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SEP 17 2020

LONG BEACH TOWNSHIP
6805 LONG BEACH BOULEVARD
BRANT BEACH, NEW JERSEY 08008
(609) 361-1000

OWEN, LITTLE & ASSOC. **LAND USE DEVELOPMENT APPLICATION**

TO BE COMPLETED BY TOWNSHIP STAFF ONLY

Date Filed _____ Docket No. _____
Application Fees _____ Escrow Deposit _____
Scheduled for: Review for Completeness _____ Hearing _____

1. SUBJECT PROPERTY (TO BE COMPLETED BY APPLICANT)

Location: 2415 Long Beach Boulevard
Tax Map: Page _____ Block 5.18 Lot(s) 16
Page _____ Block _____ Lot(s) _____
Dimensions Frontage 75.44' Depth 93' Total Area +/- 7,015
Zoning District C - General Commercial

2. APPLICANT

Name: New Cingular Wireless PCS, LLC ("AT&T")

Address: One AT&T Way, Bedminster, NJ 07921

Telephone Number: Home: _____ Local: _____

Work: 973-401-1111 (Attorney) FAX: 973-401-1114

Applicant is a Corporation _____ Partnership _____ Individual _____

Other (Please Specify) LLC

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 requirement 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.) **SEE ATTACHED CORPORATE OWNERSHIP DISCLOSURE STATEMENT**

Name: _____ Address: _____

Name: _____ Address: _____

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

Owner's Name: LBI Cablevision, LLC

Address: 1 Comcast Center, 32nd Floor, Philadelphia, PA 19103

Telephone Number:

Home: _____ Work: _____ Local: _____

Relationship of the applicant to the property in question:

Owner: _____ Lessee: X Purchaser Under Contract: _____ Other: _____

4. PROPERTY INFORMATION:

Deed restrictions, covenants, easements, rights of way, association by-laws or other dedication existing or proposed on the property:

Yes (attach copies) _____ No X Proposed N/A

Note: All deed restrictions, covenants, easements, rights of way, association by-laws, or other dedications existing and proposed must be submitted for review.

Site Plan and/or conditional use applicants:

Proposal for: New Structure X Expanded Area _____ Alteration _____

Expansion of structure _____ Change of Use _____ Sign _____

Other (please specify) _____

Has this property been the subject of any prior application(s) to the Planning Board or Zoning Board of Adjustment: Yes X No _____. If so, please attach the date(s), the relief sought, the disposition of the case and a copy of the resolution(s). Applicant does not have information, however a tower with carriers was approved.

Is the subject property located on:

A County Road: Yes X No _____; A State Road: Yes _____ No X; within 200 feet of a municipal boundary: Yes _____ No X.

Present use of the premises: Telecommunications

6. Applicant's Attorney: Judith A. Fairweather, Esq.
 Address: PinilisHalpern, LLP , 160 Morris Street, Morristown, NJ 07960
 Telephone Number: 973-401-1111 Fax Number: 973-401-1114
7. Applicants Engineer: Gregory Nawrotzki, PE, GT Wireless Engineering
 Address: 600 W 246th Street, Apt 901 Bronx, NY 10471
 Telephone Number: 617-694-4291 Fax Number: _____
8. Applicant's Planning Consultant: N/A
 Address: _____
 Telephone Number: _____ Fax Number: _____
9. Applicant's Architect: N/A
 Address: _____
 Telephone Number: _____ Fax Number: _____
10. 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 Number: _____ Fax Number: _____

11. APPLICATION REPRESENTS A REQUEST FOR THE FOLLOWING:

SUBDIVISION: N/A

- Minor Subdivision Approval
 Subdivision Approval (Preliminary)
 Subdivision Approval (Final)

Number of lots to be created _____ Number of proposed dwelling units _____ (if applicable)

Area and dimensions of each proposed lot _____

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: N/A

Request for Waiver from Site Plan Review and Approval.

Reason for request:

Informal Review N/A

Appeal decision of an Administrative Officer [N.J.S. 40:55D-70a]

Map or Ordinance Interpretation or Special Question [N.J.S. 40:55D-70b]

Variance Relief (hardship) [N.J.S. 40:55D-c(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]

12. Section(s) of Ordinance from which a variance is requested:

N/A

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

See attached.

