

TOWN OF PHILLIPSBURG

APPLICATION FOR SITE PLAN EXEMPTION

(PLEASE COMPLETE ALL QUESTIONS AND BE SPECIFIC, ATTACH ADDITIONAL SHEET IF NECESSARY)

Property Address 4000 Addison Drive FILE # _____ Block 3401 Lot 6

Applicant's Name Romark Logistics c/o Chuck Engler

Applicant's Address 546 Can Do Expressway Hazle Twsp. PA 18202

Area Code (510) Telephone Number 453-2804

Email Address cengler@romarklogistics.com

Owner's Name (if different) PR I-78 Logistics 4000 Addison Dr (Building 6)

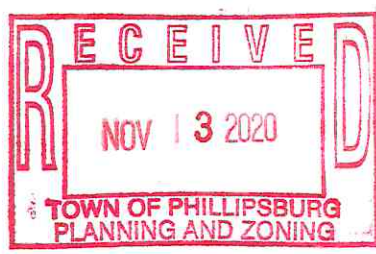
Owner's Address (if different) Urban Renewal, LLC 7 Giralda Farm 3rd Fl Madison NJ 07940

Relationship of applicant to owner Tenant (Tenant, agent, purchase under contract, other)

Current Zone PCPRA Square feet of Lot 1.2 M Total Sq. ft. of building 419,460SF

Current Use of Property and Building (attach plot plan and show existing uses and square feet of rooms). Warehouse - Logistics Center

Proposed Use of Property & Buildings (attach plot plan showing proposed use and square feet of rooms). Warehouse - Logistics Center



How does the project change the layout of the property? Add an 8'x20'
accessory guard house with control gates to provide
traffic control entering and exiting the site.

How does the size or number of buildings change in this proposal? No change

How does the number of dwellings or commercial units change with this proposal? _____
No change

How does the number of customers or visitors change with this proposal? _____
No change

How does the number of employees or occupants change with this proposal? _____
No change

How does odors, noises, or other pollutants increase with this proposal? _____

No change

How does the amount and type of storage material change with this proposal? _____

No change

I am the owner of the above listed property and acknowledge that this site plan exemption is being done with my knowledge and consent.

Douglas Roberts Digitally signed by Douglas Roberts
Date: 2020.11.12 16:30:27 -05'00'

Owner Signature

(PLEASE COMPLETE ALL QUESTIONS AND BE SPECIFIC, ATTACH
ADDITIONAL SHEET IF NECESSARY)

4.2.20
Applied Counsel
Lawrence A. Calli, Esq.
Attorney at Law
State of New Jersey
NJ Attorney ID #021912004

DO NOT WRITE BELOW

Action of the Board _____ Hearing Date _____

Reason for Action _____

Administrator's Signature

Calli Law, LLC

Attorneys at Law

Lawrence A. Calli, Esq.*
larry@callilawllc.com

170 Kinnelon Road, Suite 6
Kinnelon, New Jersey 07405
973-291-8102 (phone)
973-756-4111 (fax)
www.callilawllc.com

Simone D. Calli, Esq.+
simone@callilawllc.com

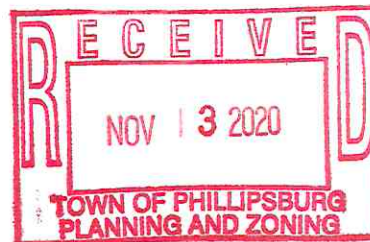
**member of the NJ, PA & NY Bars*

+member of the NJ & PA Bars

November 12, 2020

UPS & Email pkays@phillipsburgnj.org

Town of Phillipsburg
120 Filmore Street
Phillipsburg, NJ 08865
Attn: Planning Board Administrator



Re: Planning Board Site Plan Exemption Submission
Romark Logistics
4000 Addison Drive - Block 3401, Lot 6

Dear Mr. Kays:

Please be advised, this office represents the above-referenced applicant in connection with a submission to the Planning Board seeking site plan exemption in connection with limited (accessory structure – guardhouse) proposed development on the aforementioned property.

Enclosed please find the following in connection with the site plan exemption filing:

- Fifteen (15) sets of a completed application;
- Fifteen (15) sets of engineering site plans prepared by Dynamic Engineering, dated 10.28.20 (1-sheet entitled "Building 6 Guardhouse"); and
- A check, payable to the Town of Phillipsburg in the amount of \$100.00 as and for the filing fee.

As detailed in the within submission, all existing and previously approved conditions are to remain. The instant proposal is limited to the proposed guardhouse and guardhouse area/related accessory improvements.

Should you require anything further, do not hesitate to contact my office.

Additionally, kindly confirm that the matter will be scheduled to be heard on the Board's 11.23.20 virtual meeting agenda.

Thank you in advance for your consideration.

Very truly yours,



Lawrence A. Calli

Via email

Cc: Chuck Engler, Romark Logistics
William Bord, PE
Stanley Schrek, PE sschrek@vcea.org