

The Township of
WILLINGBORO

One Rev. Dr. M. L. King, Jr. Drive
Willingboro, New Jersey 08046

Phone: 609-877-2200 - Fax: 609-877-1278

PLANNING BOARD AND ZONING BOARD APPLICATION

The application, with supporting documentation, must be filed with the Township and must be delivered to the Board Attorney, Engineer and Planning Consultant for review at last fifteen (15) business days prior to the meeting at which the application is to be considered

To be completed by Township Staff only

Date Filed June 22, 2021 Application # 2021-3 Planning Board _____

Zoning Board of Adjustment Application Fees Escrow Deposit

Scheduled for: Review for Completeness 8-13-21 Hearing 9-1-2021

1. SUBJECT PROPERTY

Location: 399 Charleston Road, Willingboro, New Jersey

Tax Map Page _____ Block 238 Lot (s) 1
Page _____ Block _____ Lot (s) _____

Dimensions: Frontage 200' Depth 200' Total Area 19,878 sq. ft.

Zoning District: B-2

2. APPLICANT

Name: Potter House Lion of Judah Pentecostal Church

Address: c/o 7 Elmwood Court, Willingboro, NJ 08046

Phone: 352-653-9909

Applicant is a: Corporation Partnership Individual

THIS INFORMATION ON ORIGINAL ONLY TAX ID# 86-2314345 SS# _____

CONTACT: Planning Board - Bernadette Davis-Green 609-877-2200x1114 bgreen@willingboronj.gov
Zoning Board - Reyan Frank 609-877-2200 x1030 rfrank@willingboronj.gov

(Revised 09/10/2020)

| Item Required | Ord # | Supplied | Waiver |
|--|------------|----------|--------|
| 1 Key Map showing property in relation to surrounding area | 205-37 | | X |
| 2 Property Boundary Survey sealed by a Land Surveyor licensed to practice in the State of New Jersey | 205-36A | X | |
| 3 Name, address and phone number of owner/applicant and person preparing map | 205-36A | X | |
| 4 Engineering Detail sealed by an Engineer licensed to practice in the State of New Jersey | 205-36C | | X |
| 5 North Arrow, scale (1"=100' minimum) | 205-36A | X | |
| Date of preparation | 205-36A-1 | X | |
| Date of most recent revision | 205-36A-1 | X | |
| Township Tax Map Number | 205-36A-1 | X | |
| Block and Lot Number (s) | 205-36A-1 | X | |
| Site Plan Application Number | 205-36A-1 | | X |
| Lot acreage | 205-36A-2 | X | |
| 6 Building setback requirements | 205-36A-8 | | X |
| 7 Zone and district boundaries | 205-36A-12 | X | |
| 8 Names of abutting property owners | 205-36A-1 | | X |
| 9 Location on site and 200 feet there from of ponds, streams drainage, ditches watercourse and rivers | 205-36A-5 | | X |
| 10 Location on site and 200 feet there from of wooded areas | 205-36A-4 | | X |
| 11 Natural features including soil types, rock crops, location of individual trees greater than 6" in diameter and flood hazard zone as per FIRM map. | 205-36A-4 | | X |
| 12 Environmental Impact Statement (10 Acres) | 205-54 | | X |
| 13 Location on site and 200 feet therefrom of existing buildings, structure, signs, lights, paving, etc. | 205-36A-8 | | X |
| 14 Proposed new buildings or structure including dimensions, distances from property lines, use, first floor corner elevations and floor areas | 205-36A-8 | | X |
| 15 Existing Contours (indicate source) | 205-36A-3 | | X |
| 16 Proposed contours at two foot contour intervals and spot elevations where needed to show situation property. | 205-36A-3 | | X |
| 17 Location on site and 200 feet therefrom of easements, right-of-way, roads and streets. | 205-36A-7 | | X |
| 18 Location and width of proposed streets and entrances and exits servicing site including type of pavement. | 205-36A-6 | X | |
| 19 Location and capacity of off-street parking, loading and unloading including curb stops, bumpers, type of payments etc. | 205-36A-14 | X | |
| 20 Existing and proposed storm water management and invert, grade and rim elevation and drainage calculations showing sizing of pipes and off-site disposition of water | 205-36A-5g | | X |
| 21 Existing and proposed potable water including wells and sanitary disposal facilities showing perc test witnessed by the County Department of Health, locations and results where applicable | 205-36A-9 | | n/a |