14. Attach a copy of the proposed 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.

See attached proposed Notice.

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)

Addition of a generator to the existing site in the existing leased area.

16. Is public water line available? N/A

17. Is public sanitary sewer available? N/A

18. Does the application propose any lighting? N/A

19. Have any proposed new lots been reviewed with the Tax Assessor to determine appropriate lot and block number? No

20. Are any off-tract improvements required or proposed? No

21. Is the subdivision to be filed by Deed or Plat? N/A

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

| | Yes | No | Date Plans Submitted |
|--|---------------|---------------|------------------------------|
| <u> </u> Long Beach Township Fire Prevention Bureau | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Long Beach Township Water & Sewer Department | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Long Beach Township Public Works Department | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Long Beach Island Health Department | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Ocean County Planning Board | <u>X</u> | <u> </u> | <u>9/9/20 - under review</u> |
| <u> </u> Ocean County Soil Conservation District | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> NJ Department of Environmental Protection | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Sanitary Sewer Connection Permit | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Sewer Extension Permit | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Waterfront Development Permit | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Wetlands Permit | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Tidal Wetlands Permit | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> FEMA | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> NJ Department of Transportation | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Other <u> </u> | <u> </u> | <u>X</u> | <u> </u> |
| <u> </u> Other <u> </u> | <u> </u> | <u>X</u> | <u> </u> |

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

24. List of Maps, Reports and other materials accompanying the application (attach additional pages as required for complete listing).

The documentation must be received by the Board Secretary at least twenty-one (21) days prior to the meeting at which the application is to be considered, or as otherwise required in the Land Development Ordinance. A list of the professional consultants is attached to the application form.

| Quantity | Description of Item |
|----------|----------------------------------|
| | See enclosed transmittal letter. |
| | |
| | |

25. 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.

| | Applicant's Professional | Reports Requested |
|-------------------------------------|--------------------------|-------------------|
| <input checked="" type="checkbox"/> | Attorney | All |
| <input checked="" type="checkbox"/> | Engineer | All |
| | | |
| | | |

CERTIFICATION

26. I certify that the foregoing statements and the materials submitted are true, and waive all applicable time limits until the first public hearing of this application. 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.]

9/9/20
DATE

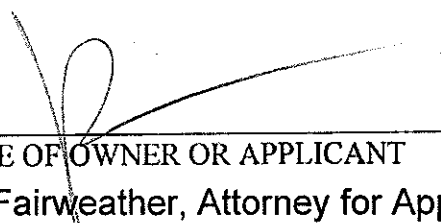

SIGNATURE OF APPLICANT
Judith A. Fairweather, Attorney for Applicant

DATE

See attached Consent
SIGNATURE OF OWNER

27. I, the Developer/Applicant understand that a sum, to be determined by the Administrative Officer, will be deposited in an Escrow Account, in accordance with the Ordinances of the Township of Long Beach. I further understand that the escrow account is established to cover the cost of professional services including engineering, planning, legal and/or other expenses associated with the review of the submitted materials. Sums not utilized in the review process shall be returned. 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, the Developer/Applicant, as signed below, acknowledge familiarity with the procedures set forth in the Township of Long Beach Land Development Ordinance for submittals and required action and agree to be bound by it.

9/9/20
DATE


SIGNATURE OF OWNER OR APPLICANT
Judith A. Fairweather, Attorney for Applicant

TOWNSHIP OF LONG BEACH PROFESSIONAL CONSULTANTS

Engineer

Frank J. Little, Jr., P.E., P.P., C.M.E.
Owen, Little & Associates, Inc.
443 Atlantic City Boulevard
Beachwood, NJ 08722
(732) 244-1090
(732) 341-3412 (FAX)

Land Use Board Attorney

Carol Katz Sicheri, Esquire
Sicheri & Sicheri, P.C.
P.O. Box 696
Manahawkin, NJ 08050
(609) 597-9261
(609) 597-1536 (FAX)

DRAFT

DRAFT

**NOTICE OF PUBLIC HEARING
Township of Long Beach Land Use Board
County of Ocean, State of New Jersey**

PLEASE TAKE NOTICE that New Cingular Wireless PCS, LLC (AT&T) (“Applicant”) filed an application with the Township of Long Beach Land Use Board for minor site plan approval to place a gas generator in the existing compound of its telecommunication site on property located at 2415 Long Beach Boulevard, Long Beach Township, New Jersey and is designated on the Tax Maps as Block 5.18, Lot 16. (“Property”). The Property is located in the C Zone.

