

*Mohale*

TOWNSHIP OF SOUTHAMPTON  
5 Retreat Road  
Southampton, New Jersey 08088  
609-859-2786  
FAX 609-388-5532

**The application, with supporting documentation, must be filed with the Office of the Planning and Zoning Board Secretary and the Board Professionals.** Determination of completeness will be made within forty-five (45) days. Any additional information provided will be subject to a forty-five (45) days determination of completeness. After a meeting is scheduled, any documents submitted must be delivered to the Board and the Board Professionals no later than fifteen (15) days prior to the meeting scheduled.

**PLANNING BOARD & ZONING BOARD APPLICATION FORM**

Date Filed: \_\_\_\_\_ Application No. \_\_\_\_\_  
Planning Board: \_\_\_\_\_  
Zoning Board of Adjustment: \_\_\_\_\_  
Application Fees: \_\_\_\_\_  
Scheduled for: Review for Completeness: \_\_\_\_\_ Hearing: \_\_\_\_\_

**1. SUBJECT PROPERTY:**

Property Location Address: 42 Burrs Mill Rd.

Tax Map: Page \_\_\_\_\_ Block 3501 Lot(s) 28.02

Page \_\_\_\_\_ Block \_\_\_\_\_ Lot(s) \_\_\_\_\_

Dimensions: Frontage \_\_\_\_\_ Depth \_\_\_\_\_ Total Area \_\_\_\_\_

Zoning District \_\_\_\_\_

**2. APPLICANT/OWNER/DEVELOPER:**

Name: Susan Thames

Address: 42 Burrs Mill Rd.

Telephone No: 609-410-6335 Fax No.: \_\_\_\_\_ Email: runner629@gmail.com

Applicant is a: Corporation \_\_\_\_\_ Partnership \_\_\_\_\_ Individual   
Corp., Partnerships & LLC's, please provide a W-9 form.

**3. DISCLOSURE STATEMENT:**

Pursuant to N.J.S. 40:55D-48.1, the names and addresses of all persons owning 10% of the stock in 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 requirements applies to any corporation or partnership which owns more than 10% interest in the applicant followed up the chain of ownership until the names and addresses of the non-corporate stockholders and partners exceeding the 10% ownership criterion have been disclosed.

**(Attach pages as necessary to fully comply.)**

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

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

Owner's Name: \_\_\_\_\_

Address: \_\_\_\_\_

Telephone No: \_\_\_\_\_ Fax No.: \_\_\_\_\_

5. 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 applicable)

**SITE PLAN:**

- Minor Site Plan Approval
- Preliminary Site Plan Approval {Phases (if applicable) \_\_\_ }
- Final Site Plan Approval {Phases (if applicable) \_\_\_\_\_ }
- Amendment or 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 (Planning Board only)
- Appeal decision of an Administrative Officer (N.J.S. 40:55D-70a)
- Map or 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) (N.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-34)
- Direct issuance of a permit for a lot lacking street frontage (N.J.S.40:55D-35)

6. **Attach in paragraph form, an explanation of the exact nature of the application and the changes to be made, including proposed use of the premises, and why any variances or waivers should be granted: (Attach separate sheet)**
- 7.

**PROPERTY INFORMATION:**

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

Yes(attach copies) \_\_\_\_\_ No  Proposed \_\_\_\_\_

**Note: All deed restrictions, covenants, easements, association by-laws, 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: \_\_\_\_\_

8. APPLICANT'S ATTORNEY: N/A
- Address: \_\_\_\_\_
- Telephone No: \_\_\_\_\_ Fax \_\_\_\_\_
- email: \_\_\_\_\_

9. APPLICANT'S ENGINEER: N/A  
 Address: \_\_\_\_\_  
 Telephone No.: \_\_\_\_\_ Fax \_\_\_\_\_  
 email: \_\_\_\_\_
10. APPLICANT'S PLANNING CONSULTANT: N/A  
 Address: \_\_\_\_\_  
 Telephone No.: \_\_\_\_\_ Fax \_\_\_\_\_  
 email: \_\_\_\_\_
11. APPLICANT'S TRAFFIC ENGINEER: N/A  
 Address: \_\_\_\_\_  
 Telephone No.: \_\_\_\_\_ Fax \_\_\_\_\_  
 email: \_\_\_\_\_
12. List any other Expert who will submit a report or who will testify for the Applicant: (Attach additional sheets as may be necessary)  
 Name: N/A  
 Field of Expertise: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 Telephone No.: \_\_\_\_\_ Fax \_\_\_\_\_  
 email: \_\_\_\_\_
13. Section(s) of Ordinance from which a variance is requested: 40:55D-70c(1)
14. Waivers Requested of Development Standards and/or Submission Requirements:  
 (attach additional pages as needed)
15. **Attach a copy of the Notice to appear in the official newspaper of the municipality (The Central Record or The Burlington County Times or the Courier Post) 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 ten (10) days prior to the date scheduled by the Administrative Officer of the hearing.**  
**An affidavit of service on all property owners and a proof of publication must be filed at least three (3) days prior to meeting before the application will be complete and the hearing can proceed.**
16. Is a public water line available? No
17. Is public sanitary sewer available? No
18. Does the application propose a well and septic system on site? No
19. Have any proposed new lots been reviewed with the Township Engineer to determine appropriate lot and block numbers? N/A
20. Are any off-tract improvements required or proposed? None
21. Is the subdivision to be filed by Deed or Plat? None

22. What form of security does the applicant propose to provide as performance and maintenance guarantees? N/A

23. Other approvals which may be required and date plans submitted:

	Yes	No	Dates Plans Submitted
<i>N/A</i> Burlington County Board of Health	_____	_____	_____
Burlington County Planning Board	_____	_____	_____
Burlington County Soil Conservation District	_____	_____	_____
NJ Dept. of Environmental Protection	_____	_____	_____
Pinelands Commission	_____	_____	_____
Stream Encroachment Permit	_____	_____	_____
Wetlands Permit	_____	_____	_____
Other	_____	_____	_____
NJ Dept. of Transportation	_____	_____	_____
Public Service Electric & Gas Company	_____	_____	_____
County 9-1-1 Coordinator, Street Name Approval	_____	_____	_____

*Letter from Melissa*

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

25. List of Maps, Reports and other materials accompanying the application (attach additional pages as required for complete listing). *N/A*

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 are requested for each of the applicant's professionals or whether all reports should be submitted to the professional listed.