| Item Required | Ord # | Supplied | Waiver |
|--|------------|----------|--------|
| 22 Location of proposed existing utilities. | 205-36A-10 | | X |
| 23 Location of proposed sewer and water connections | 205-36A-9 | | X |
| 24 Proposed soil erosion and sedimentation controls. | 205-36 | | X |
| 25 Location and details of all signs | 205-36A-8 | X | |
| 26 Location and details of all proposed lighting including catalog cuts and isoluxcharts | 205-36A-8 | | X |
| 27 Location and details of all landscaping screening and buffer areas including seeding schedule, plant schedule, and strops stabilization methods, etc. | 205-36A-11 | | X |
| 28 Location and details of sidewalks | 205-36A-6 | X | |
| 29 Location and details of all curbing and curb returns, including top and bottom elevations. | 205-36A-6 | X | |
| 30 Location and details of solid waste disposal facilities | 205-36A-13 | | X |
| 31 Design and details of any structures such as fences, retaining walls, manholes, headwalls, retention and detention basins, etc. | 205-36A-6 | X | |
| 32 Location and capacity of all petroleum storage tanks | 205-36A-15 | | n/a |
| 33 Adherence to Barrier Free facility requirements, NJAC.17:19A | | X | |
| 34 Details of proposed off-site improvements | | | n/a |
| 35 Proposed methods of demolition (in any) | 205-36A-8 | | n/a |
| 36 Floor Plans and Building Elevations | | X | |
| 37 Traffic Analysis | | | X |
| PLANS REQUIRED | | | |
| | | | |
| | | | |
| Planning Board -- 15 Sets -- 12 to Township and 2 to Professionals plus one electronic copy either on CD or by email | | | |
| | | | |
| Zoning Board -- 15 Sets -- 12 to Township and 2 to Professionals plus one electronic copy either on CD or by email | | | |

Subdivisions and Other Lot Line Adjustments:

Current Property ID: Block: 238 Lot: 1 Qualifier: _____

Property Location: 399 Charleston Road, Willingboro

Proposed Property ID: n/a

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Current Property ID: Block: _____ Lot: _____ Qualifier: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Proposed Property ID: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Current Property ID: Block: _____ Lot: _____ Qualifier: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Proposed Property ID: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

Current Property ID: Block: _____ Lot: _____ Qualifier: _____

Block: _____ Lot: _____ Qualifier: _____

Property Location: _____

1. DISCLOSURE STATEMENT

Pursuant to N.J.S.A. 40:55D-48.1, the names and addresses of all persons owning 10% of the stock in a corporate applicant or 10% interest in any partnership applicant must be disclosed. In accordance with N.J.S.A. 40:55D-48.2 that disclosure requirement applies to any corporation or partnership which owns more than 10% interest in the applicant followed in the chain of ownership until the names and addresses of the non-corporate stockholder and partners exceeding the 10% ownership criterion have been disclosed. (Attach pages as necessary to fully comply).

Name Rosa Guzman Interest 50%
Address 7 Elmwood Court, Willingboro, NJ 08046

Name Edgardo Guzman Interest 50%
Address 7 Elmwood Court, Willingboro, NJ 08046

Name _____ Interest _____
Address _____

Name _____ Interest _____
Address _____

2. IF OWNER IS OTHER THAN THE APPLICANT, PROVIDE THE FOLLOWING INFORMATION ON THE OWNER (S)

Owner's Name Edgardo Guzman and Rosa Guzman
Address 7 Elmwood Court, Willingboro, NJ 08046
Telephone Number 352-653-9909 Rosa; 352-653-9697 Edgardo

3. PROPERTY INFORMATION

Restrictions, covenants, easements, association by-laws, existing or proposed on the property:

Yes (attach copies) _____ No X Proposed _____

NOTE: All deed restrictions, covenants, easements, association by-laws, existing and proposed must be submitted for review and must be written in easily understandable English in order to be approved.

