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December 7, 2022

VIA HAND DELIVERY

West Orange Township

Planning Board

c/o Jamilet Baquerizo Vite

66 Main Street

West Orange, NJ 07052

**RE: Minor Site Plan and Bulk Variance Approval Application
Crest Ridge Realty LLC
Lot 36 in Block 80.03
200 Mount Pleasant Avenue
West Orange, NJ 07052**

Dear Ms. Baquerizo Vite:

Our office represents the interests of the Applicant and Owner Crest Ridge Realty LLC ("Applicant") with regard to the above-captioned property ("Property"). I am pleased to provide the enclosed minor site plan and bulk variance application for this Property. The Applicant seeks approval to improve the Property with the addition of a 986 sq. ft. workout room for the benefit of the complex's residents.

In accordance with West Orange Township's (the "Township") Planning Board Application Package (the "Application") retrieved from the Township's website on November 1, 2022, and in support of said Application, enclosed, collated as follows, please find:

1. The Rider to the Application, the original Planning Board Application, and one of everything additional referenced below (i.e., the full application package). In addition, five (5) copies of the same (i.e., five full application packages).
2. The Rider to the Application and the Planning Board Application.
3. The Rider to the Application Checklist and the Application Checklist.
4. The April 2003 Board Resolution PB-02-19, which approved an amended site plan and C-2 variance to relocate parking spaces and build a rockfall barrier.

5. One single document containing the following: the October 1965 Indenture Correcting the April 1965 Easement location, the April 1965 Easement, the June 1965 Easement, and the March 1965 Conveyance and Easement.
6. The signed and sealed versions of the following:
 - a. ALTA Survey prepared by Brad Joshnick, P.L.S., consisting of one (1) sheet dated April 25, 2022 (please note - the full-size signed and sealed ALTA Surveys were previously mailed to the Planning Board via FedEx and received on 11/30).
 - b. Minor Site Plan prepared by Paul W. Anderson, P.E., P.P., consisting of five (5) sheets dated August 29, 2022.
 - c. Architectural Plans prepared by Brent M. Porter, R.A., consisting of five (5) sheets, dated October 7, 2022, and last revised November 3, 2022.
7. The signed Topographic Survey prepared by Jeffrey S. Grunn, P.L.S., consisting of one (1) sheet dated August 27, 2022.
8. The certified list of property owners within 200'.
9. The tax payment certified by the Municipal Tax Collector.
10. Application fee (check #1877) in the amount of \$1,950.
11. Escrow fee (check #1876) in the amount of \$1,500.
12. Completed W-9 form.

In addition, one digital copy of each document referenced above was e-mailed to the Planning Board on December 7, 2022. Please advise if anything further is required of Applicant in order for this Application to be deemed complete. Thank you for your timely assistance.

Sincerely,



Jeffrey R. Chang
For the Firm

JRC/AMR

Enc.

Cc. VIA E-MAIL WITH ATTACHMENTS

West Orange Township Planning Board (PlanningBoard@westorange.org)

VIA E-MAIL W/O ATTACHMENTS

Crest Ridge Realty LLC

Paul W. Anderson, P.E., P.P.

Daniel Vitenson / Brent M. Porter, R.A.