



December 18, 2020

Ms. Denise Nellis
Borough of Keyport
PO Box 60
Keyport, New Jersey 07735-0060

**RE: Hudson Pointe
Lots 8 & 9, Block 120 and Lots 42, 48, 49, 50, 51 & 52, Block 130
Keyport Borough, Monmouth County, NJ**

Dear Ms. Nellis:

Enclosed please find the following for review:

- ✓ 9 sets of our Preliminary and Final Major Site Plan, last revised 12/9/20.
- ✓ 9 copies of the Application Forms.
- ✓ 1 copy of Certified Property Owners List dated 10/23/20.
- ✓ 2 sets of our Stormwater Management Report, last revised 10/30/20.

The following changes to the plan have been made in response to comments made during our TRC on 12/1/20:

- 1) The Stormwater system has been moved away from driveways and decks.
- 2) Turn templates are shown along the refuse truck path. Fire truck's turning radii were also analyzed, however only the most restrictive path is shown on the plan for clarity.
- 3) The location of the construction trailer is indicated in a detail on the dimension plan.
- 4) Sidewalk has been extended along Maple for the length of the proposed single family lots.
- 5) Various other revisions were made for clarity and thoroughness.

If you should have any further questions, or require additional copies or information, please feel free to call.

Sincerely,
WJH ENGINEERING


Jonathan Damora, EIT

C: Len Rubenstein
John Kling
Sal Alfieri Esq.

APPLICATION TO THE KEYPORT UNIFIED PLANNING BOARD

1. SUBJECT PROPERTY

Location: 75 Manchester Avenue

Tax Map: Block 120 Lot(s) 8 & 9
130 42, 48, 49, 50, 51 & 52

Dimensions: Frontage 545.3 Depth _____ Total Area 2.51

Zone District: LI - Limited Industrial Zone District and RA - Residential zone district.

Location of the property is approximately 0 feet from the intersection of
Maple Street and Manchester Avenue.

The property is located within 200 feet of another municipality: ☒ NO ☐ YES
If yes, name of municipality _____

The property fronts on a County Road or State Hwy: ☒ NO ☐ YES

COUNTY ROUTE NO. _____ STATE HWY NO. _____

2. APPLICANT INFORMATION

Full Legal Name: Hudson Pointe at Keyport, LLC

Address: 234 Boundary Road, Unit 104 Marlboro, NJ 07746
(Street) (City) (State) (Zip)

Telephone Numbers: DAY 732-414-1777 EVENING 732-414-1777

Applicant is a: ☒ Corporation ☐ Partnership ☐ Sole Proprietor ☐ Resident

3. OWNER IF DIFFERENT FROM APPLICANT

If the owner of the property is someone different from the Applicant, then please complete the following:

Owner's Name: _____

Address: _____
(Street) (City) (State) (Zip)

Telephone Numbers: DAY _____ EVENING _____

4. ADDITIONAL PROPERTY INFORMATION

Restrictions, covenants, easements, homeowners/condo association by-laws, existing or proposed on the property:

___ YES (attach copies and/or copy of deed) ___ PROPOSED (attach description) ___ NONE

NOTE: All Deeds Restrictions, covenants, easements, association by-laws, either existing or proposed, must be submitted for review, and must be written in easily understandable English in order to be approved.

Present use of the premises and proposed use (describe in detail):
Existing vacant building that has been deemed in need of redevelopment under a Redevelopment Plan .
The proposed use of the property will be a mix of 7 multi-family units, 48 apartment units, and 2 single
family homes. (Copy of Redevelopment Agreement enclosed).

5. APPLICANT'S EXPERTS / REPRESENTATIVES

Applicant Attorney: Cleary Giacobbe Alfieri Jacobs, LLC - Salvatore Alfieri, Esq.
(Name and Firm if Applicable)

Address: 955 State Route 34, Ste. 200 Matawan NJ 07747
(Street) (City) (State) (Zip)

Telephone: 732-583-7474 Fax _____

Applicant Engineer: WJH Engineering - Walter Joseph Hopkin, PE, PP, CME
(Name and Firm if Applicable)

Address: 257 Monmouth Road, Bldg. A, Ste. 7 Oakhurst NJ 07755
(Street) (City) (State) (Zip)

Telephone: 732-223-1313 Fax _____

Applicant Planning Consultant: _____
(Name and Firm if Applicable)

Address: _____
(Street) (City) (State) (Zip)

Telephone: _____ Fax _____

Applicant Traffic Engineer: _____
(Name and Firm if Applicable)

Address: _____
(Street) (City) (State) (Zip)

Telephone: _____ Fax _____

6. OTHER EXPERTS

List any other expert(s) who will submit a report and/or testify on behalf of the Applicant.

