

Amendment to Shotmeyer Tract for Cloverdale West Waiver Summary List:

Administrative Checklist:

- Item 15. This is a temporary waiver request as the data will be provided with proof of notice.
- Item III.1. The data was submitted as part of the original application, this application proposes no changes to the approved plan.
- Item VI.1. Tax assessor had previously assigned lot numbers for the entire Shotmeyer project.

Construction / Preliminary Site Plan Checklist:

- Item 10. Surveys for properties have previously been submitted to the municipality for prior applications on the affected lots.
- Item 21. Waiver is requested for providing road cross-sections at 50 foot intervals, there is sufficient information provided reflecting the grading of the project. This item was previously waived as part of the original application.
- Item 25. The data was submitted as part of the original overall development application for the Shotmeyer application, this application proposes no substantial changes to the approved plan.
- Item 26. The data was submitted as part of the original overall development application for the Shotmeyer application, this application proposes no substantial changes to the approved plan.
- Item 34. The data was submitted as part of the original overall development application and was waived as part of the Shotmeyer application, this application proposes no substantial changes to the approved plan.

Preliminary Subdivision Checklist:

- Item 6. Surveys for properties have previously been submitted to the municipality for prior applications on the affected lots.
- Item 19. The data was submitted as part of the original overall development application for the Shotmeyer application, this application proposes no substantial changes to the approved plan.

- Item 30. Waiver is requested for providing road cross-sections at 50 foot intervals, there is sufficient information provided reflecting the grading of the project. This item was previously waived as part of the original application.
- Item 34. The data was submitted as part of the original overall development application and was waived as part of the Shotmeyer application, this application proposes no substantial changes to the approved plan.

Final Subdivision Checklist:

- Item 3. This is a temporary waiver request as the data will be provided upon completion of construction.
- Item 7. This is a temporary waiver request as the data will be provided upon completion of construction.
- Item 9. This is a temporary waiver request as the data will be provided upon completion of construction.
- Item 10. This is a temporary waiver request as the data will be provided upon completion of construction.
- Item 13. This is a temporary waiver request as the data will be provided upon completion of construction.
- Item 18. This is a temporary waiver request as the data will be provided upon completion of construction.
- Item 19. This is a temporary waiver request as the data will be provided upon completion of construction.
- Item 21. This is a temporary waiver request as the data will be provided upon completion of construction.

SCHEDULE A CHECKLIST
 PRELIMINARY SITE PLAN / Construction Plan
 TOWNSHIP OF HARDYSTON, SUSSEX COUNTY, NEW JERSEY

CASE NUMBER:		DATE: 8/20/26	
PREPARED BY: Thomas Grady PE			
PROJECT NAME: <i>Clarendale West so Crystal Springs</i>			
ITEM NO.	PRELIMINARY SITE PLAN REQUIREMENTS	PROVIDED	WAIVER REQUESTED AND INCLUDED ON WAIVER SUMMARY LIST
1.	Plans drawn, signed, and sealed by appropriate New Jersey licensed professional persons(s) pursuant to N.J.A.C. 13:40-7 et. seq.	✓	
2.	Scale to be not smaller than 1" = 50'	✓	
3.	Key map showing the subject property and all lands within 500' thereof with existing streets and zone boundaries	✓	
4.	Map sizes permitted: 8-1/2" x 11", 8-1/2" x 14", 11" x 17", 15" x 21", 24" x 36"	✓	
5.	Name of the development, name and address of the owner and the applicant, the date of preparation, street address and block and lot numbers of the subject property, a graphic and written scale, a reference meridian, a Table of Contents, and a revision box containing the chronology of revisions	✓	
6.	Zone data box showing zone district, applicable bulk requirements of the zone, and showing how the proposal conforms to the bulk requirements of the zone.	✓	
7.	Plans shall include the following signature box: Approved by the Hardyston Planning (Zoning) Board Planning (Zoning) Board Chairman _____ Date _____ Planning (Zoning) Board Secretary _____ Date _____ Planning (Zoning) Board Engineer _____ Date _____	✓	
8.	A list of all property owners within 200' of the limits of any lot or lots included as part of the site plan as disclosed by the most recent tax records	✓	
9.	Any municipal limits within 200' of the development and the names of the adjoining municipalities	✓	
10.	Survey of the entire tract or property prepared by a NJ licensed surveyor conforming to all requirements of N.J.A.C. 13:40-5.1.	✓	✓
11.	Existing physical features both on-site and within 100' of the tract including streams, wetlands, floodplains, railroads, bridges, drainage, trees, and utilities	✓	
12.	Location and use of all property to be reserved by covenant in the deed for the common use of all property owners or otherwise	✓	