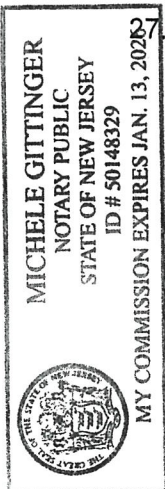
Applicants Professional	Reports Requested
Attorney	_____
Engineer	_____

**CERTIFICATION**

I certify that the foregoing statements and the materials submitted are true. I further certify that I am the individual applicant or 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 general 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 13 Day of July, 2022.



Michele Gittinger  
Notary Public

Jessica Thomas  
Signature of Applicant

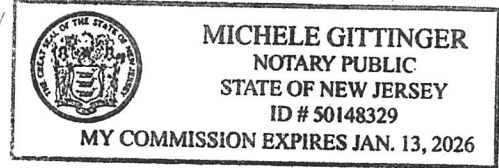


28. I certify that I am the Owner of the property which is the subject of this application, that I have authorized the applicant to make this application and that I agree to be bound by the application, the representations made and the decision in the same manner as if I were the applicant.

(If the owner is a corporation, this must be signed by an authorized corporate officer. If the owner is a partnership, this must be signed by a general partner.)

Sworn to and subscribed before me this

13 Day of July, 2022.



Michele Gittinger  
Notary Public

Jusc Shues  
Signature of Owner

29. I understand that the sum of \$ 1,000 - has been deposited in an escrow account. In accordance with the Ordinance of the Township of Southampton, I further understand that the escrow account is established to cover the cost of professional services including engineering, planning, legal and other expenses associated with the review of submitted materials and the publication of the decision by the Board. Sums not utilized in the review process shall be returned under the procedures in the ordinance. If additional sums are deemed necessary, I understand that I will be notified of the required additional amount and shall add that sum to the escrow account within fifteen (15) days. I understand that no further review of my application will be made until such time as my escrow account is current.

7/13/22  
Date

Jusc Shues  
Signature of Owner

30. I agree to be responsible for all bills against this development's escrow account. In the event that this project is sold or my interest is transferred to another party, my obligation can only be relieved if all outstanding escrow bills are paid and the new principal obligates himself to the responsibility of all future bills in an agreement with the Township.

7/13/22  
Date

Jusc Shues  
Signature Developer/Applicant

**Thames Block 3501 Lot 28.02, 42 Burrs Mill Rd.**

#6

I am applying for a variance zoning permit for my 30'x'32'10' pole barn due to the location it will be built on my property. Our new pole barn will be used to park our cars. We currently have a single-car attached garage to our house and eventually we plan to extend our living room into that area. Which leads me to my first reason for the placement of our new pole barn. When our living room is renovated (extended), there will be windows on the east side of the house and the pole barn will provide view blockage from the road into that part of the house. Also, we want to leave our back yard open space. Our new pole barn is being placed next to our driveway and will be connected to it by stone that is currently our driveway now.



Board of County Commissioners  
County of Burlington  
New Jersey



Department of: **HEALTH**

Phone: (609) 265-5548  
Fax: (609) 265-3152  
E-mail: [bchd@co.burlington.nj.us](mailto:bchd@co.burlington.nj.us)  
<http://www.co.burlington.nj.us/health>

Physical Address:  
15 Pioneer Boulevard  
Westampton, NJ 08060

Mailing Address:  
49 Rancocas Road  
P.O. Box 6000  
Mount Holly, NJ 08060-6000

July 12, 2022

Susan Thames  
42 Burrs Mill Road  
Southampton, NJ 08088

Township: Southampton  
Block 3501 Lot 28.02

**PROPOSED PROJECT: Pole Barn with Lean To**

To Whom It May Concern:

Based on the information submitted to this Department regarding the above proposed project, this Department does not require any alteration, expansion, or replacement of the existing septic system. The above project also meets all distance requirements set forth in N.J.A.C. 7:9A.

Should you have any questions, please contact me at [rsutton@co.burlington.nj.us](mailto:rsutton@co.burlington.nj.us) or 609-265-5523.

Sincerely,

Robin Sutton  
Environmental Health Coordinator  
609-265-5523

Cc: CCO  
File

# TOWNSHIP OF SOUTHAMPTON

ZONING OFFICIAL  
5 RETREAT ROAD  
SOUTHAMPTON NJ 08088  
(609) 859-2786

## DENIAL OF PERMIT

July 12 2022

### RE: APPLICATION FOR ZONING

Dear Susan Thames,

Your application for a permit to construct a 30'x 32' Pole Barn/Garage with 8' lean to, on the property located at 42 Burrs Mill Road, in Southampton Township, Block: 3501 Lot: 28.02 is hereby denied for noncompliance with the provisions of the Municipal Zoning Ordinance for the following reason(s):

**The application submitted for a pole barn/garage to be constructed does not meet the accessory structure location requirements.**

The property is located in the "FA" Rural Residential zone which permits the following:

#### 12-4.1. Accessory building, structures and uses.

a. Accessory buildings as part of principal buildings. Porches and raised decks and accessory structures attached to the principal structure shall be considered part of the principal structure and the total structure shall adhere to the yard requirements for the principal building.

#### b. Location of Accessory Structures and Development Standards for Accessory Structures.

1. **Front yard: All accessory buildings or structures must be located behind the foot print of the existing dwelling.**

2. Side yard: six-foot minimum.

3. Rear yard: twenty-five-foot minimum.

Accessory structures shall include detached garage, sheds, pole barns, carports, swimming pools, tennis courts, and other accessory structures not attached to the principal building.

#### 19-2.2. Forest A Zone.

##### c. Development standards.

1. Residential. The following shall apply to standard residential development. Residential cluster development shall comply with the development standards set forth in Subsection 19-4.16.

(a) Lot area: five acre minimum or as required by b.1 of this subsection.

(b) Lot frontage: 300 feet (at building line).

**(c) Front yard: 200 feet minimum.**

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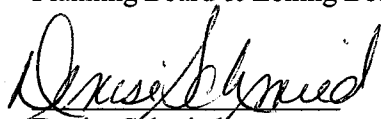
Information on procedures for an appeal of this decision to the Board of Adjustment and/or Planning Board can be obtained from the Secretary of the Board by emailing the secretary at [zoning@southamptonnj.org](mailto:zoning@southamptonnj.org) for the Zoning Board or [planning@southamptonnj.org](mailto:planning@southamptonnj.org) for the Planning Board.

