

(c)

**TOWNSHIP OF WASHINGTON
PLANNING BOARD**



*cc: Admin
Plan*

NOTICE OF PUBLIC HEARING

TO: _____
(name)

(address)

OWNER OF PREMISES Block ____ Lot ____
Township of Washington

-or-

TO: Mount Olive Township Municipal Building
(name)

204 Flanders-Drakestown Road, P.O. Box 450, Budd Lake, NJ 07828
(address)

Title of Public Entity or Official entitled to Notice pursuant to NJSA 40:55D-12.

PLEASE TAKE NOTICE that Black Oak Golf Club, LLC has applied to the Washington Township Planning Board for Amended Site Plan approval for Black Oak Golf Club on property located on Four Bridges and Bartley Roads, which property is in the R5 zone in Washington Township. The property is designated as Block 18, Lots 1.09, 2, 3, 8.11, 8.12, 8.13, 8.14, 8.15, 27, 27.05, 29, and 29.01 Block 18.01, Lots 1.01, 1.02, 1.03, 1.04, 1.05, 1.06, 1.07, 1.08, and 1.09, on the Washington Township Tax Map.

The proposed amendments include: relocation of Turf Care Center to Lot 22, Block 18; reduction in the size of the club house and parking area; relocation of 11th hole tee box; relocation of 15th hole cart path; relocation of 15th hole tee box; elimination of conservation markers; elimination of conservation easement along southerly line of Lot 22.

The applicant is seeking waivers and variances from the following requirements of the Zoning Ordinances of Washington Township, together and/or with any other variances or waivers which may be required in connection with this application: reduction in parking area and waiver for the number of parking spaces, 184 spaces are provided; relocation of 11th hole tee box resulting in 20 feet setback where 100 feet is required; relocation 15th hole cart path resulting in 55 feet setback where 100 feet is required; relocation of 15th hole tee box resulting in setbacks of 75 feet and 80 feet when 100 feet is required; elimination of conservation markers; elimination of conservation easement along southerly line of Lot 22.

The application, site plan map, and all other supporting drawings and documents are on file at the Planning Board office in the Township Hall and may be examined by the public during regular business hours. The Board Clerk may be contacted for an appointment by telephoning (908) 876-3315.

The Public Hearing for this application will be considered at a meeting to be conducted by the Washington Township Planning Board on March 8, 2010, at 7:30 p.m. in the Township Municipal Building, 43 Schooley's Mountain Road, Long Valley, New Jersey. At that time all interested persons may appear either in person or by agent or attorney to present their views.
Mark A. Blount, Esq.

This notice is sent to you as required by law since you are the owner of property within 200 feet of the premises affected by the above described application or you are otherwise entitled to be provided with written notice of this application.

Mark A. Blount, Esq.
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Attorneys for Applicant
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(908) 879-8225