

Township of Union
Hunterdon County, New Jersey

Leigh Gronau, Zoning Officer
140 Perryville Road
Hampton, New Jersey 08827
(908) 735-8027 x19
(908) 735-0591 (Fax)
zoning@unionswp-hcnj.org

*Application for Zoning Permit **

Zoning Permit #: _____

** Note: This form may also be used for applications for Certificates of Occupancy, for commercial or industrial properties pursuant to Union Township Code § 11-1.7*

A. This section to be completed by Applicant (please print):

Property Location Block _____ Lot _____ Zoning District _____

Address _____

Applicant _____

Address _____

Phone: _____ E-Mail _____

Owner _____

Address _____

Phone: _____ E-Mail _____

Contractor _____

Address _____

Phone: _____ E-Mail _____

Township of Union

Block _____ Lot _____

Provide a detailed description of the development proposed and describe in detail the activity or activities to be conducted in the proposed development:

Attach an accurate (proposed or “as built”) plot plan or survey map showing the location and dimensions of all existing and proposed development of the above property, including the area of the lot and proposed setbacks from property lines, including also designation of any trees to be removed. The Zoning Officer reserves the right to require a survey map prepared by a licensed New Jersey Surveyor if deemed to be necessary in order to establish that the requirements of the Land Use Code are satisfied. If applying for sign permit, complete attached sign permit addendum.

Type of Zoning Permit Requested:

- a. _____ Use Permit (§ 30-12.3a.)
- b. _____ Building Permit/Local Clearance (§ 30-12.3b.)
- c. _____ Occupancy Permit – Building or Structure (§ 30-12.3c.)
- d. _____ Certificate of Occupancy – Change in Use or Occupancy (§ 30-12.3d.)
- e. _____ Quarry Permit/Mining Extraction (§ 30-12.3e. and § 20-1.1 et seq.)
- f. _____ Sign Permit (§ 30-12.3f.)
- g. _____ Certificate of Approval of Subdivision (§ 30-12.8)
- h. _____ Certificate of Occupancy for commercial or industrial property (§ 11-1.7)
- i. _____ Minor Driveway Modification (§ 30-2.14 (b))

I certify that the above information I have given to the Zoning Officer is true and correct.

Date

Applicant Signature

Date

Owner Signature

Date

Received (Zoning Officer)

**See attached Schedule for Zoning Permit Application Fees and inspection fees for commercial or industrial properties
Please enclose check payable to “Township of Union” with completed application.**

Township of Union

Block _____ Lot _____

B. For Township Use:

1. **Taxes Paid:** Yes _____ No _____ Date _____

Tax Collector

2. **COAH fee required:** Residential: Yes _____ No _____

Non-Residential: Yes _____ No _____

Date _____
Tax Assessor

3. **COAH fee paid:** Residential: Yes _____ No _____

Non-Residential: Yes _____ No _____

Date _____
CFO

4. **Demolition Bond:** Yes _____ No _____ N/A _____ Date _____

5. **Excavation Bond:** Yes _____ No _____ N/A _____ Date _____

6. **Highlands Exemption:** Exemption # _____ Approved Y/N

C. To be completed by Zoning Officer:

Date of application _____ Zoning district confirmation _____

Fee Paid _____ Date _____

Proposed use _____ Permitted? _____

Accessory use _____ Permitted? _____

Two Uses on the Lot Yes _____ No _____

Pre-existing nonconforming use? _____

Front setback _____ Conforms? _____

Township of Union

Block _____ Lot _____

Back setback _____ Conforms? _____

Side setback _____ Conforms? _____

Frontage _____ Conforms? _____

Width _____ Conforms? _____

Depth _____ Conforms? _____

Lot Area _____ Conforms? _____

Size of building/addition/deck _____

Well location _____ Septic location _____

Limestone Ordinance waiver _____ or report needed _____

Land Disturbance _____ square feet

Tree Ordinance Applicability Yes _____ No _____

Well approval: Yes _____ No _____ N/A _____ Date _____

Septic approval: Yes _____ No _____ N/A _____ Date _____

Driveway approval: Yes _____ No _____ N/A _____ Date _____

Building in Flood Hazard Area? Yes _____ No _____

Conditions (if Temporary): _____

Remarks by Zoning Officer _____

_____ Date

_____ Received Signature (Zoning Officer)

Union Township Land Use Code
Section 30-12. ENFORCEMENT
Section 30-12.4 – Fees
SCHEDULE OF ZONING PERMIT FEES

Driveway	\$ 75
Sign	75
New Home	125
Residential Addition	125
Alterations	50
In-kind replacement of existing equipment or facility	no fee
Telecommunications Towers	
Existing	
Fee	2,500
Escrow	5,000
New	
Fee	5,000
Escrow	10,000
Commercial/Industrial Structures	
New	150
Addition	150
Barns/Pole Barns/Agricultural	50
Home Occupation	50
Temporary Use/Structure	75
All Other Zoning	75

Union Township Code
Section 11-1 MAINTENANCE STANDARDS FOR
COMMERCIAL AND INDUSTRIAL BUILDINGS AND PROPERTY

11-1.8 Inspection Fees.

For each initial inspection made pursuant to a sale, rental or change in occupancy of any commercial or industrial building or premises, there shall be a fee of fifty (\$50.00) dollars for the first 2,000 square feet or part thereof and ten (\$10.00) dollars for each additional 1,000 square feet or part thereof paid by the applicant. The first reinspection shall be without charge. Subsequent reinspection fees shall be fifty (50%) percent of the amount of the initial inspection fee.