

PRINCETON - ZONING PERMIT APPLICATION

Compliance is required with all applicable Land Use Regulations prior to undertaking any development and/or obtaining a building permit.

Received _____ Permit # _____
Owner: _____ Phone/email: _____ Fee \$ _____
Property Address: _____ Block: _____ Lot: _____
Contact Name _____ E-Mail: _____
Phone: _____

ITEM REGULATED	REQUIREMENTS Section 10B-246	PROPOSED	DEVELOPMENT TYPE & FEES (check all that apply)
Lot Area (square feet) (LA)			☐ New Building \$500.00
Lot width at bldg line (ft.)			☐ Addition \$200.00
Lot depth (ft.)			☐ Pool \$200.00
Lot frontage (ft.)			☐ AC Condenser / Generator \$60.00
Building setback: Front			☐ Deck \$60.00
Mean Prevailing Front Setback	Contact zoning staff		☐ Fence \$60.00
Rear			☐ Driveway \$60.00
Combined front & rear			☐ ADU (new detached) \$500.00
Right side			☐ ADU (addition) \$200.00
Left side			☐ Accessory Structure < 400 sf. \$60.00
Combined side			☐ Accessory Structure ≥ 400 sf. \$200.00
Building height (Max Ft)			☐ Other (specify)
Bldg setback-height ratio			
Floor area ratio (Max %)			
Imperv. Coverage 10B-246.1 (see pg. 2)	%		
Parking (see pg. 2)			

Checklist:

- ☐ Three (3) plot plans / surveys, drawn to scale signed and sealed by a NJ Licensed Land Surveyor
- ☐ Three (3) sets of architectural plans including dimensions and FAR breakdown.
- ☐ Deed required for new house.
- ☐ Indicate finished first floor elevation for any new construction.
- ☐ Indicate proposed structure on the survey and distance to the property lines; these distances shall be shown to the overhang and not the foundation wall.
- ☐ Provide diagram for compliance with setback-to-height regulation.
- ☐ Any net new impervious surface over 400 square feet must obtain Engineering approval prior to zoning review.
- ☐ Approved Tree Removal Plan required prior to zoning review.
- ☐ C-1 Designated Area ___Yes ___No
- ☐ Impervious Coverage calculation
- ☐ Floor area ratio calculation
- ☐ Will any trees be impacted or removed in connection with this project: YES ___if so how many _____NO___
- ☐ Historic Preservation Approval

Notes: 1. Applications will be subject to review for road opening/right-of-way occupancy, tree removal, engineering review and stormwater management, as required by the code of Princeton.
2. A sewer permit is required to connect or disconnect from the sanitary sewer; alter, repair, or replace a sewer lateral in the public right-of-way or easement; or increase the anticipated daily volume of sewage from the property through an addition, alteration, or change in use. Projects may be subject to a sewer connection fee. Visit www.princetonnj.gov/sewerpermit for more information.

ZONING APPROVAL:

Derek W. Bridger, Zoning Officer

Date

FAR

Sec. 10B-192. Lot standards for clusters in which less than eighty percent of the tract is devoted to open space.

(7) *Floor area ratio.* The maximum floor area ratio shall be as follows:

Lot size	F.A.R. (Max %)
10,000 to 10,890 sq. ft.	25
10,891 to 21,780 sq. ft.	20
21,781 to 43,560 sq. ft.	15
43,561 to 65,340 sq. ft.	12.5
65,341 sq. ft. or more	10

IMPERVIOUS COVERAGE

Sec. 10B-246.1. Maximum permitted residential lot impervious coverages.

Residential lots shall be subject to the following maximum impervious coverage limits

Lot Size (Acres)	Maximum Permitted Impervious Coverage
	Percent
4 and greater	14.0
3 to 3.99	15.0
2 to 2.99	17.0
1.5 to 1.99	19.5
1 to 1.49	22.5
0.75 to 0.99	25.5
0.5 to 0.749	29.0
0.25 to 0.49	36.0
0.1 to 0.249	49.5
Less than 0.1	61.5

House	_____	
Garage	_____	
Covered Porch	_____	
Driveway	_____	
Walkway	_____	
Patio	_____	
Deck	_____	
Pool	_____	
A/C – Generator	_____	
Other	_____	
Total	_____	sq. ft. ÷ lot area sq. ft. _____ = _____%

1 Acres = 43,560 sq. ft.

PARKING

Front- The minimum front parking setback shall be equal to the front yard setback of the dwelling or 25 feet, whichever is less

Side- on lots greater than 50 ft.in lot width -Minimum 5 feet
on lots less than 30 ft. in lot width- Minimum 3 feet