Present use of premises:

The property was formerly used as the Franklin Mint Federal Credit Union. It has been abandoned for approximately 13 years. All of the site improvements remain, including existing parking and lighting. Applicant intends to improve the site with landscaping and make such exterior improvements as required.

The interior of the building has basically been ransacked. The HVAC and most of the electrical and plumbing have been removed. The Applicant will present architectural plans to the Construction Office to obtain necessary permits after approval from this Board for a use variance to permit the site to be utilized as a church and waiver of site plan, as all improvements are presently in place.

4. Applicant's Attorney Jonas Singer, Esquire 08505
Wells & Singer Law Office, LLC, 789 Farnsworth Ave., Bordentown, NJ
Telephone Number 609-298-1350 Fax Number 609-298-9158
Email jsinger@jerseylawyer.net

5. Applicant's Attorney _____
Address _____
Telephone Number _____ Fax Number _____
Email _____

6. Applicant's Attorney _____
Address _____
Telephone Number _____ Fax Number _____
Email _____

7. Applicant's Attorney _____
Address _____
Telephone Number _____ Fax Number _____
Email _____

8. List any other Expert who will submit a report or who will testify for the applicant. (Attach additional sheets as may be necessary)

Name James A. Miller, AICP, PP
Field of Expertise Planning
Address 222 Nicholson Dr., Moorestown, NJ 08057
Telephone Number 856-778-9799 Fax Number _____
Email jam-plan@comcast.net

Name _____
Field of Expertise _____
Address _____
Telephone Number _____ Fax Number _____
Email _____

| WILINGBORO TOWNSHIP | | FEE SCHEDULE | |
|---|--------|---|--|
| Subject of Application | Fee | Escrow Account | |
| Subdivision minor plat | \$100 | \$500 | |
| Subdivision preliminary plat | \$200 | \$150 per lot, but not less than \$1,500 | |
| Subdivision final plat | \$200 | \$25 per lot, but not less than \$1,500 | |
| Site plan waiver | \$100 | \$500 | |
| Site plan, minor | \$200 | \$1,500 | |
| Site plan, preliminary | \$350 | \$150 per acre or part acre, but not less than \$1,500 shall be deposited | |
| Site plan, final | \$200 | \$100 per acre or part acre, but not less than \$1,500 shall be deposited | |
| Conditional use | \$100 | \$1,500 | |
| Informal* | \$50 | None, provided that no professional review is involved. Applicant is responsible for costs of professional review required by the Board | |
| Staff conference | \$50 | \$1,500 if any of the professional consultants are to participate | |
| Appeals (N.J.S.A. 40:55D-70a) | \$100 | \$1,500 | |
| Ordinance or map interpretation (N.J.S.A. 40:55D-70b) | \$50 | \$500 | |
| Bulk variances (N.J.S.A. 40:55D-70c) | \$100 | \$500 | |
| Use variances (N.J.S.A. 40:55D-70d) | \$100 | \$1,500 | |
| Permit (N.J.S.A. 40:55D-34 and N.J.S.A. 40:55D-35) | \$100 | \$200 | |
| Appeals to Township Council | \$100 | \$1,500 | |
| Request for rezoning | \$400 | \$10 per acre, but not less than \$1,500 | |
| Driveway relocation application [§370-76A-1h] | \$50 | \$500 | |
| Any other matter under the provisions of this chapter or the Municipal Land Use Law for which no specific fee or escrow deposit is established | \$100 | \$500 | |
| Certified list of property owners (N.J.S.A. 40:55D-12) | \$0.25 | per name or \$10, whichever is greater | |
| Copies of applications, minutes, transcripts, decisions, resolutions or any other document or record for which no other specific fee has been established | | Per letter-size page or smaller: \$0.05; per legal-size page or larger: \$0.07 | |
| Zoning permit (Local clearance) | \$20 | None required | |
| Subdivision approval certificate | \$25 | None required | |