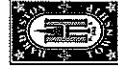
SCHEDULE A CHECKLIST
 PRELIMINARY SITE PLAN
 TOWNSHIP OF HARDYSTON, SUSSEX COUNTY, NEW JERSEY

ITEM NO.	PRELIMINARY SITE PLAN REQUIREMENTS	PROVIDED	WAIVER REQUESTED AND INCLUDED ON WAIVER SUMMARY LIST
13.	Location, use, and width of all existing and proposed easements, and a note on the plan as to whether each is public or private	✓	
14.	Location of all structures and driveways within 50' of the development	✓	
15.	Existing property lines with metes and bounds description	✓	
16.	Setback lines based on zone requirements	✓	
17.	Circulation Plan showing pedestrian and vehicular traffic circulation through the development	✓	
18.	Existing and proposed streets, both public and private, showing the right-of-way width and width of the traveled way	✓	
19.	Existing and proposed sidewalks and driveways within the site	✓	
20.	Existing and proposed parking spaces and loading areas	✓	
21.	Public improvements and construction plans for all new streets and improvements to existing streets including centerline geometry, road profiles, road cross sections 50' on-center; and grading plan showing existing and proposed contours		✓
22.	Erosion and Sediment Control Plan	✓	
23.	Sign Plan showing location of existing and proposed traffic control signs, street signs, development signs including details showing size, height, and material for each sign	✓	
24.	Lighting Plan showing location of site lights, height, isolux lighting footprints, average maintained foot candle level, maximum to minimum lighting ratio, and construction details	✓	
25.	A Stormwater Management Plan in accordance with Residential Site Improvement Standards and/or municipal ordinances		✓
26.	Plans and profiles for existing and proposed storm sewers, sanitary sewers, and water mains		✓
27.	Wetlands areas and proposed transition areas delineated by a qualified professional or a statement indicating no wetlands or wetlands transition areas exist on the property	✓	
28.	Sufficient existing and proposed elevations or contours on-site and up to 25' beyond the property lines. Contours are to be shown at a two foot interval for slopes up to 20% and can be shown at a 10 foot interval for slopes in excess of 20%	✓	
29.	Landscape Plan clearly delineating the limits of disturbance and showing all proposed plantings including species and size of plant materials	✓	
30.	Location of any fences with associated construction details	✓	
31.	Preliminary elevations and floor plans of any proposed buildings showing windows and doors, and roof treatments proposed for the buildings	✓	
32.	Construction details for all site improvements	✓	
33.	A written estimate of construction costs for all site improvements excluding buildings	✓	



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 PRELIMINARY SITE PLAN
 TOWNSHIP OF HARDYSTON, SUSSEX COUNTY, NEW JERSEY

ITEM NO.	PRELIMINARY SITE PLAN REQUIREMENTS	PROVIDED	WAIVER REQUESTED AND INCLUDED ON WAIVER SUMMARY LIST
34.	Environmental Impact Assessment including the following: a.) Plan and description of the proposed development b.) Inventory of existing natural resources c.) Assessment of environmental impacts d.) Unavoidable adverse environmental impacts e.) Steps to minimize adverse environmental impacts f.) Additional issues to be evaluated and addressed include sewage facilities, water supply, storm water, stream encroachments, flood plains, wetlands, solid waste disposal, air pollution, traffic, social and economic impacts, aesthetics, and licenses, permits, etc.		✓
35.	For sites located within the Highlands Preservation Area, an exemption letter, waiver, or a permit from the NJ Department of Environmental Protection or the Highlands Council for the proposed activity	N/A	