It should be noted that under State Statute, notice of appeal of this decision must be filed with the appropriate Board not later than twenty (20) days from the date of this notice.

Please contact the Board Secretary with any questions regarding the procedure process. All applications and forms are located on our website.

[https://www.southamptonnj.org/government/construction\\_\\_zoning.php#outer-33](https://www.southamptonnj.org/government/construction__zoning.php#outer-33)

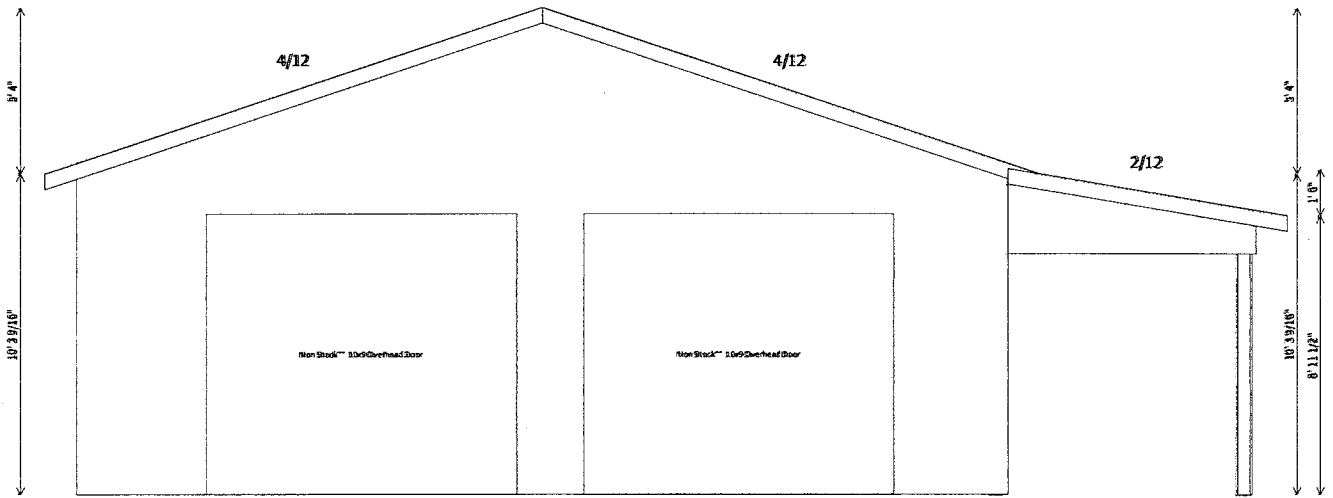
Planning Board & Zoning Board Application Forms

A handwritten signature in cursive script, appearing to read "Denise Schmied". The signature is written in black ink and is positioned above the printed name.

Denise Schmied,  
Zoning Officer

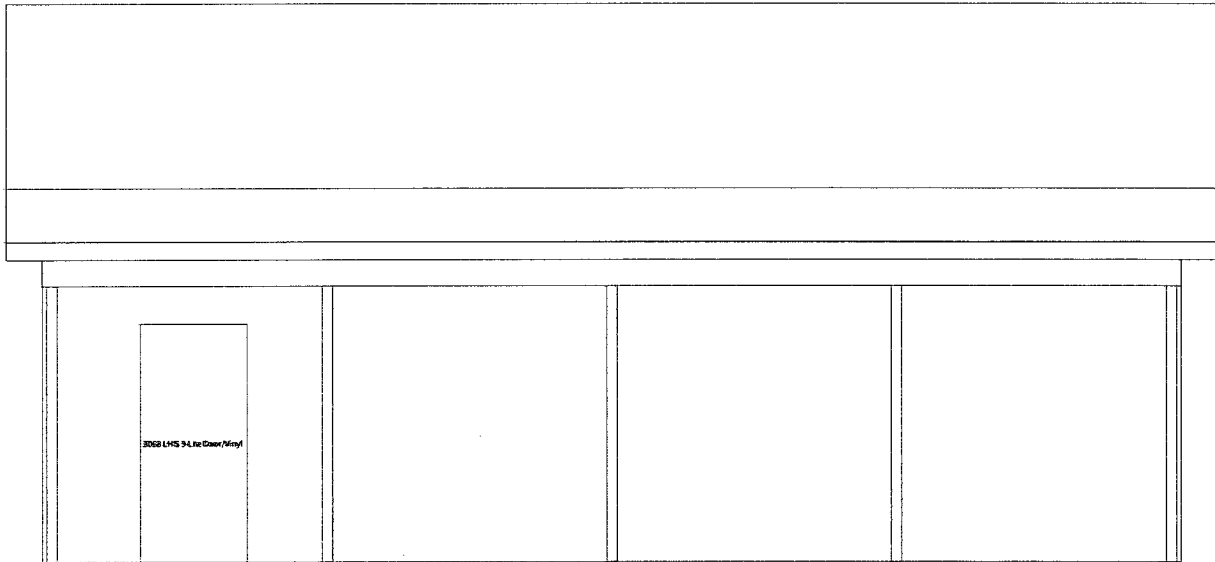
Job: Thames  
Date: 7/14/2022  
Time: 7:09 AM

