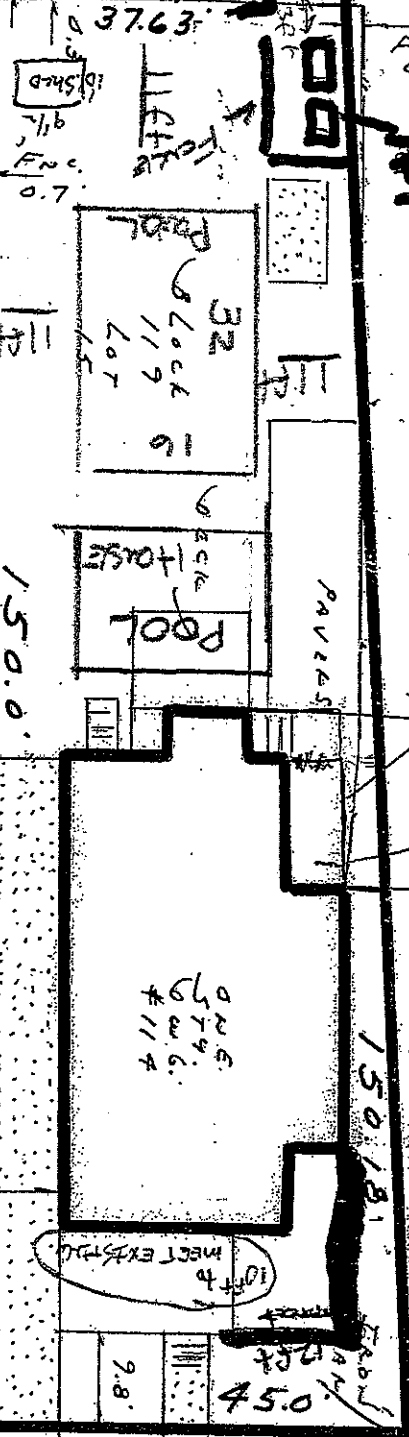
S 46° 22' 15" E

2 TO THE NW OF BROAD ST.

WEST

Iron Barn

Iron Barn



POOL  
32  
Block  
119  
16  
Lot

HOUSE  
POOL

DRIVE  
579  
10 W.G.  
#114

MEET EXISTING  
10 FT

45.0'

9.8'

150.0'

150.18'

Iron Barn

FENCE 0.3'

FENCE 0.7'

16 FT

5.5'

40'

9'

48.45' E

Lot

Iron Barn

Lot

7.75'

17.2 FT

45.0'

17.2 FT

17.2 FT

17.2 FT

17.2 FT

17.2 FT

17.2 FT

17.2 FT