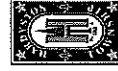
SCHEDULE A CHECKLIST
 PRELIMINARY MAJOR SUBDIVISION
 TOWNSHIP OF HARDYSTON, SUSSEX COUNTY, NEW JERSEY

CASE NUMBER:		DATE: 9/20/20	
PREPARED BY: Thomas Grassano PE			
PROJECT NAME: Lower Dale West at Crystal Springs			
ITEM NO.	PRELIMINARY SUBDIVISION REQUIREMENTS	PROVIDED	WAIVER REQUESTED AND INCLUDED ON WAIVER SUMMARY LIST
1.	Plans drawn, signed, and sealed by appropriate New Jersey licensed professional persons(s) pursuant to N.J.A.C. 13:40-7 et. seq.	✓	
2.	Scale to be not smaller than 1"=100'	✓	
3.	Key map showing the subject property and all lands within 500' thereof with existing streets and zone boundaries	✓	
4.	Map sizes permitted: 8-1/2" x 11", 8-1/2" x 14", 11" x 17", 15" x 21", 24" x 36"	✓	
5.	Zone data box showing zone district, applicable bulk requirements of the zone, and showing how each proposed lot conforms with the bulk requirements of the zone	✓	
6.	Survey of the entire tract or property prepared by a NJ licensed surveyor conforming to all requirements of N.J.A.C. 13:40-5.1		✓
7.	A list of all property owners within 200' of the limits of any lot or lots included as part of the subdivision as disclosed by the most recent tax records	✓	
8.	Any municipal limits within 200' of the development and the names of the adjoining municipalities	✓	
9.	Area of existing and proposed lots	✓	
10.	Existing and proposed streets, both public and private, showing the right-of-way width and width of the traveled way	✓	
11.	Existing improvements on each proposed lot with a note as to whether the improvements are to remain	✓	
12.	Location, use, and width of all existing and proposed easements and a note on the plan as to whether each is public or private	✓	
13.	Existing physical features both on-site and within 50' of the tract including streams, wetlands, floodplains, railroads, bridges, drainage, trees, and utilities	✓	
14.	Sufficient elevations or contours on-site and up to 50' beyond the property lines. Contours are to be shown at a two-foot interval for slopes up to 20% and can be shown at a 10 foot interval for slopes in excess of 20%	✓	
15.	Location of all structures and driveways within 50' of the development	✓	
16.	Wetlands areas and proposed transition areas delineated by a qualified professional or a statement indicating no wetlands or wetlands transition areas exist on the property	✓	



SCHEDULE A CHECKLIST
 PRELIMINARY MAJOR SUBDIVISION
 TOWNSHIP OF HARDYSTON, SUSSEX COUNTY, NEW JERSEY

ITEM NO.	PRELIMINARY SUBDIVISION REQUIREMENTS	PROVIDED	WAIVER REQUESTED AND INCLUDED ON WAIVER SUMMARY LIST
17.	Setback lines for each proposed lot based on zone requirements	✓	
18.	Plans shall include the following signature box: Approved by the Hardyston Planning (Zoning) Board Planning (Zoning) Board Chairman _____ Date _____ Planning (Zoning) Board Secretary _____ Date _____ Planning (Zoning) Board Engineer _____ Date _____	✓	
19.	A Stormwater Management Plan in accordance with Residential Site Improvement Standards and/or municipal ordinances		✓
20.	Erosion and Sediment Control Plan	✓	
21.	A written estimate of construction costs for all site improvements excluding buildings	✓	
22.	Percolation or permeability test results including soil logs for each proposed lot. Soil logs shall be witnessed by the municipal health officer	N/A	
23.	Sketch of proposed layout or disposition of any remaining lands within the project limits	✓	
24.	For plats involving any corner lots, the required site easement shall be shown and described with metes & bounds	✓	
25.	Location of existing utilities onsite and within 50' of the site including but not limited to sanitary sewers, septic systems, storm sewers, water lines or wells, existing gas, telephone, electric and cable television	✓	
26.	Landscaping Plan showing proposed shade trees and other landscaping including species and size of plant materials. Buffer element showing berms, vegetation, and fences including all appropriate construction details	✓	
27.	Lighting Plan showing location of street lights including the height of the proposed lights. Details of the proposed lights should be provided	✓	
28.	Location and use of all property to be reserved by covenant in the deed for the common use of all property owners or otherwise	✓	
29.	Plans and profiles for existing and proposed storm sewers, sanitary sewers, and water mains.	✓	
30.	Public improvements and construction plans for all new streets and improvements to existing streets including centerline geometry, road profiles, road cross sections 50' on-center, and grading plan showing existing and proposed contours		✓
31.	Construction details for all site improvements	✓	