Name: _____ Field of Expertise: _____

Address: _____
(Street) (City) (State) (Zip)

Telephone: _____ Fax _____

7. RELIEF BEING REQUESTED

SUBDIVISION APPROVAL

____ Minor Subdivision

____ Major Subdivision

____ Major Subdivision – Final

____ Number of Lots to be Created

____ Number of Proposed Dwelling Units

Note: A "Plan of Subdivision" must be submitted in accordance with the submission requirements set forth in the Submission Checklist and the Borough of Keyport Ordinance.

SITE PLAN APPROVAL

☒ Major Site Plan Approval _____ Minor Site Plan Approval _____

____ Preliminary Site Plan Approval (phases – if applicable) _____

____ Final Site Plan Approval (phases – if applicable) _____

____ Amendment or Revision to an Approval Site Plan (Area to be disturbed – square feet)

____ Request for a Waiver from Site Plan Review and Approval. Reason for Request: _____

OTHER

_____ Informal Review of _____

_____ Appeal Decision of the Zoning Officer (N.J.S.A. 40:55D-70.a.) Describe nature of appeal: _____

_____ Interpretation of Map or Ordinance, or Decisions upon Special Questions (N.J.S.A. 40:55D 70.b.) Explain: _____

_____ Variance Relief-Hardship (N.J.S.A. 40:55D-70c (1)) Provide Reasons: _____

_____ Variance Relief-Substantial Benefit (N.J.S.A. 40:55D-70c (2)) Provide Reasons: _____

_____ Variance Relief-Use (N.J.S.A. 40:55D-70cd) Provide Reasons: _____

	<u>EXISTING</u>	<u>PROPOSED</u>	<u>REQUIRED</u>
Minimum lot area:*	*Multiple uses proposed, please see attached zoning table for existing, proposed, and required requirements.		
Building coverage limit:*	_____	_____	_____
Front yard setback:*	_____	_____	_____
Side yard setback:*	_____	_____	_____
Rear yard setback:*	_____	_____	_____
Roadway setback:	_____	_____	_____
Impervious coverage limit:	_____	_____	_____
Parking spaces:*	_____	_____	_____
Building height:*	_____	_____	_____

*DENOTES ITEMS REQUIRED ON THE SITE PLAN.

7. SUBMISSION REQUIREMENTS

The Applicant is required to submit each of the following, unless otherwise noted:

- A. Application: An Original and nineteen (19) copies to the Board Secretary (Total 20) must be submitted (with attached site plan, plot plan, survey and/or other pertinent documents).
- B. Escrow Agreement (Form #1): Sign and submit with original copy of application
- C. Notice of Public Hearing (Form #2): DO NOT MAIL TO PROPERTY OWNERS UNTIL AUTHORIZED TO DO SO BY THE BOARD'S SECRETARY. Submit a draft copy (leaving date of hearing blank) and submit with original application. *(Not required for minor subdivision where no variances are requested)*
- C. Affidavit of Publication – Asbury Park Press: Evidencing that the Notice of Public Hearing (Form #3) was published at least ten (10) days prior to the hearing date: (DO NOT PUBLISH NOTICE IN NEWSPAPER UNTIL AUTHORIZED TO DO SO BY THE BOARD'S SECRETARY) Submit to the Board's Secretary as soon as received by the newspaper. (Not required for minor subdivision where no variances are requested)
- D. Affidavit of Service – with attachments (Form #4). Submit to the Board's Secretary along with Original copies of Certified Mail Receipts stamped by the US Post Office as to the date of mailing, and a copy of the Notice of Public Hearing (Form #2) with hearing date.
- E. Tax Payment Certification (Form #5). Submit with Original copy of Application.

8. OTHER APPROVALS, WHICH MAY BE REQUIRED, AND THE DATES THAT PLANS/APPLICATIONS WERE SUBMITTED:

AGENCY OR PERMIT	YES	NO	DATE PLANS SUBMITTED
Borough of Keyport Health Dept	_____	_____	_____
Borough of Keyport Planning Board	_____	_____	_____
Freehold Soil Conservation District	X	_____	10/13/20
NJ Dept. of Transportation	_____	_____	_____
JCP&L	_____	_____	_____
Other: _____	_____	_____	_____

*NJ Dept of Environmental Protection

*Check nature of approval(s) needed on next page:

____ Sewer Extension Permit; ____ Sanitary Sewer Connection Permit; ____ Potable Water Construction Permit;
____ Stream Encroachment Permit; ____ Wetlands Permit; ____ Tidal Wetlands Permit; ____ Other _____

List of Maps, Reports and other materials accompanying this application (attach additional pages as required for complete listing): _____

9. OTHER INFORMATION ATTACHED IN SUPPORT OF YOUR APPLICATION.

(List specific information attached and its importance/significance to your application): _____
Redevelopment Plan that outlines the allowable uses of the property.