### Front Elevation



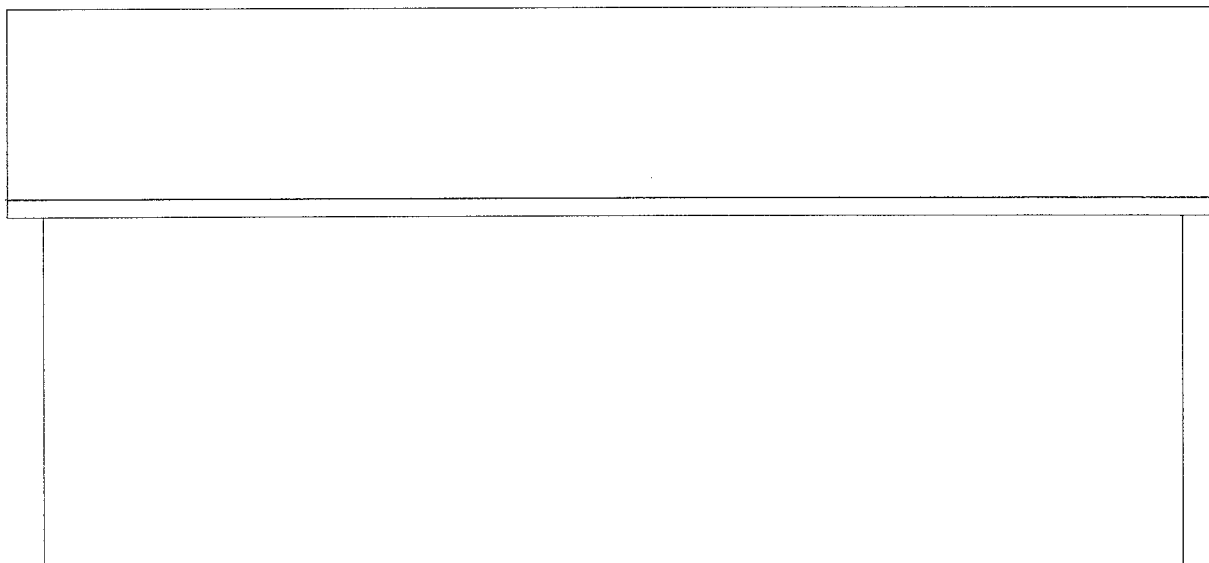
Job: Thames  
Date: 7/14/2022  
Time: 7:09 AM

### Left Elevation



Job: Thames  
Date: 7/14/2022  
Time: 7:09 AM

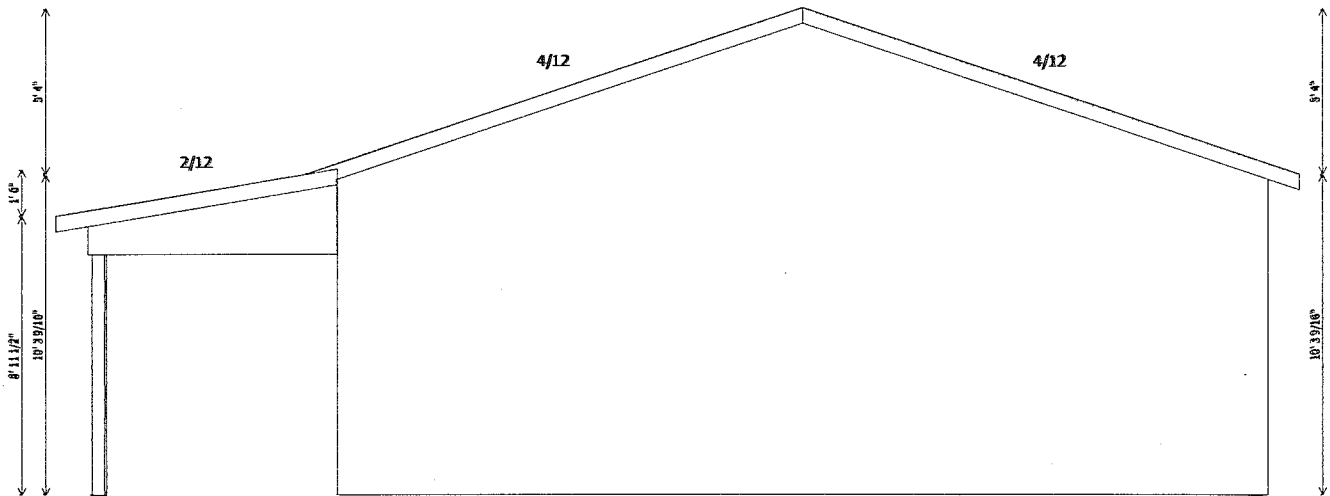
## Right Elevation





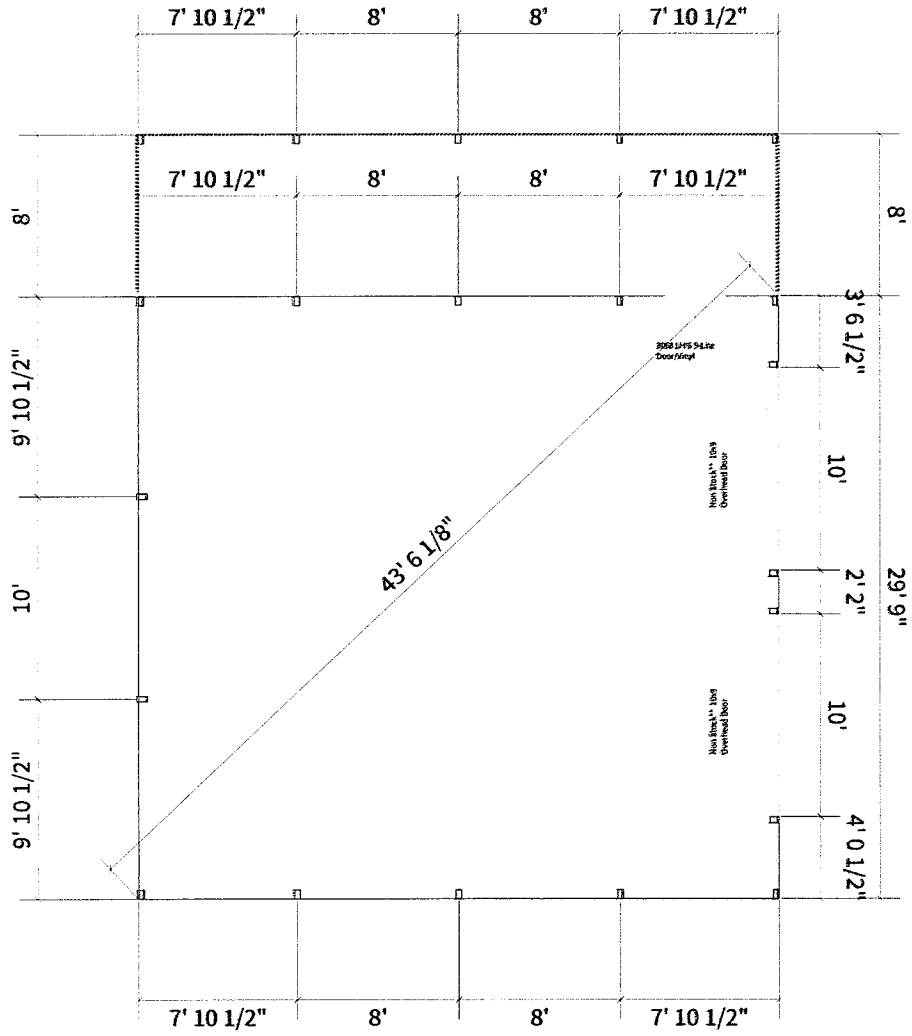
Job: Thames  
Date: 7/14/2022  
Time: 7:09 AM