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 PRELIMINARY MAJOR SUBDIVISION
 TOWNSHIP OF HARDYSTON, SUSSEX COUNTY, NEW JERSEY

ITEM NO.	PRELIMINARY SUBDIVISION REQUIREMENTS	PROVIDED	WAIVER REQUESTED AND INCLUDED ON WAIVER SUMMARY LIST
32.	Sign Plan showing location of existing and proposed traffic control signs, street signs, and any development signs. Details showing size, height, materials, and lighting to be provided	✓	
33.	All public property and property in the tract proposed to be dedicated to the municipality, accurately outlined and described with existing or proposed uses designated		N/A
34.	Environmental Impact Assessment including the following: a.) Plan and description of the proposed development b.) Inventory of existing natural resources c.) Assessment of environmental impacts d.) Unavoidable adverse environmental impacts e.) Steps to minimize adverse environmental impacts f.) Additional issues to be evaluated and addressed include sewage facilities, water supply, storm water, stream encroachments, flood plains, wetlands, solid waste disposal, air pollution, traffic, social and economic impacts, aesthetics, and licenses, permits, etc.		✓
35.	For sites located within the Highlands Preservation Area, an exemption letter, waiver, or a permit from the NJ Department of Environmental Protection or the Highlands Council for the proposed activity	N/A	
36.	A copy of all existing and proposed protective covenants or deed restrictions affecting the subject property including a statement as to whether such deeds or covenants are of record	N/A	
37.	All public property and property proposed to be dedicated in the tract, accurately outlined and described with existing or proposed uses designated	N/A	
38.	Proposed conceptual grading plan for each proposed lot in any MIDD district to show how the lot can be developed in accordance with the requirements of the zone	N/A	
39.	For sites in any MIDD District, the delineation of the limit of disturbance on each proposed lot including the area of disturbance on each	N/A	
40.	For sites in any MIDD District, a Preliminary Design Assessment Report in accordance with Section 185-21A	N/A	
41.	For sites within any MIDD District with an area in excess of 100 acres, a Wildlife Management Plan in accordance with 185-21B	N/A	
42.	For sites in any MIDD District that include a lake or pond of five acres or more, a Lake Management Plan in accordance with 185-21C	N/A	
43.	Location and use of all property to be reserved by covenant in the deed for the common use of all property owners or otherwise	N/A	
44.	Location of temporary construction or sales office and storage trailers, including temporary facilities for parking, landscaping, drainage, fencing, lighting, and signs	✓	



