

**CITY OF CAMDEN
DEPARTMENT OF PLANNING & DEVELOPMENT**

**DIVISION OF PLANNING
&
ZONING**



**SITE PLAN APPLICATION AND
SUBMISSION ITEMS PACKAGE**

Any question please contact:
Angela Miller, Planning Board Secretary
(856) 757-7214

**SITE PLAN APPLICATION
CHECKLIST**

CHECK IF COMPLETED

FOR OFFICE USE ONLY

- 1. Zoning Application
- 2. Site Plan Applications & Site Plans (15 copies of both)
- 3. Proof of ownership (i.e. Deed, Tax Bill and/or Lease)
- 4. Signed Escrow Fee Agreement

PRIOR TO SUBMISSION OF ANY SITE PLAN APPLICATIONS EVERY APPLICANT MUST CALL FOR A PRE-APPLICATION CONFERENCE.

IT IS STRONGLY ADVISED THAT THE APPROPRIATE PROFESSIONALS BE PRESENT AT SAID MEETING.

PRE-APPLICATION CONFERENCE FEE: \$500.00

(ACCORDING TO SECTION 577-270 OF THE CITY'S ZONING CODE)

***NOTE:**

- A. Incomplete applications will not be processed.**
- B. Submission hours are 8:30am to 4:30pm, Monday through Friday. All applications must be stamped "received" by the Division of Planning. No outside drop-offs will be processed.**
- C. All plans must be folded with *Title Block* facing upward.**
- D. Whenever public notice is required, the Division of Planning shall prepare procedures for said notification and advise applicant of its readiness.**

The following checklist pertains to PLOT PLANS:

| Check if Completed | For Office Use Only |
|--|---------------------|
| <u>X</u> 1. Name and Address of owner and applicant SEE GI101 | _____ |
| <u>X</u> 2. Name, signature, licenses #, seal and address of engineer, land surveyor, architect, professional planner, and/or landscape architect (as applicable). ALL SHEETS | _____ |
| <u>X</u> 3. Title block denoting type of application, tax map sheet, county municipality, block and lot, and street address. ALL SHEETS | _____ |
| <u>X</u> 4. Key map not less the 1" – 1000" showing location of tract to surrounding street, municipal boundaries, etc. within 500'. SEE GI101 | _____ |
| <u>X</u> 5. Schedule for required and proposed zone requirements for Lot area, frontage, setbacks, imperious coverage, parking, etc. SEE Lot area, frontage, setbacks, imperious coverage, parking, etc. CS100 | _____ |
| <u>X</u> 6. North arrow to top of sheet, scale and graphic scale. ALL PLAN SHEETS | _____ |
| <u>X</u> 7. Signature block for board chair, secretary, zoning officer/ administrative officer and engineer. SEE GI101 | _____ |
| <u>X</u> 8. Date of property survey SEE VT-100 | _____ |
| <u>X</u> 9. Acreage of tract to nearest tenth SEE CS100 ZONING TABLE | _____ |
| <u>X</u> 10. Date or original and all revisions ALL SHEETS | _____ |
| <u>X</u> 11. Size and location of existing or proposed structures and their dimension of setbacks SEE CS100, CS101 | _____ |
| <u>X</u> 12. Location and dimensions of any existing or proposed streets SEE CS100 | _____ |
| <u>N/A*</u> 13. All proposed lot lines and area of lots in square feet | _____ |
| <u>N/A*</u> 14. Copy of and plan delineation of any existing or proposed deed restriction NO EXSTING OR PROPOSED DEED RESTRICTIONS | _____ |
| <u>N/A*</u> 15. Any existing or proposed easement or land reserved or dedicated for public use NO EXSTING OR PROPOSED EASEMENTS, RESERVATIONS, OD DEDICATIONS | _____ |
| <u>X</u> 16. Existing streets, other right-of-way or easements; water courses, wetlands, soils floodplains, or other environmentally Sensitive area within 200' of tract | _____ |
| <u>X</u> 17. Topographical features of subject property from USGS 7.5 minute maps SEE GI101 | _____ |

* NOT APPLICABLE - SUBMISSION IS AMENDING A PREVIOUSLY APPROVED SITE PLAN.

CHECK IF COMPLETED

FOR OFFICE USE ONLY

- X PREVIOUSLY DEVELOPED SITE NO EXISTING OR PROPOSED WOODED AREAS ON SITE
- X 18. Boundary, limits, nature and extent of wooded areas, Specimen trees and other significant physical features _____
- X 19. Drainage calculations DRAINAGE MEMO INCLUDED _____
- X 20. Proposed utilities: sanitary sewer, water, storm water management, telephone, cable TV and electric SEE CG101, CG501, CU101 _____
- X 21. Soil erosion and sediment control plan if more than 5000 sq. ft. SEE CE101, CE501 _____
- N/A* 22. Spot and finished elevations at all property corners, corners of Structures, existing or proposed first floor elevations _____
- X 23. Construction details road and paving cross-sections and profiles if no profiles needed SEE CS501 _____
- N/A* 24. Lighting plan and details _____
- X 25. Landscape plan and details _____
- X 26. Site identification signs, traffic control signs, and directional signs SEE CS201 _____
- N/A* 27. Sight triangles NO PROPOSED CHANGES TO 11TH STREET INTERSECTION _____
- X 28. Vehicular and pedestrian circulation patterns SEE CS201 _____
- X 29. Parking plan indicating spaces, size and type aisle width internal Collectors, curb cuts, drives and driveways and all ingress and Egress areas with dimensions SEE CS100, CS101, CS201 _____
- N/A* 30. Preliminary architectural plan and elevations _____
- N/A* 31. Environmental impact report, parcels 2 acres or larger _____
- X 32. Plan paper size should be 24 by 36 _____

* NOT APPLICABLE - SUBMISSION IS AMENDING A PREVIOUSLY APPROVED SITE PLAN.