### Back Elevation



Job: Thames  
Date: 7/14/2022  
Time: 7:09 AM

### Post Layout



Job: Thames  
Date: 7/14/2022  
Time: 7:09 AM

### Cross Section - EXT-6

ROOF MATERIAL: Black STD AZ50 28 Ga. ABM Panel

PURLINS: 2 x 4 SPF Lumber Flat

WALL MATERIAL: Charcoal STD AZ50 28 Ga. ABM Panel

EXTERIOR CARRIER: 2 x 10 ( MSR ) Yellow Pine Lumber

EXTERIOR WALL GIRTS: 2 x 4 SPF Lumber

CORNER POSTS: 4 x 6 C.C.A. .60 Treated Post Only

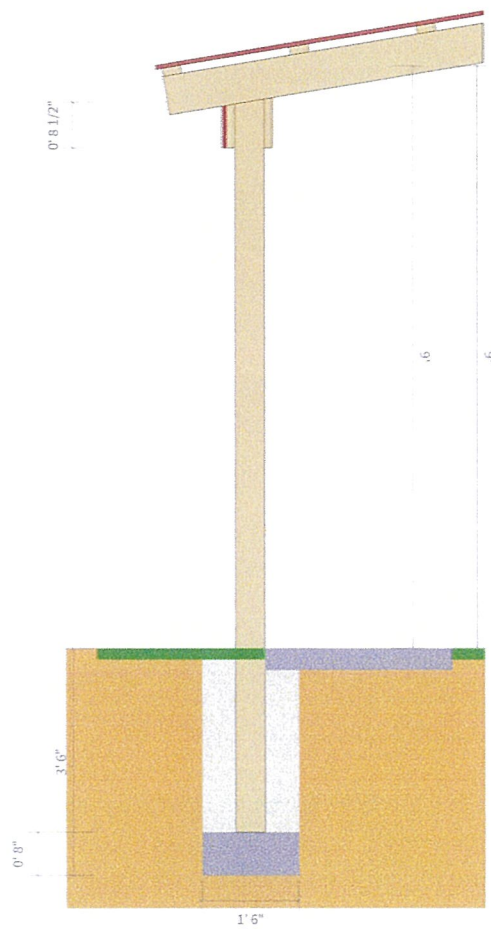
INTERMEDIATE POSTS: 4 x 6 C.C.A. .60 Treated Post Only

4.0/12 RAFTER SYSTEM

RAFTER SPACING: 48 IN. O. C.

RAFTER MATERIAL: 2 x 8 Southern Yellow Pine # 2

INTERIOR CARRIER: 2 x 10 ( MSR ) Yellow Pine Lumber



SLAB DEPTH 0' 4" OFFSET 0' 4" BELOW GRADE

FOUNDATION NOTES:

POST HOLE: 3' 6" X 1' 6" DIAMETER

FASTENER: (none)

BASE: (none)

UPLIFT: (none)

Job: Thames  
Date: 7/14/2022  
Time: 7:09 AM

### Cross Section - EXT-3

ROOF MATERIAL: Black STD AZ50 28 Ga. ABM Panel

PURLINS: 2 x 4 SPF Lumber Flat

WALL MATERIAL: Charcoal STD AZ50 28 Ga. ABM Panel

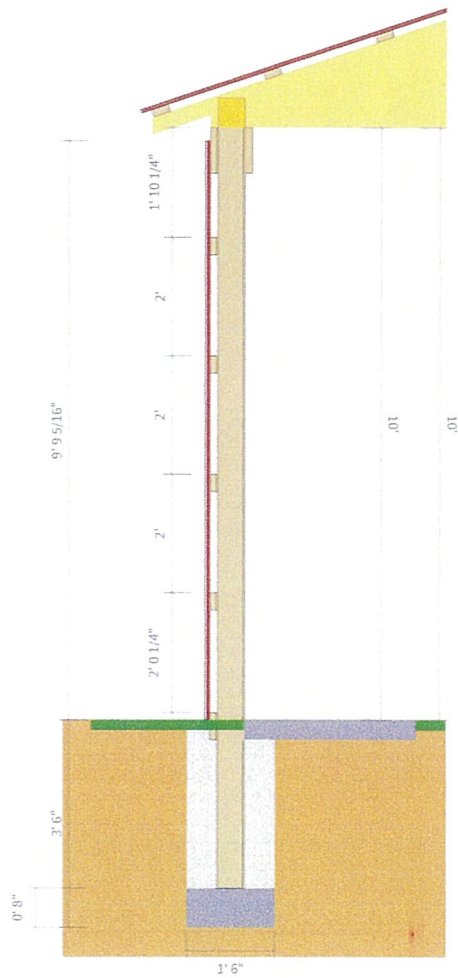
EXTERIOR CARRIER: 2 x 10 (MSR) Yellow Pine Lumber

EXTERIOR WALL GIRTS: 2 x 4 SPF Lumber

CORNER POSTS: 4 x 6 C.C.A. .60 Treated Post Only  
INTERMEDIATE POSTS: 4 x 6 C.C.A. .60 Treated Post Only

EXTERIOR SKIRT BOARD: 2 x 6 Treated .15 Ground Contact  
BOTTOM IS 0" 4" BELOW GRADE

SIDING BEGINS 0" ABOVE GRADE



4.0/12 TRUSS SYSTEM  
HEEL HEIGHT: 0' 6"

TRUSS SPACING: 48 IN. O. C.