*Whenever professional review fees will be incurred as the result of review conducted prior to the formal submission of an application, no such review shall be conducted until the applicant shall have requested the review and shall have agreed, in writing, to be responsible for the professional review fees. In any such instance, the Township Clerk shall determine the amount of escrow deposit that will be required.

FEES SCHEDULE CONTINUED

1. Minor subdivisions:

- (a) Application fee: processing fee of \$35 and \$65 for each new lot to be created (except any lands offered to the Township) as the technical review fee, as required by § 205-6 of the Code of the Township of Willingboro.
- (b) Percolation test fee: actual cost of the verification tests, but not to exceed \$200 per test, as the technical review fee, as required by § 205-7A(10) of the Code of the Township of Willingboro.
- (c) Engineering review fee: \$300 as the technical review fee, as required by § 205-11 of the Code of the Township of Willingboro.
- (d) Inspection fee: \$100 for each \$5,000 or part thereof of the cost of construction of the Improvements as estimated by the Township Engineer as a technical review fee, as required by § 205-12 of the Code of the Township of Willingboro.

2. Major subdivisions:

- (a) Application fee: (preliminary) processing fee of \$35 and \$1,500 for a subdivision involving 10 or fewer lots or \$3,000 for a larger subdivision and \$25 per new lot to be created in excess of 49 new lots as the technical review fee, as required in § 205-14 of the Code of the Township of Willingboro.
- (b) Percolation test fee: as established in Subsection C (1)(b) hereof, as required by § 205-15A (12) of the Code of the Township of Willingboro.
- (c) Engineering review fee: \$500, plus \$5 per lot, as the technical review fee, as required by as the § 205-21E of the Code of the Township of Willingboro.
- (d) Application fee (final): as established in Subsection C (2)(a) hereof, as required by § 205-22C of the Code of the Township of Willingboro.
- (e) Inspection fee: as established in Subsection C (1)(d) hereof, as required by § 205-27 of the Code of the Township of Willingboro.

3. Site plans:

- (a) Application fee: (preliminary) processing fee of \$25 and \$100 for the first acre and \$50 for each subsequent acre or part thereof as the technical review fee, as required in § 205-35 of the Code of the Township of Willingboro.
- (b) Percolation test fee: as established in Subsection C (1)(b) hereof, § 205-36A(13) of the Code of the Township of Willingboro.
- (c) Engineering review fee: \$300, plus \$50 per acre or part thereof, as the technical review fee, as required by § 205-41 of the Code of the Township of Willingboro.
- (d) Application fee (final): as established in Subsection C (3)(a) hereof, as required by § 205-42E of the Code of the Township of Willingboro.
- (e) Inspection fee: as established in Subsection C (1)(d) hereof, as required by § 205-45 of the Code of the Township of Willingboro.

4. Miscellaneous provisions

- (a) The Planning Board may waive any or all of any fee established herein if the applicant is a nonprofit or religious corporation or association.
- (b) All processing fees shall be non-refundable.
- (c) Each technical review fee shall be adjusted to reflect the actual time required for review multiplied by the rate established in the schedule of professional fees adopted annually by the governing body, to the end that should there be any amount unexpended for professional review of an application, the unexpended balance shall be refunded to the applicant, and further, that should the fee deposited be insufficient to satisfy the expenses of professional review, the applicant shall be required to deposit such additional funds as may be determined to be proper by the Planning Board in order to satisfy such expenses.
- (d) Special use permits. The fee for a special use permit as provided in Chapter 370, Zoning, of the Code of the Township of Willingboro shall be \$35.