10. CERTIFICATIONS

APPLICANT

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 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 application must be signed by an authorized corporate officer as indicated in a resolution of the corporation which must be attached hereto. If the applicant is a partnership, this must be signed by a general partner).

Sworn to and subscribed before me this

29 day of Oct., 2020

Marla Johnson
NOTARY PUBLIC

MARLA A JOHNSON
NOTARY PUBLIC
STATE OF NEW JERSEY
ID # 2396615

MY COMMISSION EXPIRES MAY 20, 2025

X

SIGNATURE OF APPLICANT

John Kling, Managing Member

Applicant's Name (Print)

OWNER (IF DIFFERENT FROM APPLICANT)

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 by the applicant, and the decision of the Board in this matter.

Sworn to and subscribed before me this

_____ Day of _____, 20____

NOTARY PUBLIC

X

SIGNATURE OF OWNER

Owner's Name (Print)

ESCROW AGREEMENT

THIS AGREEMENT (the "Agreement") is entered into this 29 day of October 2020 by and between the KEYPORT UNIFIED PLANNING BOARD (the "Board") and Hudson Point at Keyport, LLC (the "Applicant").

1. **PURPOSE.** The Board authorizes its professional staff to review, inspect, report to the Board, and study all plans, documents, statements, improvements and provisions submitted by the Applicant to the Board or pursuant to relief granted to the Applicant by the Board. The Board is entitled to reimbursement from an Applicant for all reasonable costs/fees incurred by the Applicants in accordance with N.J.S.A 40:55D-8, and N.J.S.A 40:55D-53 et seq. of the New Jersey Municipal Land Use Law ("MLUL").

2. **ESCROW ESTABLISHED.** The Board, Borough and Applicant, in accordance with the provisions of this Agreement, hereby create an escrow deposit account to be established with the finance office of the Borough of Keyport.

3. **ESCROW FUNDED.** The Applicant, by execution of this Agreement, shall pay to the Borough to be deposited in the account referred to in paragraph 2 above.

4. **INCREASE IN ESCROW AMOUNT DEPOSITED.** If, during the existence of this escrow agreement, the funds deposited into said escrow account are insufficient to cover any voucher or bill submitted by the Board's professional staff, the applicant shall, within fourteen (14) days of receipt of a notice from the Board or the Borough that a deficiency in the escrow exists, provide such funding as required to fund the existing deficit as well as to pay for projected costs and fees associated with the ongoing professional reviews, inspections, etc., pursuant to applicable Borough ordinances governing the same, as well as the MLUL.

5. **DISPUTES AND APPEALS.** Should any disputes arise by and between the applicant and the Borough and/or the Board with respect to either the funding of, or payment from, the escrow account established herein, then the settlement of any and all disputes, including appeals from any decisions made by the Borough and/or the Board regarding such escrow account shall be made as called for by the applicable ordinance of the Borough of Keyport and the provisions of the MLUL.

6. **COLLECTION OF DELINQUENT ESCROW BALANCES.** Should the Applicant fail to adequately and on a timely basis fail to fund its escrow account so that the payment of necessary fees of the Board's professionals can be made in accordance with the law, then the Borough and/or Board shall be entitled to pursue all remedies available at either law of inequity, including but not limited to all amounts due, and simple interest at a rate of 18% per annum on all sums unpaid, beginning from 30 days after the applicant received notice of such deficiencies, if permitted by law. The Borough and/or Board shall be permitted to place a lien against any and

all properties within the Borough owned by the Applicant until such time as all sums due and owed have been paid. The Borough shall also have the right to withhold and/or suspend any building permits, the conduct of construction inspections, the issuance of certificates of occupancy, and other actions, unless and until all escrow deficiencies have been satisfied by the Applicant.

Date: 10-29-2020

X

SIGNATURE OF APPLICANT

John Kling, Managing Member

Owner's Name (Print)

Sworn to and subscribed before me this

29 day of October, 2020

Marla Johnson

NOTARY PUBLIC

MARLA A JOHNSON

NOTARY PUBLIC

STATE OF NEW JERSEY

ID # 2396615

MY COMMISSION EXPIRES MAY 20, 2025

Date: _____

BOROUGH OF KEYPORT

Date: _____

BOROUGH OF KEYPORT
UNIFIED PLANNING BOARD

FORM #4

AFFIDAVIT OF SERVICE

State of New Jersey :

County of Monmouth : S

John Kling, being of full age and duly sworn according to law, on his/her oath deposes and says that he/she resides at 2 Affirmed Court (Street Address)
in the Colts Neck Monmouth NJ
(City) (County) (State)

And that he/she did on _____, 20____, at least ten (10) days prior to the hearing date scheduled before the Unified Planning Board of the Borough of Keyport set for _____, 20____, give personal notice to all property owners within 200 feet of subject property of the application known as _____
(Street Address)

and being further known as Block _____ Lot _____ on the Tax Maps of the Borough of Keyport. Said notice was given by sending said notice by certified mail, return receipt requested. Notices were also served upon: _____ the Clerk of the Borough of Keyport, _____ the Monmouth County Planning Board, _____ Utility Companies.