TAKE FURTHER NOTICE that the Applicant also seeks such approvals, waivers and variances from the requirements of the Zoning Ordinance as may be deemed necessary or required by Township of Long Beach Land Use Board at the hearing in this matter.

TAKE FURTHER NOTICE that the Township of Long Beach Land Use Board will meet at 7:00 p.m. prevailing time, on Wednesday, October 14, 2020 in the James J. Mancini Administration Building, 2nd Floor Multi-purpose Room, 6805 Long Beach Boulevard, Brant Beach, New Jersey at which time opportunity will be given to all those in interest to be heard and at which time the Board may approve, modify or deny the application. Any interested party may appear at the aforesaid hearing, either in person, or by their attorney, and be given the opportunity to be heard with respect to the aforesaid application.

TAKE FURTHER NOTICE that the application for development and all supporting maps, site plans and documents are on file for public inspection in the Land Use Board office, 6805 Long Beach Boulevard, Brant Beach, New Jersey and is available for inspection during normal business hours.

This notice is given pursuant to N.J.S.A. 40:55D-1 et seq.

New Cingular Wireless PCS, LLC (AT&T)

PinilisHalpern LLP
Judith A. Fairweather, Esq.
160 Morris Street
Morristown, NJ 07960
(973) 401-1111
Attorneys for the Applicant

CORPORATE OWNERSHIP DISCLOSURE STATEMENT
NEW CINGULAR WIRELESS PCS, LLC

- I. In accordance with *N.J.S.A. 40:55D-48.1 & 48.2*, please be advised that New Cingular Wireless PCS, LLC is owned by AT&T Mobility II LLC.
- A. AT&T Mobility II LLC, which has a business address at 1025 Lenox Park Blvd., NE, Atlanta, GA 30319, is owned by Centennial Communications Corp; AT&T Mobility LLC; BellSouth Mobile Data, Inc. and New Cingular Wireless Services, Inc.
1. Centennial Communications Corp, which has a business address at 1025 Lenox Park Blvd., NE, Atlanta, GA 30319, is owned by AT&T Inc.
 - a. AT&T Inc., which has a business address at 208 S. Akard Street, Dallas, TX 75202, is a publicly traded corporation with no individual or entity holding a 10% or greater interest.
 2. BellSouth Mobile Data, Inc., which has a business address at 1025 Lenox Park Blvd., NE, Atlanta, GA 30319, is owned by AT&T Inc. (disclosure information for this entity is provided above).
 3. AT&T Mobility LLC, which has a business address at 1025 Lenox Park Blvd., NE, Atlanta, GA 30319, is owned by SBC Telecom, Inc.; SBC Long Distance, LLC; and BellSouth Mobile Data, Inc.
 - a. SBC Telecom, Inc., which has a business address at 208 S. Akard Street, Dallas, TX 75202, is owned by AT&T Teleholdings, Inc.
 - i. AT&T Teleholdings, Inc., which has a business address at 208 S. Akard Street, Dallas, TX 75202, is owned by AT&T Inc. (disclosure information for this entity is provided above).
 - b. SBC Long Distance, LLC, which has a business address at 208 S. Akard Street, Dallas, TX 75202, is owned by SBC Telecom, Inc. (disclosure information for this entity is provided above).
 - c. Disclosure information for BellSouth Mobile Data, Inc. is provided above.
 4. New Cingular Wireless Services, Inc., which has a business address at 1025 Lenox Park Blvd., NE, Atlanta, GA 30319, is owned by AT&T NCWS Holdings, Inc.
 - a. AT&T NCWS Holdings, Inc., which has a business address at 1025 Lenox Park Blvd., NE, Atlanta, GA 30319, is owned by BellSouth Mobile Data, Inc. (disclosure information for this entity is provided above) and SBC Telecom, Inc. (disclosure information for this entity is provided above).