BRACE PER TRUSS MANUFACTURER'S RECOMMENDATIONS

INTERIOR CARRIER: 2 x 10 (MSR) Yellow Pine Lumber

SLAB DEPTH 0' 4" OFFSET 0' 4" BELOW GRADE

FOUNDATION NOTES:  
POST HOLE: 3' 6" X 1' 6" DIAMETER  
FASTENER: (none)  
BASE: (none)  
UPLIFT: (none)

Job: Thames  
Date: 7/14/2022  
Time: 7:09 AM

### Cross Section - EXT-1

ROOF MATERIAL: Black STD A250 28 Ga. ABM Panel

PURLINS: 2 x 4 SPF Lumber Flat

WALL MATERIAL: Charcoal STD A250 28 Ga. ABM Panel

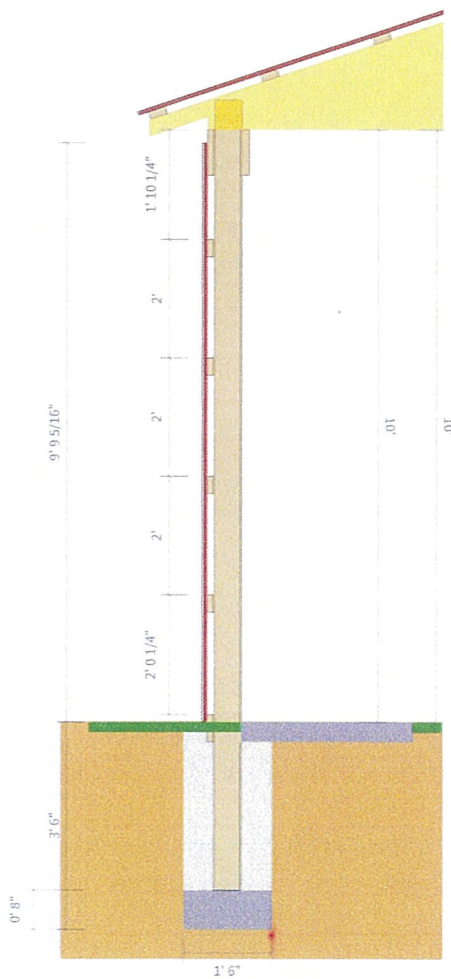
EXTERIOR CARRIER: 2 x 10 (MSR) Yellow Pine Lumber

EXTERIOR WALL GIRTS: 2 x 4 SPF Lumber

CORNER POSTS: 4 x 6 C.C.A. .60 Treated Post Only  
INTERMEDIATE POSTS: 4 x 6 C.C.A. .60 Treated Post Only

EXTERIOR SKIRT BOARD: 2 x 6 Treated .15 Ground Contact  
BOTTOM IS 0' 4" BELOW GRADE

SIDING BEGINS 0" ABOVE GRADE



4.0/12 TRUSS SYSTEM  
HEEL HEIGHT: 0' 6"  
TRUSS SPACING: 48 IN. O. C.