A copy of the NOTICE OF PUBLIC HEARING is attached hereto, along with the CERTIFIED LIST OF PROPERTY OWNERS within 200 feet of the subject property provided to me by the Keyport Borough Tax Assessor's Office. All original CERTIFIED MAIL RECEIPTS are also attached hereto.

(Signature of Applicant)

John Kling
(Name of Applicant - Print)

Sworn and subscribed to before me
This 29 day of Oct., 2020

Marla Johnson
NOTARY PUBLIC

MARLA A JOHNSON
NOTARY PUBLIC
STATE OF NEW JERSEY
ID # 2396615
MY COMMISSION EXPIRES MAY 20, 2025

FORM #5

TAX PAYMENT CERTIFICATION

Pursuant to the New Jersey State Law, Chapter 174 of 1987, N.J.S.A. 40:55D-39e and N.J.S. 40:55D 65h, an applicant may be required to furnish proof that no taxes or assessments of local improvements are due or delinquent on the property for which any relief is being sought through the Unified Planning Board of the Borough of Keyport. An applicant must complete Section I of this form and request the Keyport Borough Tax Office to complete Section II which verifies that no taxes or assessments are due. When completed, the applicant should attach this form to the originally signed application that is to be submitted to the Board secretary.

SECTION I (To be completed by applicant):

2 Affirmed Ct.

I John Kling residing at 2111 Boundary Road, Unit 104
Colts Neck, NJ 07722 and making an application for
the following relief before the Unified Planning Board of the Borough of Keyport:

Regarding property known as Block 120 Lot(s) 8 & 9
130 on the Tax Map of the Borough of Keyport, located at: 75 Manchester Ave.,
whose owner of the record is Hudson Pointe at Keyport, LLC, who resides at
234 Boundary Rd., Unit 104, Keyport, NJ. I request the Tax Collector of the Borough of
Keyport to determine if all taxes and/or assessments are paid on the property that is the subject of
my application.

DATE OF REQUEST: _____

(Applicant's Signature)

John Kling, Managing Member

SECTION II (To be completed by the Keyport Borough Tax Collector)

I certify that:

- ☐ All taxes are paid up-to-date on the above referenced property
☐ All assessments due have been paid
☐ The following are delinquent and past due: _____

Date: _____

(Tax Collector) _____

FORM #7

**NOTICE OF ACTIONS TAKEN BY THE BOARD
BOROUGH OF KEYPORT**

Take notice that on the _____ day of _____, 200__ the Keyport
Unified Planning Board in the County of Monmouth took the following actions:

(Granted / Denied) to (Name) Hudson Pointe at Keyport, LLC for the property located at

(Address) 75 Manchester Avenue

Keyport, NJ 07735

Block 120 , Lot 8 & 9 and
130 , Lot 42, 48, 49, 50, 51 & 52

Approval to (a variance, site plan, preliminary subdivision, minor site plan, etc.) describe
development

Mixed residential uses : 7 multi-family units; 48 apartment units and 2 single-family homes.

**COMPLETION CHECKLIST
UNIFIED PLANNING BOARD**

Application Number: _____ Date Received: _____

Applicant: Hudson Pointe at Keyport, LLC

Property: Block 120 Lot(s) 8 & 9
130 42, 48, 49, 50, 51 & 52

Street Address: 75 Manchester Avenue, Keyport, NJ 07735

RECEIVED:

_____ Application Fee in Amount of \$ _____ Paid by: _____

_____ Escrow Deposit in Amount of \$ _____ Paid by: _____

_____ Certification of Taxes Paid

_____ Proposed "Notice of Public Hearing"

_____ Signed Escrow Agreement

_____ Certified List of Property Owners Within 200 Feet

ACTION TAKEN:

_____ Copy of Application to Board Attorney on: _____

_____ Copy of Application to Board Engineer on: _____

_____ Letter _____ "Completeness" _____ "Incompleteness" sent on: _____

_____ Hearing Date Set for: _____

NOTES: _____

Borough of Keyport

October 23, 2020

Larene Tullo

257 Monmouth Road

Building A, Suite 7

Oakhurst, NJ 07755

Re: Block 130 lots 42, 48, 50 , 51 & 52

Block 120 Lots 8 & 9

Dear Ms. Tullo:

Attached please find a list of owners with mailing addresses located within 200 ft of the above referenced block and lots located in the Borough of Keyport, as it appears in the 2020 year tax list.