**PURSUANT TO THE CODE OF THE CITY OF CAMDEN
(ARTICLE I, SECTION 233-4)**

SITE PLAN APPLICATION

(Please Answer ALL Questions)

APPLICANT SC Garden State Growth Zone Urban Renewal Development Entity, Inc.

ADDRESS One Subaru Drive, Camden, NJ 08103

TELEPHONE# 609-805-9815

FAX# 609-452-1147

OWNER OF PROPERTY SAME
(if other than applicant)

ADDRESS SAME

TELEPHONE 609-805-9815

**IF APPLICANT IS INCORPORATE OR A PARTNERSHIP, LEGAL REPRESENTATION IS REQUIRED.
PLEASE PROVIDE THE FOLLOWING:**

ATTORNEY'S NAME Troutman Pepper Hamilton Sanders LLP - Thomas M. Letizia, Esquire

ADDRESS 301 Carnegie Center, Suite 400, Princeton, NJ 08540

TELEPHONE# 609-951-4138

FAX# 609-452-1147

EMAIL ADDRESS thomas.letizia@troutman.com

PLEASE PROVIDE THE FOLLOWING INFORMATION BELOW:

ENGINEER AND/OR ARCHITECT NAME Langan

ADDRESS 1618 Market Street, Suite 3300, Philadelphia, PA 19103

TELEPHONE# 215-845-8900

FAX# 215-845-8901

ADDRESS OF DEVELOPMENT One Subaru Drive

BLOCK NO.(S) 1459

LOT NO.(S) 9

ZONE OLI / Gateway Redevelopment Plan

PRESENT USE(S) Commercial - office

DESCRIBE PROPOSED USES (S):
(attach separate sheet if needed)

Application is for amended site plan approval to increase queuing capacity at the 11th Street entrance by adding an additional lane and relocating the guard booth and gate arms further into the site. Some new parking spaces will be constructed in the north end of the parking lot to compensate for spaces lost near 11th Street. Impervious cover on-site will be reduced.

Ownership Disclosure

Application of SC Garden State Growth Zone Urban Renewal Development Entity, Inc.

SC Garden State Growth Zone Urban Renewal Development Entity, Inc. is a wholly owned subsidiary of Subaru of America, Inc.

One Subaru Drive
Camden, NJ 08103

Subaru of America, Inc. is a wholly owned subsidiary of Subaru USA Holdings, Inc.

One Subaru Drive
Camden, NJ 08103

Subaru USA Holdings, Inc. is a wholly owned subsidiary of Subaru Corporation.

One Subaru Drive
Camden, NJ 08103

Subaru Corporation is a company publicly traded on the Japanese Stock Exchange.

Ebisu Subaru Building
1-20-8, Ebisu, Shibuya-ku
Tokyo 150-8554

DOES THIS APPLICATION INCLUDE:

1. AN ADDITION OF 1,000 SQ. FT. OR MORE TO AN EXISTING STRUCTURE?
(Please circle) ~~YES~~ NO
2. AN ADDITION OF 1,000 SQ. FT. OR MORE OF PAVING AREA FOR OFF-STREET PARKING?
(Please circle) ~~YES~~ NO

THIS APPLICANT CERTIFIES THAT THE ABOVE INFORMATION HAS BEEN COMPLETED TO THE BEST OF HIS/HER KNOWLEDGE.

12/11/2023
DATE

SC Garden State Growth Zone Urban
Renewal Development Entity, Inc

APPLICANT'S NAME (PLEASE PRINT)

Peggy Verdi
APPLICANT'S SIGNATURE

By: Peggy Verdi
Vice President, Human Resources and Administration

X

PLEASE READ

ASSESSMENT CERTIFICATION

Section A: Applicant shall complete

SECTION A

OWNER

Name of OWNER of Property SC Garden State Growth Zone Urban Renewal Development Entity, Inc.

Address: One Subaru Drive, Camden, NJ 08103

SEARCH Address: _____

Block: 1459

Lot: 9

Account: 32290

Section B: Applicant shall take this form to the City of Camden Tax Office, Room 117 (1st floor) for completion to indicate whether taxes are paid up to date. Applicant must also go to the PNC Bank (Broadway & Market St) for water and sewer to make sure water/sewer is paid up to date.

Upon completion, this form shall be submitted with original application. **NO APPLICATIONS WILL BE ACCEPTED** -if any money is owed for Taxes or Water/Sewer, no permit can be issued until accounts are paid in full-proof of payment must be brought back before turning application in.

Section C: **TAX OFFICE & PNC BANK**

An application for Zoning/Sign permit has been submitted to the Division of Planning. Please check your records to be certain that the account is current

I HEREBY CERTIFY THAT THE PROPERTY ASSESSMENT ARE:

| Account Type | City of Camden | Due date | Amount Owed | Other |
|-------------------|----------------|----------|-------------|------------|
| (Taxes/W&S/Other) | Camden Office | | | |
| (Taxes/W&S/Other) | Date | | -0- | AM 12-6-23 |
| (Taxes/W&S/Other) | | | | |
| (Taxes/W&S/Other) | | | | |

COMMENTS: _____

DATED: _____

PREPARED BY: _____