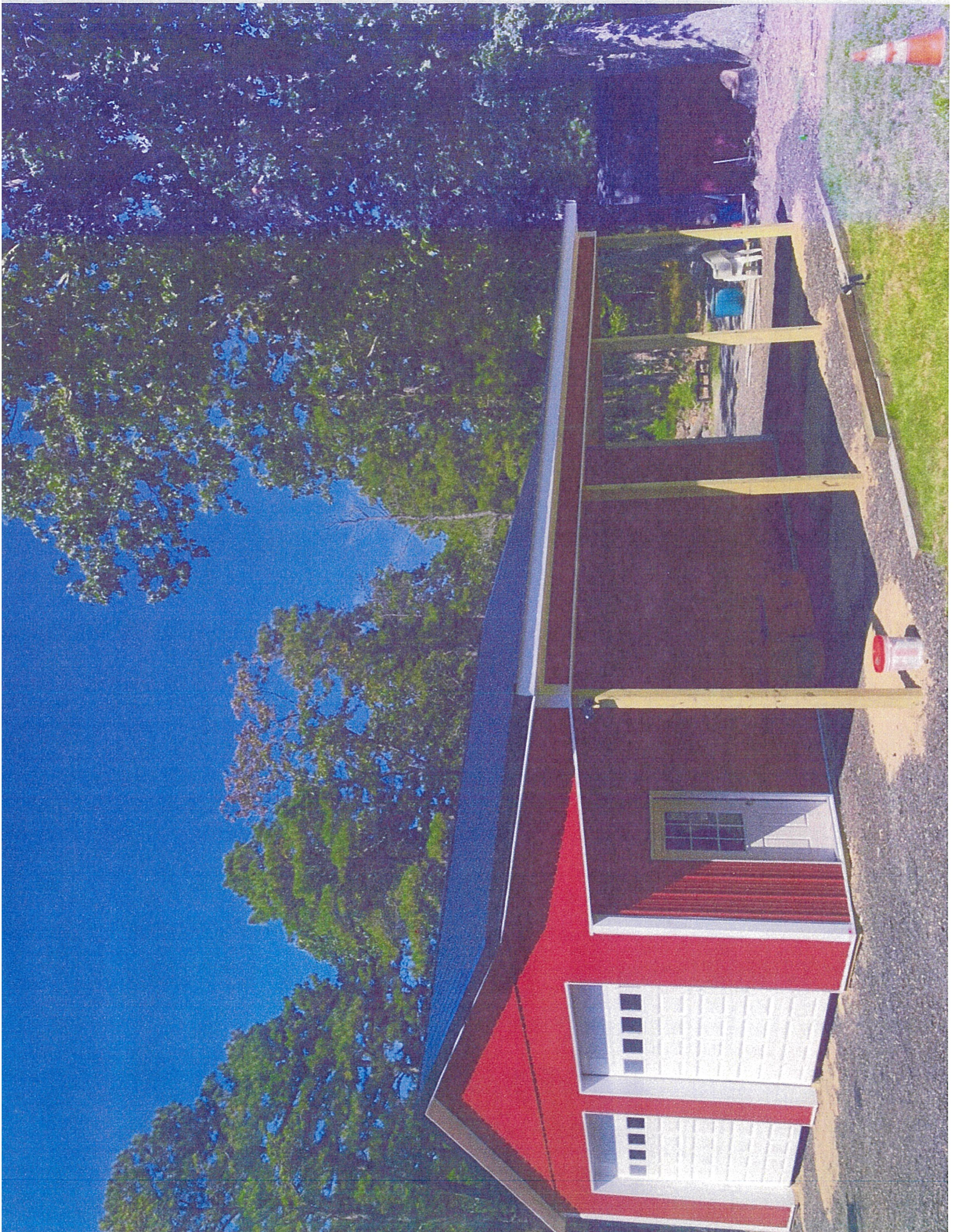
BRACE PER TRUSS MANUFACTURER'S RECOMMENDATIONS

INTERIOR CARRIER: 2 x 10 (MSR) Yellow Pine Lumber

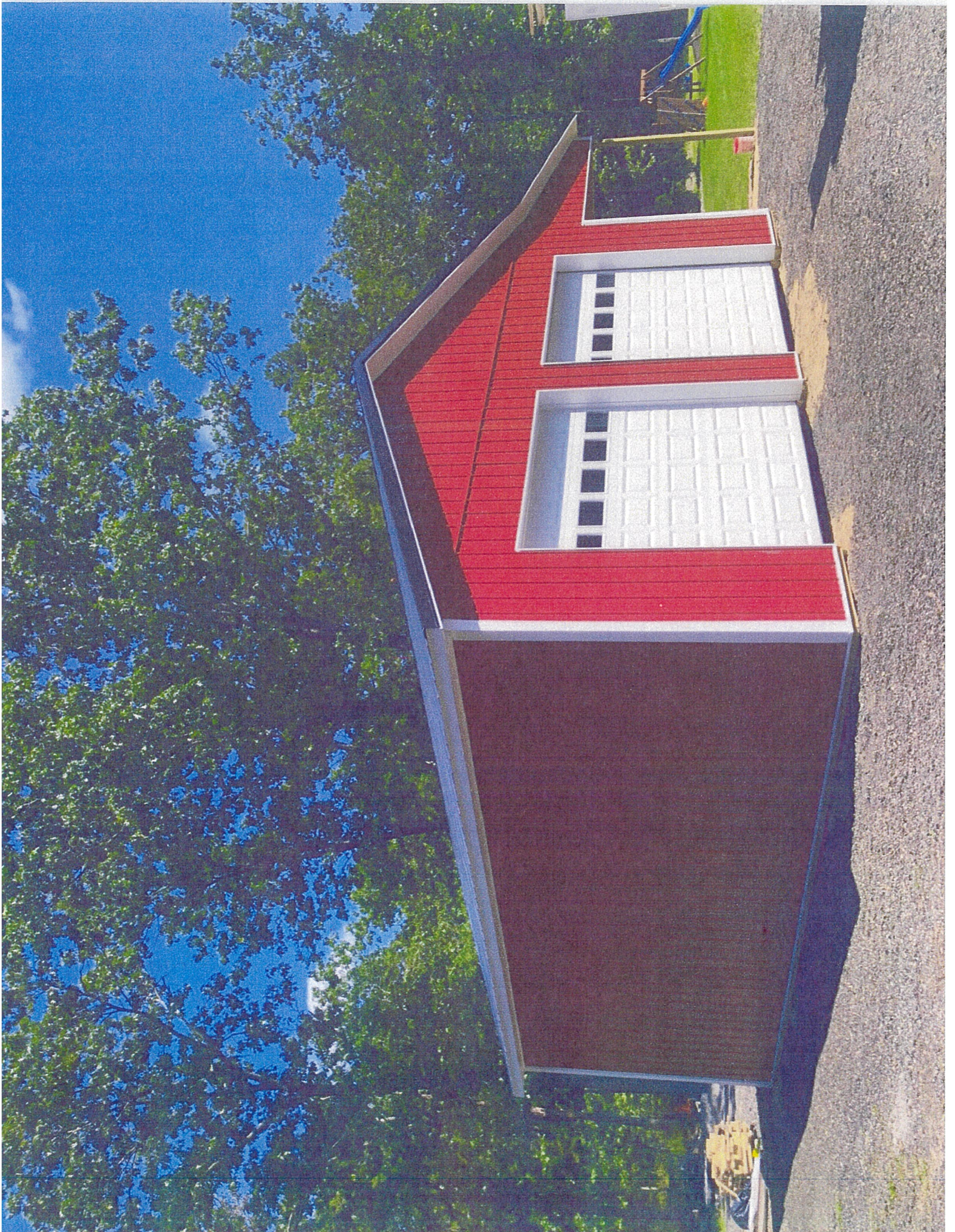
SLAB DEPTH 0' 4" OFFSET 0' 4" BELOW GRADE

FOUNDATION NOTES:  
POST HOLE: 3' 6" X 1' 6" DIAMETER  
FASTENER: (none)  
BASE: (none)  
UPLIFT: (none)













View from Burrs Mill Rd.





View from front of house towards  
38 Burns Mill Rd.