Please note that the Keyport Borough Planning Board also requires that you notify all appropriate utility companies as well. A list of those companies and their addresses are enclosed.

If this office can be of further assistance, do not hesitate to call.

Yours Truly,



Michael Delre, CTA

OWNER & ADDRESS REPORT

KEYPORT

10/23/20 Page 1

120 B 89
130 42 48 49 50 51 52

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
120	3		2	RUTH, HOWARD J & JANETTE M 65 GREEN GROVE AVENUE KEYPORT, NJ 07735	65 GREEN GROVE	
120	4		2	CONWAY, JOHN J, JR & SHEILA A, TRUSTEES 63 GREEN GROVE AVENUE KEYPORT, NJ 07735	63 GREEN GROVE	
120	5		2	HINZ, DEBORAH L 61 GREEN GROVE KEYPORT, NJ 07735	61 GREEN GROVE	
120	6		2	LASCH, BETH 59 GREEN GROVE AVENUE KEYPORT, NJ 07735	59 GREEN GROVE	
120	6.01		2	MANIA, DANA 57 GREEN GROVE AVE KEYPORT, NJ 07735	57 GREEN GROVE	
120	7		2	VAN VLIET, GERTRUDE 53 GREEN GROVE AVE KEYPORT, N.J. 07735	53 GREEN GROVE AVE	
120	8		2	75 MANCHESTER, L.L.C. XJOE OPPEN 1660 49TH ST. BROOKLYN, NY 11204	MAPLE	
120	9		2	75 MANCHESTER, LLC C/O JOE OPPEN 1660 49TH ST. BROOKLYN, NY 11204	MAPLE	
120	10		2	KAHANE, REBECCA A 76 MANCHESTER AVENUE KEYPORT, NJ 07735	76 MANCHESTER	
120	11		2	BOYKO, TETYANA 633 LANE G HAZLET, NJ 07730	78 MANCHESTER	
120	12		2	BAKUN, ANDRZEJ 80 MANCHESTER AVENUE KEYPORT, NJ 07735	80 MANCHESTER	
120	13		2	HICKS, RANDY & JUDITH 82 MANCHESTER AVE KEYPORT, N J 07735	82 MANCHESTER	
120	14		2	LAENGLE, FRANCIS & CAROL 177 SEVENTH ST KEYPORT, NJ 07735	177 SEVENTH ST	L15
121	1		2	DELMEIER, LYLE J. 35 GREEN GROVE AVE KEYPORT, NJ 07735	35 GREEN GROVE	
121	2		2	RUITERMAN, SUSAN J 41 GREEN GROVE KEYPORT, NJ 07735	41 GREEN GROVE	
121	3		2	MALDONADO, PABLO & CONNIE 10 FIFTH STREET KEYPORT, NJ 07735	10 FIFTH STREET	
121	4		15F	COUNTY OF MONMOUTH-RECREATION 805 NEWMAN SPRINGS RD LINCROFT, N J 07738	GREEN GROVE AVE	
121	5		2	MENENDEZ, CHRISTOPHER P 42 MANCHESTER AVE KEYPORT, NJ 07735	42 MANCHESTER AVE	
121	6		2	OTTINA, CHERYL ATTN: RIVKA SENDER 4706 18TH AVE. XREAD PROP BROOKLYN, NY 11204	44 MANCHESTER	