9. APPLICATION REPRESENTS A REQUEST FOR THE FOLLOWING:

SUBDIVISION:

- _____ Minor Subdivision Approval
- _____ Subdivision Approval (Preliminary)
- _____ Subdivision Approval (Final)

Number of lots to be created _____ Number of proposed dwelling units _____
(including remainder lot) (if applicable)

SITE PLAN:

- _____ Minor Site Plan Approval
- _____ Preliminary Site Plan Approval [Phases (if applicable)]
- _____ Final Site Plan Approval [Phases (if applicable)]
- _____ Amendment or Revision to an Approved Site Plan

Area to be disturbed (square feet or acreage) _____

Number of proposed dwelling units (if applicable) _____

Request for Waiver from Site Plan Review and Approval

Reason for request All improvements are in place, as this property was previously occupied by the Franklin Mint Federal Credit Union. No improvements to the exterior of the property, other than cosmetic are intended.

Informal Review

- _____ Request for Rezoning and/or Amendment to Master Plan
- _____ Appeal decision of an Administrative Officer [N.J.S.A. 40:55D-70a]
- _____ Map or Ordinance Interpretation or Special Question [N.J.S.A. 40:55D-70b]
- _____ Variance Relief (hardship) [N.J.S.A. 40:55D-70c(1)]
- _____ Variance Relief (substantial benefit) [N.J.S.A. 49:55D-70c(2)]
- Variance Relief (use) [N.J.S.A. 40:55D-70d]
- _____ Conditional Use Approval [N.J.S.A. 40:55D-67]
- _____ Direct issuance of a permit for a structure in bed of a mapped street, public drainage way, or flood control basin [N.J.S.A. 40:55D-34]
- _____ Direct issuance of a permit for a lacking street frontage [N.J.S.A. 40:55D-35]
- _____ Other Relief [specify]

10. Section(s) of Ordinance from which a variance is requested: The property is situated in the B-2 zoning district, which does not specifically permit churches within the zone.

11. Waivers Requested of Development Standards and/or Submission Requirements:
[attach additional pages as needed]
Such waivers as the Board may permit.

12. Attach a copy of the Notice to appear in the official newspaper of the municipality and to be mailed to the owners of all real property, as shown on the current tax duplicate, located within the State and with 200 feet in all directions of the property which is the subject of this application. The Notice must specify the sections of the Ordinance from which relief is sought, if applicable. The publication and the service on the affected owners must be accomplished at least ten (10) days prior to the date scheduled by the Administrative Office for the hearing. An affidavit of service on all property owners and a proof of publication must be filed before the application will complete and the hearing can proceed. TBS

13. Explain in detail the exact nature of the application and the changes to be made at the premises, including the proposed use of the premises: [attach pages as needed]. Applicant has purchased the subject property to be utilized as a church. Applicant does not intend to make exterior changes, but is required to perform a complete renovation to the interior of the building, as it has been vandalized during the last 13 years that the property has been vacant. There is sufficient on-site parking and improvements on the site that will accommodate the proposed use.

14. Is a public water line available? Yes

15. Is public sanitary sewer available? Yes

16. Does the application propose a well and septic? no

17. Have any proposed new lots been reviewed with the Tax Assessor to determine appropriate lot and block numbers? no

18. Are any off-tract improvements required or proposed? no

19. Is the subdivision to be filed by Deed or Plat? n/a

10
100
100
100

20. What form of security does the applicant propose to provide as performance and maintenance guarantees? _____ as may be required