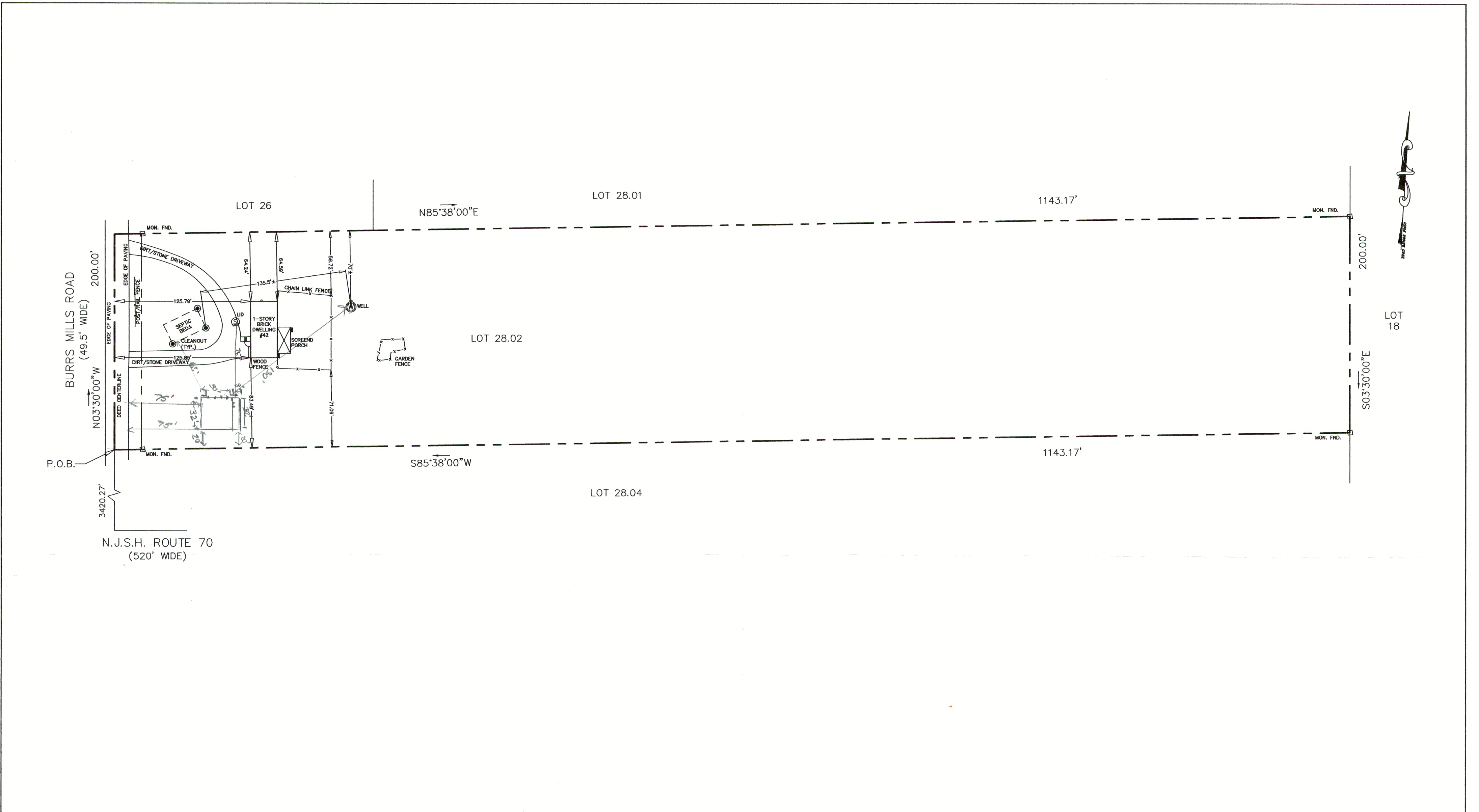
View from Poke barn location  
towards 46 Burrs Mill Rd.





View from back yard  
towards Burrs Mill Rd.





- NOTES:
- 1) TAX MAP REFERENCE:  
TOWNSHIP OF SOUTHAMPTON,  
BLOCK 3501, LOT 28.02
  - 2) MAP REFERENCE:  
BEING KNOWN AS LOT TWO (2) AS  
SHOWN ON A PLAN OF LOTS ENTITLED  
"BURR'S MILL FARMS" PREPARED BY  
THEODORE A. SHAW, SITUATE ON THE  
EASTERLY SIDE OF BURR'S MILL ROAD,  
SOUTHAMPTON TOWNSHIP, BURLINGTON  
COUNTY, NEW JERSEY - NOT FILED.
  - 3) CONTAINING: 228,608± SF. (5.248± AC.)
  - 4) THIS SURVEY WAS PREPARED WITHOUT  
THE BENEFIT OF A TITLE REPORT.
  - 5) SUBJECT TO SUCH EASEMENTS AND  
RESTRICTIONS THAT MAY BE REVEALED  
BY A TITLE REPORT.
  - 6) PLAN DEPICTS CONDITIONS AS OF: 02/06/2017

THIS SURVEY WAS PREPARED ONLY FOR THE ABOVE NAMED PARTIES FOR PURCHASE AND/OR MORTGAGE FOR HEREIN DELINEATED PROPERTY BY ABOVE NAMED PURCHASER. NO RESPONSIBILITY OR LIABILITY IS ASSUMED BY SURVEYOR FOR USE OF SURVEY FOR ANY OTHER PURPOSE INCLUDING, BUT NOT LIMITED TO USE OF SURVEY FOR SURVEY AFFIDAVIT, RESALE OF PROPERTY, OR TO ANY OTHER PERSON NOT LISTED HEREIN, EITHER DIRECTLY OR INDIRECTLY. SURVEY MAY NOT BE USED FOR CONSTRUCTION OR SUBDIVISION PURPOSES WITHOUT WRITTEN CONSENT OF THIS SURVEYOR.

THIS SURVEY PLAN, FLAGS AND/OR PINS SET ARE NOT VALID UNTIL FEE IS PAID IN FULL. IF FEE NOT PAID, THIS SURVEY IS INVALID. ANY OTHER USE OF THIS PLAN OR A COPY OR ALTERATION OF IT NOT SIGNED AND SEALED BY THE SURVEYOR WHO PREPARED THIS PLAN IS NOT THE RESPONSIBILITY OF THE UNDERSIGNED.

SURVEYOR RESERVES THE RIGHT TO REVISE THIS SURVEY AT ANY TIME AFTER SUBMISSION IF ADDITIONAL PERTINENT INFORMATION IS RECEIVED.

THIS PLAN OF SURVEY IS NOT AN ALTA SURVEY.

To:  
SUSAN L. THAMES  
FOUNDATION TITLE, LLC - WOODBURY  
WFG NATIONAL TITLE INSURANCE COMPANY  
BENEFICIAL BANK;  
its successors and/or assigns, ATIMA  
TO ALL PERSONS AND PARTIES OF INTEREST:  
I HEREBY DECLARE THAT THIS SURVEY WAS  
ACTUALLY MADE ON THE GROUND AS PER  
RECORD DESCRIPTION AND IS CORRECT AND  
THERE ARE NO ENCROACHMENTS EITHER WAY  
ACROSS PROPERTY LINES EXCEPT AS SHOWN.

PLAN OF SURVEY  
BLOCK 3501 LOT 28.02

LOCATED AT  
42 BURR'S MILL ROAD  
TOWNSHIP OF SOUTHAMPTON, BURLINGTON COUNTY, NEW JERSEY

*AVI LUZON* DATE *2/8/17*

AVI LUZON  
PROFESSIONAL LAND SURVEYOR  
N.J. LICENSE # 36745

AVI LUZON  
PROFESSIONAL LAND SURVEYOR

83 KENSINGTON DRIVE  
MT. HOLLY, NEW JERSEY 08060  
(609) 261-4947

CREW: RK/CT	DRAWN: CC	CHECKED: AL
SCALE: 1"=60'	DATE: 02/08/2017	DWG. NO.: 17AL1141