SCHEDULE A CHECKLIST
FINAL SUBDIVISION
TOWNSHIP OF HARDYSTON, SUSSEX COUNTY, NEW JERSEY

CASE NUMBER:		DATE: <i>9/20/10</i>	
PREPARED BY: <i>THOMAS BRADMAN PE</i>			
PROJECT NAME: <i>Couscous West at Crystal Springs</i>			
ITEM NO.	FINAL SUBDIVISION REQUIREMENTS	PROVIDED	WAIVER REQUESTED AND INCLUDED ON WAIVER SUMMARY LIST
1.	Plans drawn signed and sealed by appropriate New Jersey licensed professional pursuant to NJAC 13:40-7 et.seq.	✓	
2.	Final plat shall be drawn in conformance with all requirements and provide all information as required by the New Jersey Map Filing Law (P.L. 1960,c.141 as amended)	✓	
3.	As-Built plans drawn at a scale no smaller than 1" = 50', which includes all information noted in items 4 through 12	✓	
4.	Name of the development, name and address of the owner and the applicant, the date of preparation, lot lines for each new lots, street address and block and lot numbers of each new lot as has been assigned by the tax assessor, a key map showing the subject property, a graphic and written scale, a reference meridian, and a revision box containing the chronology of revisions	✓	
5.	Existing physical features on the property including streams, wetlands, wetland buffers, floodplains, floodways, bridges, railroads, and bridges	✓	
6.	Location of all public and common private improvements constructed in conjunction with subdivision including: curbs, sidewalks, roadway, street lights, traffic control and street signs, and landscaping provided for common areas	✓	
7.	Centerline profiles of all streets. The profiles should include the storm sewer, sanitary sewer and water mains. Profiles for all utilities constructed outside of roadways should also be provided	✓	
8.	Storm drainage system shall include a description of each structure the elevation of all manhole rims and inlet grate, size and slope of all pipes, invert elevation of the pipes entering and exiting each structure and all other appurtenances relating to the system	✓	
9.	Stormwater management facilities such as drywells, detention basins, infiltration basins, etc., including all as-built features to substantiate conformance with the approved design. In addition a certification shall be provided from the design engineer indicating that the stormwater management facilities have been constructed in accordance with the approved design and conform to all applicable stormwater management requirements	✓	
10.	Information to be provided for the water system shall include the location of the well or wells servicing the system, the location size, height and elevation of any water storage facilities, the size, material and location of all pipes, location of fire hydrants and valves, location of water services for each lot including the location of curb boxes and shut-offs and all other appurtenances relating to the system	✓	



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FINAL SUBDIVISION
TOWNSHIP OF HARDYSTON, SUSSEX COUNTY, NEW JERSEY

ITEM NO.	FINAL SUBDIVISION REQUIREMENTS	PROVIDED	WAIVER REQUESTED AND INCLUDED ON WAIVER SUMMARY LIST
11.	Information to be provided for the sanitary sewer system shall include the elevation of all manhole rims, size and slope of all pipes, invert elevation of the pipes entering and exiting each structure, location of force mains, pump stations, building laterals including cleanouts and all other appurtenances	✓	
12.	Sight triangle easement on all corner lots	✓	
13.	Stormwater Management Maintenance Plan addressing all provisions of Chapter 8 of the New Jersey Stormwater Best Management Practices Manual		✓
14.	Written estimate of construction costs for all required site improvements that have not been completed at the time of application	✓	
15.	A deed, including a legal description of all lands to be dedicated for public use, i.e. right-of-ways, easements, etc.	N/A	
16.	Copy of all existing and proposed protective covenants or deed restrictions of every nature affecting the subject property including a statement as to whether such deeds or covenants are of record	N/A	
17.	If there is no homeowner's association, condominium association or similar arrangement for maintenance of common facilities, the developer shall furnish an agreement under which all common facilities will be maintained and other supplementary services provided. Deeds for common lots, lots with easements and detention basin lots shall have their associated maintenance agreements attached	N/A	
18.	Affidavit from applicant with reasonable supporting documentation verifying compliance with all terms and conditions of the preliminary approval		✓
19.	Affidavit from applicant certifying that the final subdivision is identical to the preliminary subdivision plan. If not, list specific changes with respect to any deviations		✓
20.	Copy of all existing and proposed protective covenants or deed restrictions of every nature affecting the subject property including a statement as to whether such deeds or covenants are of record	N/A	
21.	An electronic copy, prepared with AutoCAD, of the as-built and final plat shall be provided		✓