OWNER & ADDRESS REPORT

KEYPORT

10/23/20 Page 2

120 8 29
130 42 48 49 50 51 52

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
121	7		2	PEREZ, MELINDA & FISLER, CHRISTOPHER 46 MANCHESTER KEYPORT, NJ 07735	46 MANCHESTER	
121	8		2	ORTIZ, NELSON 9 MAPLE PLACE KEYPORT, NJ 07735	MANCHESTER	
121	9		2	HAMMOND, RAYMOND JR & PATRICIA 51 GREEN GROVE KEYPORT, N.J. 07735	51 GREEN GROVE	
121	10		2	HAYNES, SOFIA MIELE & NATHAN 49 GREEN GROVE KEYPORT, NJ 07735	49 GREEN GROVE	
122	5		2	CIECIEFSKI, ROBERT & MICHELLE 26 MANCHESTER AVENUE KEYPORT, NJ 07735	26 MANCHESTER	
130	1		2	BRANDAUER, JACQUELINE 10 SPRING RD MILLSTONE TWP, NJ 08510	27 MANCHESTER	
130	2		2	JEFFCOAT, JAMES W SR & MILDRED & JOHN K 51 WAYNE AVE FREEHOLD, NJ 07728	25 MANCHESTER	
130	3		2	MASSEY, KATHERINE M, ET ALS 23 MANCHESTER KEYPORT, NJ 07735	23 MANCHESTER	
130	4		2	RIGGIO, JOSEPH V & SANTA 206 WOODCLIFF BLVD MORGANVILLE, NJ 07751	19 MANCHESTER AVENUE	
130	5		2	HILLWARD, RICHARD J. & MINERVA H&W 15 MANCHESTER AVE KEYPORT, N J 07735	15 MANCHESTER	
130	6		2	GAFFNEY, TIMOTHY 13 MANCHESTER AVE KEYPORT, N J 07735	12 MANCHESTER	
130	7		2	GAFFNEY, TIMOTHY 13 MANCHESTER AVE KEYPORT, N J 07735	13 MANCHESTER	
130	8		2	HUETTER, THOMAS G & CAROL LEE 123 THIRD STREET KEYPORT, N J 07735	123 THIRD	
130	9		2	WILLIAMS, RICHARD J JR 6 MANCHESTER COURT WENONAH, NJ 08090	131 THIRD	
130	10		2	CABAN, ANTONINO & JENNIFER 714 HOLMDEL ROAD HOLMDEL, NJ 08090	135 THIRD	
130	11		2	MCRAE, MONICA 37 FIFTH ST KEYPORT, NJ 07735	37 FIFTH	
130	12		2	ATKINS, DAVID R. P.O. BOX 579 KEYPORT, N J 07735	39 FIFTH ST	
130	13		1	EASTHILL PARTNERS INC %K. ALLEN-17 HAVEN WAY KEYPORT, NJ 07735	110 THIRD	
130	13	C01	2	HENNESSEY, CATHERINE & EDWARD 10 HAVEN WAY KEYPORT, NJ 07735	10 HAVEN WAY	

OWNER & ADDRESS REPORT

KEYPORT

10/23/20 Page 3

120 8 89
130 42 48 49 50 51 52

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
130	13	C02	2	WINTER, LINDA 11 HAVEN WAY KEYPORT, NJ 07735	11 HAVEN WAY	
130	13	C03	2	HAHN, AMANDA 12 HAVEN WAY, UNIT 3 KEYPORT, NJ 07735	12 HAVEN WAY	
130	13	C04	2	AGUIRRE, VALERIE 13 HAVEN WAY, APT 4 KEYPORT, NJ 07735	13 HAVEN WAY	
130	13	C05	2	THOMA, NANCY 14 HAVEN WAY KEYPORT, NJ 07735	14 HAVEN WAY	
130	13	C06	2	MUCCINO, FRANK 15 HAVEN WAY KEYPORT, NJ 07735	15 HAVEN WAY	
130	13	C07	2	FLORENTO, ANDREW 16 HAVEN WAY KEYPORT, NJ 07735	16 HAVEN WAY	
130	13	C08	2	ROBERTSON, PAUL D 17 HAVEN WAY KEYPORT, NJ 07735	17 HAVEN WAY	
130	13	C09	2	ERNO, CAROLE 18 HAVEN WAY KEYPORT, NJ 07735	18 HAVEN WAY	
130	13	C10	2	VACCA, AMALIA 19 HAVEN WAY KEYPORT, NJ 07735	19 HAVEN WAY	
130	13	C11	2	STAHLEY, JOSEPH & BARBARA 20 HAVEN WAY KEYPORT, NJ 07735	20 HAVEN WAY	
130	13	C12	2	BROCKUP, DAWN 139-7 THIRD ST KEYPORT, NJ 07735	139-7 THIRD ST	
130	13	C13	2	SCHULT, HOLLY 139-6 THIRD ST KEYPORT, NJ 07735	139-6 THIRD ST	
130	13	C14	2	LI, ELLIE H 139-5 THIRD STREET KEYPORT, NJ 07735	139-5 THIRD ST	
130	13	C15	2	PETTY, JOEL MICHAEL 139 THIRD ST, UNIT 4 KEYPORT, NJ 07735	139-4 THIRD ST	
130	13	C16	2	OLIVEIRA, FRANCISCO & HAMILTON, WIL 139-3 THIRD STREET KEYPORT, NJ 07735	139-3 THIRD ST	
130	13	C17	2	RODRIGUEZ, JOSEPH & NOONAN, ALYSSA 139 3RD STREET, #2 KEYPORT, NJ 07735	139-2 THIRD ST	
130	13	C18	2	CRUZ, WILLIAM & RUTH 139-1 THIRD STREET KEYPORT, NJ 07735	139-1 THIRD ST	
130	14		2	BONNELL, KENNETH A & JUDITH K 33 MANCHESTER AVE KEYPORT, N J 07735	33 MANCHESTER	
130	16		4A	145 THIRD STREET, LLC 145 THIRD KEYPORT, NJ 07735	145 THIRD	L17

