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November 29, 2023

Ms. Amanda Kisty
Manchester Township Planning Board
One Colonial Drive
Lakehurst, NJ 08759

Re: Parkwood Square
Preliminary & Final Major Site Plan
Block: 65 – Lots: 11, 12, 13 & 14
Manchester Township, Ocean County
PDS Ref. #18123

Dear Ms. Kisty:

We are submitting herewith, on behalf of the applicant, the following information for the above referenced project:

1. Twenty (20) copies of revised Application Form
2. Twenty (20) full-size sets of Preliminary & Final Major Site Plans last revised November 1, 2023
3. Twenty (20) full-size sets of Architectural Plans
4. Twenty (20) copies of Traffic Report dated November 29, 2023
5. Two (2) copies of Stormwater Report last revised November 20, 2023

The project has been reduced to address the updated ordinance permitting Mixed Use Development and have also incorporated comments received at our November 20 tech meeting.

Should you have any questions or require additional information, please do not hesitate to contact this office.

Very truly yours,



Ian M. Borden, P.P., President
Professional Design Services, L.L.C.

IMB/ma
Enclosure

Cc: Parkwood Center
Sal Alfieri, Esq. w/ encl.

LAND USE AND DEVELOPMENT

245 Attachment 7

Township of Manchester

Appendix 7

**Application for Development Before Zoning Board of Adjustment and Planning Board
(§ 245-12B)**

1. Check Appropriate Request:
 - Variance Approval
 - Conditional Use Permit
 - Informal Review – Major Subdivision
 - Minor Subdivision Approval
 - Preliminary Major Subdivision Approval
 - Informal Review – Site Plan
 - Preliminary Site Plan Approval
 - Final Site Plan Approval
 - Permit Pursuant to N.J.S.A. 40:55D-34 and/or N.J.S.A. 40:55D-36
 - Other: Describe _____
2. Applicant's Name: (If a corporation – State of incorporation and registered agent)
Parkwood Square LP & Parkwood Center B LLC

3. Address: 1500 River Avenue, Lakewood, NJ 08701

4. Phone: 732-901-0701 _____ Fax: _____
5. Represented By: Sal Alfieri, Esq

6. Address: Cleart Giacobbe Alfieri Jacobs, LLC - 955 NJ-34, Matawan, NJ 07747

7. Phone: 732-583-7474 _____ Fax: _____
8. Purpose of this Application: Proposed mixed use development with commercial, apartments and townhouse development

9. Use of any Existing Building or Premises:
 - Single Family
 - Multifamily
 - Commercial
 - Conditional Use Project
 - Other Vacant _____
10. Use of Proposed Construction or Premises:
 - Single Family
 - Multifamily
 - Commercial
 - Conditional Use Project
 - Other _____
11. Number of Existing Lots: 4

12. Number of Proposed Lots: 1

MANCHESTER CODE

13. Location of Premises: Lakehurst Whitesville Road
Tax Map Block 65 and Lot 11, 12, 13 & 14
Tax Map Sheet _____
Size of Tract: (Acres) 20.86 (Square Feet) _____
Zoning District PB Zone

14. If there has been a previous appeal or application involving these premises, give details.

15. Give a brief statement of facts in support of this application.

16. If Application involves a variance, what section of the chapter is applicant seeking relief from:

17. If a variance is involved, state under what subsection of N.J.S.A. 40:55D-70:

(a) _____ (b) _____ (c) _____ (d) _____

18. Names and Addresses of Persons Preparing Submission:

Architect: _____ Phone: _____ Fax: _____
Engineer: Professional Design Services, LLC Phone: 732-363-0060 Fax: _____
Other – Designate: _____ Phone: _____ Fax: _____

19. Names and addresses of all witnesses Applicant intends to call. This is not intended to limit the number of witnesses the Applicant intends to call.

20. In the event the Applicant is a corporation, set forth names and addresses of officers of the corporation and individuals owning 10% or more of the capital stock.

21. Environmental Impact Statement: For all major subdivisions and major site plans and in special cases as determined by the Approving Agency.

I (We) hereby depose and say that the foregoing statements contained in the papers submitted herewith are true and correct to the best of my (our) knowledge.

M. Eich (Applicant)

Parkwood Square LP and Parkwood Center B LLC - Mordechai Eichorn

Sworn and subscribed to before me on this _____ day of _____ 20____

I (We) the Owners(s) hereby depose and say that the foregoing statements contained in the papers submitted herewith are true and correct to the best of my (our) knowledge. (Used if the Applicant is not the Owner).

M. Eich
Parkwood Square LP and Parkwood Center B LLC - Mordechai Eichorn

Sworn and subscribed to before me on this _____ day of _____ 20____

Failure to complete this application in its entirety and submit the required documents will result in the determination that this application is incomplete, in which event the application will not be considered by the Board. The applicant is hereby informed that in addition to the documents set forth herein, he must present evidence that he has met the notification requirements as set forth in the municipal notice of application of development forms and Chapter 245 of the Manchester Township Code.