



cc: Admin
Plan

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February 28, 2013

Via Fed-Ex

New Jersey Department of Environmental Protection
Division of Land Use Regulation
ATTN: Highlands Preservation Area Approval Application
501 East State Street, Second Floor
Trenton, NJ 08609



RE: **Highlands Preservation Area Approval (HPAA) Application**
700 Bartley Chester Road, LLC
Block 6800, Lot 10
Mount Olive Township
Morris County, NJ
FEI Project No. 120116

To Whom It May Concern,

Enclosed, please find the following items in support of the Highlands Preservation Area Approval (HPAA) Application with Redevelopment Waiver:

1. One application fee for \$9,250.00
2. One completed HPAA Checklist
3. One completed LURP-2 application form with original signatures
4. One HPAA fee calculation
5. One copy of proof of that the public notice requirements have been met
6. One certified list of landowners within 200 feet
7. One copy of the USGS quadrangle map with state plane coordinates
8. One copy of the HUC-14 map with site location
9. Two copies of a local street map
10. Two sets of color photographs
11. One copy of the municipal Tax Map
12. One statement demonstrating compliance with HPAA checklist item #9
13. One copy of a detailed project description as per HPAA checklist item #15
14. One statement of compliance with N.J.A.C. 7:38-9.6
15. One copy of the qualifications of the preparer
16. One copy of the Natural Heritage Program data
17. One copy of a letter from the Highlands Council to Richard A. Stein, Esq. with the following attachments:

✓ on file
in CLERK'S
OFFICE.

RE: **Highlands Preservation Area Approval Application**
700 Bartley Chester Road, LLC
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- a. Highlands Council resolution #2012-29 approving the redevelopment area
 - b. Consistency Determination
 - c. Staff Recommendation Report
 - d. Project Figures
 - e. HPAA application checklist items (Summary Matrix)
18. One copy of the Draft conservation easement
 19. One copy of the Conceptual Highlands Redevelopment Area Plan as approved by the Highlands Council
 20. One copy of the Stormwater Management Report
 21. One copy of the Operations & Maintenance Manual for the Stormwater Management System
 22. Six copies of the HPAA Site Plans

On behalf of the applicant, 700 Bartley Chester Road, LLC, we are applying for a Highlands Preservation Area Approval. This project proposes the redevelopment of an existing commercial building's parking area in the Highlands Preservation Area and will require a Highlands Preservation Area Approval with Redevelopment Waiver (70% existing impervious coverage). The redevelopment area designation by the Highlands Council was approved on October 18, 2012 and the resolution is attached. The enclosed project description has a detailed summary of the project. Please note that we have also included a detailed project review that was prepared by the Highlands Council that satisfies some of the application requirements and should assist the NJDEP in their review.

A pre-application meeting was held with the NJDEP on February 6, 2013 and the comments received from the NJDEP have been incorporated into this application. Please review the application at your earliest convenience. If you require any additional information, you can reach me at 908-879-6209.

Very truly yours,



Mark S. Denisiuk, P.E.
Ferriero Engineering, Inc.

cc: Mount Olive Township Clerk (w/encl entire application)
Highlands Council (w/encl entire application)
700 Bartley Chester Road, LLC
Richard A. Stein, Esq.