OWNER & ADDRESS REPORT

KEYPORT

10/23/20 Page 4

120 8 89
130 42 48 49 50 51 52

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
130	18		2	MATTHEWS, RAHEEN M & LAUREN M 155 THIRD STREET KEYPORT, NJ 07735	155 THIRD STREET	
130	19		2	JIMENEZ, ROY JR 157 3RD STREET KEYPORT, NJ 07735	157 THIRD	
130	20		15C	COUNTY OF MONMOUTH-RECREATION 805 NEWMAN SPRINGS RD LINCROFT, NJ 07738	MANCHESTER AVE	
130	21		15F	COUNTY OF MONMOUTH-RECREATION 805 NEWMAN SPRINGS RD LINCROFT, NJ 07738	56 FULTON	
130	22		2	GILLER, MARINA, TRUSTEE 49 LEIGH AVENUE STATEN ISLAND, NY 10314	58 FULTON	
130	23		2	SKALA, WILLIAM & LORI 1 BROOK LANE HOLMDEL, NJ 07733	60 FULTON	
130	24		1	HALAS, ROBERT 426 PARK AVENUE UNION BEACH, NJ 07735	62 FULTON	
130	25		2	WESTON, MATTHEW & CHRISTA M 64 FULTON ST KEYPORT, NJ 07735	64 FULTON	
130	26		2	BENNETT, DERON & CHRISTINE 15 WALNUT ST KEYPORT, NJ 07735	66 FULTON	
130	27		2	POLING, RICHARD W FAMILY TRUST 85 FULTON ST KEYPORT, NJ 07735	78 FULTON	
130	28		1	BONK, EDWARD & DONNA 80 FULTON STREET KEYPORT, NJ 07735	80 FULTON	L29 & 30
130	31		2	CATULLO, DOMINICK 82 FULTON KEYPORT, NJ 07735	82 FULTON	
130	32		2	IMBRO, PAULA 84 FULTON KEYPORT, NJ 07735	84 FULTON	
130	33		2	MARGAGLIANO, JOSEPH 86 FULTON STREET KEYPORT, NJ 07735	86 FULTON	
130	34		2	WHITE, COURTNEY L & CERELLE T 90 FULTON STREET KEYPORT, NJ 07735	90 FULTON	
130	35		2	MAN, CHEVY & MOJICA, STALING 92 FULTON KEYPORT, NJ 07735	92 FULTON	
130	36		2	SARGEANT, KEITH & MELANIE 209 SEVENTH STREET KEYPORT, NJ 07735	209 SEVENTH STREET	
130	37		2	HILLER, DAVID & ANA MARIA 207 SEVENTH ST KEYPORT, N J 07735	207 SEVENTH STREET	
130	38		2	FOWKES, BRIAN T & EMILY V KOLESAR-- 205 SEVENTH STREET KEYPORT, NJ 07735	205 SEVENTH STREET	

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120 8 89
130 42 48 49 50 51 52

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
130	39		2	ELY, RICHARD BRUCE JR & SHERI ANN 203 7TH ST KEYPORT, NJ 07736	203 SEVENTH STREET	LOT 40
130	41		2	DAVIS, DANIEL & CLAUDIA 201 SEVENTH STREET KEYPORT, NJ 07735	201 SEVENTH STREET	
130	42		1	75 MANCHESTER, L.L.C. %JOE OPPEN 1660 49TH ST. BROOKLYN, NY 11204	SEVENTH STREET	
130	43		2	WALLING, JOSEPH W.SR. & SHEILA A. 197-7TH KEYPORT, N.J. 07735	197 SEVENTH STREET	
130	44		2	ABDULCADIR, HAZEYA 195 SEVENTH STREET KEYPORT, NJ 07735	195 SEVENTH STREET	
130	45		2	HALEY, MICHELE 83 MANCHESTER KEYPORT, NJ 07735	83 MANCHESTER	46
130	47		2	ARAUJO, JOANN & HENRY 79 MANCHESTER AVENUE KEYPORT, NJ 07735	79 MANCHESTER AVENUE	
130	48		4A	75 MANCHESTER, LLC C/O JOE OPPEN 1660 49TH ST. BROOKLYN, NY 11204	MANCHESTER	49
130	50		4A	75 MANCHESTER, LLC 1660 49TH ST. BROOKLYN, NY 11204	MANCHESTER	
130	51		1	75 MANCHESTER, LLC C/O JOE OPPEN 1660 49TH ST. BROOKLYN, NY 11204	MANCHESTER	
130	52		2	ZELINA, MARK & COLEEN 1 MAPLE PLACE KEYPORT, NJ 07735	1 MAPLE	
130	53		2	ZIOBRO, MARK & PYSARCHYK, MICHELE S 3 MAPLE PLACE KEPORT, NJ 07735	3 MAPLE PLACE	
130	54		2	HANDLE, VICTORIA & JOSEPH 47 MANCHESTER AVE KEYPORT, NJ 07735	47 MANCHESTER AVE	
130	55		2	MCHAMON, MATHEW 43 MANCHESTER KEYPORT, NJ 07735	43 MANCHESTER	
130	56		2	GRESS, GARY M & LEWANSKI, DORIS L 41 MANCHESTER AVENUE KEYPORT, NJ 07735	41 MANCHESTER AVENUE	
131	1		2	SNYDER, BRIAN & SUSAN, H&W 178 SEVENTH ST, KEYPORT, NJ 07735	178 7TH	
131	2		2	PALMER, DANA, MICHAEL & HELEN DIANE 180 7TH KEYPORT, NJ 07735	180 7TH	3.02
131	3		2	DHALIUAL, KULDIP SINGH & KUSHALDIP 102 FULTON STREET KEYPORT, NJ 07735	102 FULTON STREET	
131	3.01		2	BRADY, BRIAN & DONNA H&W 104 FULTON ST KEYPORT, N J 07735	104 FULTON	