21. Other approvals which may be required and date plans submitted:

| | <u>Yes</u> | <u>No</u> | <u>Date Plans Submitted</u> |
|--|--------------------------|-------------------------------------|-----------------------------|
| Willingboro Municipal Utilities Authority | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Burlington County Health Department | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Burlington County Planning Board | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Burlington County Soil Conservation District | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| NJ Council on Affordable Housing | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| NJ Department of Environmental Protection | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Sewer Extension Permit | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Sanitary Sewer Connection Permit | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Stream Encroachment Permit | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Waterfront Development Permit | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Wetlands Permit | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Tidal Wetlands Permit | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Potable Water Construction Permit | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Other _____ | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| NJ Department of Transportation | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| Public Service Electric & Gas Company | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| _____ | <input type="checkbox"/> | <input type="checkbox"/> | _____ |
| _____ | <input type="checkbox"/> | <input type="checkbox"/> | _____ |
| _____ | <input type="checkbox"/> | <input type="checkbox"/> | _____ |

22. Certification from the Tax Collector that all taxes due on the subject property have been paid. TBS

23. List of Maps, Reports and other materials accompanying the application. (Attach additional pages as required for complete listing.)

It is the responsibility of the applicant to mail or deliver copies of the application form and all supporting documents to the members of the professional staff [Engineer, Planning Consultant, Attorney for the Board to which the application is submitted] for their review. The documentation must be received by the professional staff at least fifteen (15) business days prior to the meeting at which the application is to be considered, otherwise the application will be deemed incomplete. A list of the professional staff is attached to the application form.

| Quantity | Description of item |
|----------|---------------------|
| 12 | Plan of Survey |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |

24. The Applicant hereby requests that copies of the reports of the professional staff reviewing the application be provided to the following of the applicant's professionals:

Specify which reports are requested for each of the applicant's professionals or whether all reports should be submitted to the professional listed.

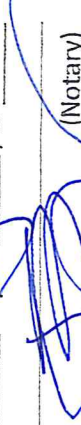
| Applicant's Professional | Reports Requested |
|---|-------------------------------------|
| <input checked="" type="checkbox"/> Attorney | Jonas Singer, Esquire - all reports |
| <input type="checkbox"/> Engineer | |
| <input checked="" type="checkbox"/> Planning Expert | James A. Miller, - all reports |
| <input type="checkbox"/> Traffic Expert | |
| <input type="checkbox"/> | |
| <input type="checkbox"/> | |
| <input type="checkbox"/> | |

CERTIFICATIONS

25. I certify that the forgoing statements and the materials submitted are true. I further certify that I am the individual applicant or that I am an Officer of the corporate applicant and that I am authorized to sign the application for the Corporation or that I am a general partner of the partnership applicant. *[If the applicant is a corporation this must be signed by an authorized corporate officer. If the applicant is a partnership, this must be signed by a general partner.]*

Potter House Lion of Judah
Pentecostal Church

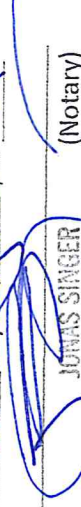

Signature of Applicant

Sworn to and subscribed before me this
22nd day of June, 2021

(Notary)

JONAS SINGER
ATTORNEY - AT - LAW
STATE OF NEW JERSEY

26. I certify that I am the Owner of the property which is the subject of this application, that I have authorized the applicant to make this application and that I agree to be bound by the application, the representations made and the decision in the same manner as if I were the applicant. *[If the applicant is a corporation this must be signed by an authorized corporate officer. If the applicant is a partnership, this must be signed by a general partner.]*


Signature of Owner

Sworn to and subscribed before me this
22nd day of June, 2021

(Notary)

JONAS SINGER
ATTORNEY - AT - LAW
STATE OF NEW JERSEY

27. I understand that the sum of \$ 2,000.00 has been deposited in an escrow account (Builder's Trust Account). In accordance with the Land Development Ordinance of the Township of Willingboro, I further understand that the escrow account is established to cover the cost of professional services including engineering, planning, legal, and other expenses associated with the review of applications for development, review and preparation of documents, inspection of improvements, the publication of the decision by the board or other purposes under the provisions of the Municipal land use law. Sums not utilized shall be returned. If additional sums are deemed necessary, I understand that I will be notified of the required additional amount and shall add the sum of the escrow account within fifteen (15) days.

