

Hawthorne copy

**PARADISE TOWNSHIP, MONROE COUNTY, PA
APPLICATION FOR A CONDITIONAL USE PERMIT**

Please Leave Blank	
Amount of Fee Received \$ _____	Filing Date: _____
Escrow Amount \$ _____	Expiration Date: _____
Permit No. _____	

Application is hereby made for a Conditional Use Permit in conformity with Chapter 160, Section 160-29 of the Paradise Township Code of Ordinances for building or other work described below:

Name and Address of Applicant JSPA Realty, LLC
175 Tillman Street, Staten Island, NY 10314 Phone 646-573-5701

Name and Address of Owner Same as Applicant
 Phone 646-573-5701

Name and Address of Contractor Not yet determined
 Phone _____

Property Information

Location of Property SR 611, Paradise Township

Zoning District in which property is located R-2

Tax PIN No. Several Properties identified on Plan Tax Map No. Several Properties identified on Plan

Lot Size (acres or linear dimensions) 242 AC Depth 3,500 +/- ft.

Length of Road Frontage 3,000 +/- ft. Current Use of Property Prior Resort/Commercial Use

Current Lot Coverage (%) 1.04% Proposed Lot Coverage (%) 15.0%

Current Building Coverage (%) 0.2% Proposed Building Coverage (%) 4.0%

Type of Sewage System Private Sewage Permit No. _____

Type of Water System Private Well Permit No. _____

The above property will be used for Resort and Commercial uses. The resort facility will include a Lodge, separate villas, pools, spas, and related amenities. The Commercial Shopping Center will include a mix of uses, including retail, office, and restaurant uses. Project is proposed as a master development plan in the Resort Development Area Overlay District.

as provided under Chapter 160, Section 160-11.A.(54) & (60) of the Paradise Township Code of Ordinances.

Will the proposed use/construction impact any Natural Features as defined by the Paradise Township Code of Ordinances? If so, describe The project is designed to preserve... much of the existing natural features, including woodlands, riparian buffers, and steep slopes. There will, however, be some impacts to steep slope areas. A zoning submission addressing the steep slopes has been submitted.

Will any proposed construction require a Stormwater Management Plan? Yes

Is any proposed construction in a designated flood plain? No

Does the proposed construction require a Land Development Plan? Yes

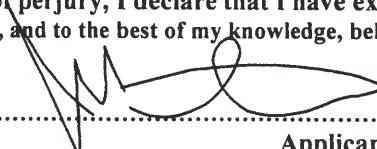
APPLICATION FOR A CONDITIONAL USE PERMIT

Does the proposed use require a Site Development Plan? Yes.....

Note below any other information deemed relevant to this application (attach additional sheets if necessary) Plans are provided showing additional information and site calculations.....

In submitting this request the Applicant alleges that the proposed conditional use will be in harmony with the character of the Zoning District in which the property is located and that the proposed use will not be detrimental to the property or persons in the surrounding area. (A 20% Administrative Fee will be added to the future invoices) Escrow amount to be replenished when original deposit is at 50%.

Under penalties of perjury, I declare that I have examined this application, and to the best of my knowledge, believe it to be true.


.....
Applicant's Signature

..... 8/7/22
Date

Action by Zoning Officer:

- To Planning Commission
- To Board of Supervisors
- To Monroe County Planning Commission

Board of Supervisors Action

Date of Public Hearing (if held)

Zoning Officer Authorized to:
.....
.....
Date

Disposition

- Permit Granted (Date)
- Permit Granted with Modification(Date)
- Permit Denied(Date)
- Reasons for Denial
-
-

Date of Inspection(s)
.....
.....
Zoning Officer