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120 B & 9
130 42 48 49 50 51 52

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
131	4		2	BORCHERS, HENRY J III 200 SEVENTH STREET KEYPORT, NJ 07735	200 SEVENTH STREET	
131	5		2	BERRY, JOAN 98 FULTON ST KEYPORT, NJ 07735	98 FULTON	5.01
131	6		2	MEYER, ELIZABETH G 100 FULTON STREET KEYPORT, NJ 07735	100 FULTON	
131	12.01		2	HILL, ERZA 86 MANCHESTER AVE KEYPORT, NJ 07735	86 MANCHESTER AVE	
131	13		2	BROWNFIELD-BYNUM, VANESSA & TIMOTHY 85 MANCHESTER AVE KEYPORT, NJ 07735	85 MANCHESTER AVE	
134	37		2	BANNY, IAN J 3171 US 9, STE 236 OLD BRIDGE, NJ 08854	63 FULTON	
134	38		2	HUBNER, WILLIAM JOSEPH & EFFIE 65 FULTON ST KEYPORT, N J 07735	65 FULTON	
134	39		2	68 FULTON ST LLC 91 CANARY DRIVE LAKEWOOD, NJ 08701	68 FULTON	
134	41.01		2	ERAZO-KASE, MICHAEL J & SILVIA L 77 FULTON STREET KEYPORT, NJ 07735	77 FULTON ST.	
134	42.01		2	RAMIREZ, HELEN 69 FULTON ST. KEYPORT, NJ 07735	69 FULTON ST.	
134	42.02		2	EISENBEIS, RICHARD 71 FULTON ST KEYPORT, NJ 07735	71 FULTON ST	
134	42.03		2	ALBERICI, BRETT & JENNIFER 73 FULTON ST KEYPORT, NJ 07735	73 FULTON ST	
134	42.04		2	CORCORAN, CHRISTIAN&STRALEY, AMANDA 75 FULTON ST. KEYPORT, NJ 07735	75 FULTON ST.	
134	43.01		2	MACKASON, LEROY H. & ELIZABETH 79 FULTON KEYPORT, N.J. 07735	79 FULTON	
134	44		2	POLING, RICHARD W 81 FULTON ST KEYPORT, NJ 07735	81 FULTON ST	
134	44.01		2	POLING, RICHARD W 85 FULTON STREET KEYPORT, NJ 07735	85 FULTON STREET	
134	45		1	H.R., LLC 3590 US HIGHWAY 9 OLD BRIDGE, NJ 08857	87 FULTON ST	PART OF 46,47

**LIST OF UTILITIES WHICH SERVICE THE BOROUGH OF KEYPORT, NJ
WITH MAILING ADDRESSES AS OF JULY 1, 2013**

**BELL ATLANTIC/ VERIZON
1095 AVE OF THE AMERICAS
ROOM 3137
NEW YORK, NY 10036**

**JCP&L Real Estate Department
P.O. Box 1911
Morristown, NJ 07962**

**NEW JERSEY NATURAL GAS COMPANY
1415 WYCKOFF ROAD
WALL, NJ 07719**

**CABLEVISION
275 CENTENNIAL AVENUE/ CN 6805
PISCATAWAY, NJ 08855-6805**

**BOROUGH OF KEYPORT
WATER/SEWER DEPARTMENT
70 WEST FRONT STREET
KEYPORT, NJ 07735
ATTN: SCOTT HICKS**