Potter House Lion of Judah Pentecostal Church

6-22-21


Signature of Applicant

Date



Potter House Lion of Judah Pentecostal Church

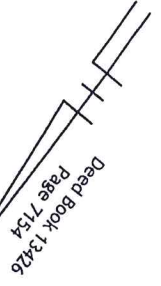
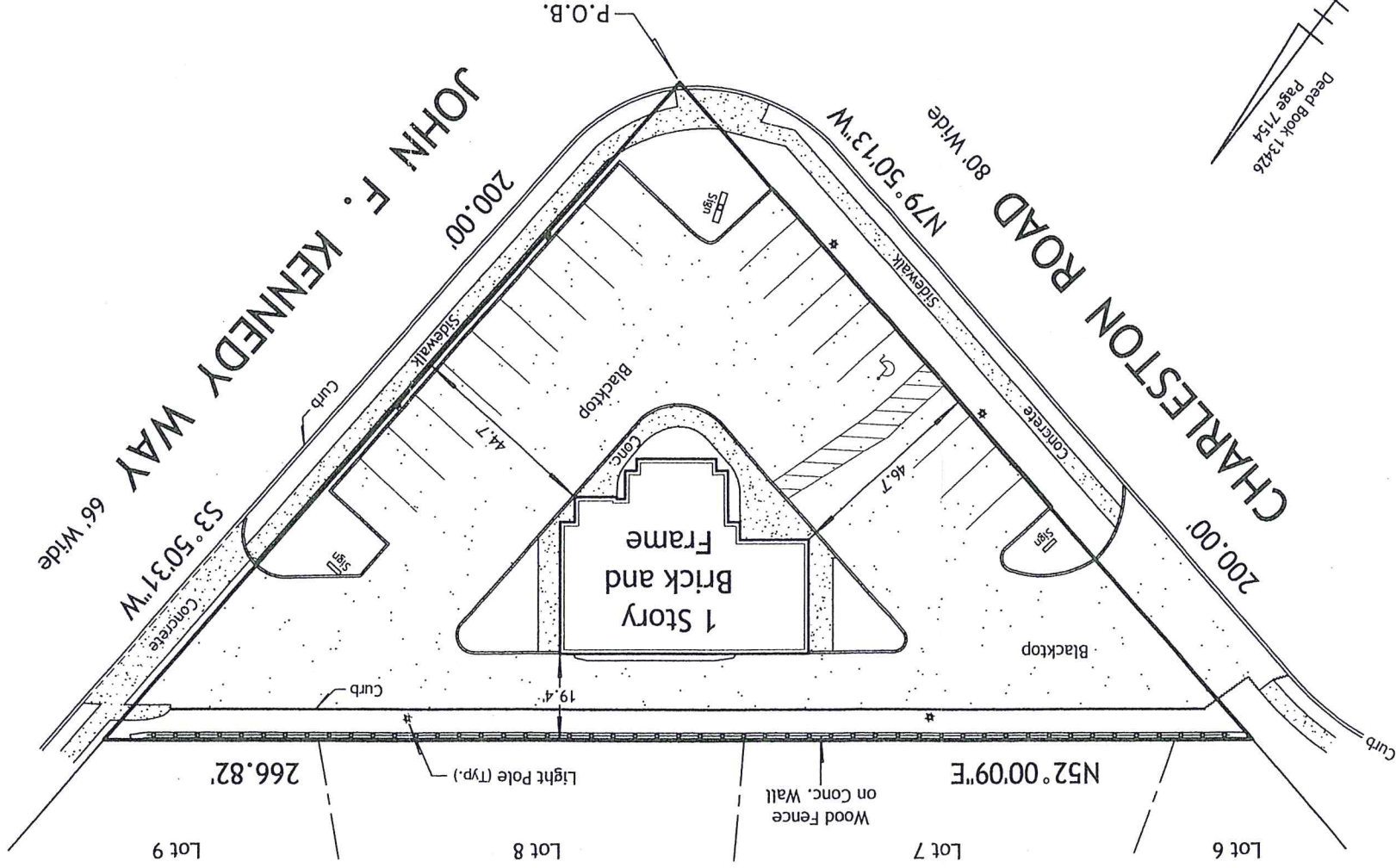
The Realization that God has called us to reach the world to proclaim the Gospel of Jesus Christ and the beliefs of the evangelical Christian faith " Potter House Lion of Judah" is a Pentecostal believer whose purpose is to worship (GOD) Jesus Christ as we evangelize the world and provide a place of fellowship to introduce Jesus Christ to every person ,special to those who are in needs, to bring Gods healing love to those are hurting, to bring wisdom, to bring good news to the poor, to bind up the broken hearted, to set free the captives, the needs of humankind by loving God with our heart and soul and to love our neighbor as ourselves. To maintain the word of God, to inspire in all persons a love for Christ specially in the youth of our community. Maintain a passion for righteousness, and consciousness to God. Pledge our lives to Christ and covenant with each other to demonstrate His holy spirit through worship. Our mission is creating a church that can be a safe gathering place to people so they can experience the grace and forgiveness of God. Where they can find healing for the things that have hurt and wounded their souls. A place where they can be nurtured and disciplined in to the faith in the one true God in Jesus name. Preaching to the unsaved, teaching the saved to serve and those who are yearning to grow in love and compassion. Helping them living a holy life and a healthy family relationship. To connect people to Jesus Christ and to each other. It is a mission motivated by the love of God. To preach the gospel of Jesus Christ and to meet humans needs in his name without discrimination. Showing Gods love to this hungry world, though obedience with Jesus Christ. God has called us as pastor Edgardo Guzman and Rosa Guzman to represent His kingdom to witness, discipleship and service to others. We take very seriously the scripture, prayer and the call to do, justice, love, mercy and walk humbly before God.

Pastor Edgardo & Rosa Guzman

"A Written Waiver and Direction Not to Set Corner Markers has been obtained from the ultimate user pursuant to P.L.2003, c. 14 (C45:8-36.3) and N.J.A.C. 13:40-5.1 (d)."

NOTES:

1. This survey, subject to documents of record, does not purport to identify, if any, wetlands, utilities, service lines or structures below ground.
2. No responsibility or liability is assumed by the Land Surveyor for any other use, including but not limited to use of survey for Survey Affidavit for property resale, directly or indirectly.
3. Only copies from the original survey marked with an original Professional Land Surveyors embossed seal shall be considered valid copies having been prepared in accordance with the existing code of practice adopted by the N.J. State Board of Professional Engineers and Land Surveyors.
4. Unauthorized alteration or addition to a Survey Map bearing a Professional Land Surveyors signature and seal is illegal and punishable by law.
5. The building offset dimensions, as shown, are not meant to be a representation of the current zoning requirements.



CERTIFIED FOR USE BY:
 Edgardo M. Guzman and Rosa A. Guzman, Monarch Title Agency,
 Inc., Old Republic National Title Insurance Company, Franklin Mint
 Federal Credit Union, its successors and/or assigns as their
 interests may appear, H. Benjamin Sharlin, Esquire

BRUCE BENISH
 P.L.S.
Bruce Benish
 PROFESSIONAL LAND SURVEYOR
 NJ LICENSE NO. 24G503622700

| | |
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| 399 Charleston Road Willingboro Township, Burlington County, NJ | |
| Louis Lehman, P.A. 609 883-2444 louislehman@verizon.net | 2145 Nottingham Way, 2nd Floor Suite C, Trenton, NJ 08619 |
| Survey No. 51683-A Date of Plan: Mar. 25, 2021 Scale 1"=30' | Field Work Completed 3-20-21 |

PLAN OF SURVEY

Being: Lot 1
 Block 238, Page 15
 Willingboro Township tax maps
 Zoning District: B-2
 Lot Area: 19,878 Sq.Ft. - 0.456 Acres