

## Zoning Certificate Checklist

1. Is the property located in the I-1 or I-2 Zone? Yes  No .
  2. If yes, the application must be submitted to the Planning Board pursuant to 34-21.3d.
  3. Is the Proposed use permitted? Yes  No .
  4. If no, application must be made to the Zoning Board of Adjustment.
  5. Is there an increase in the parking requirements for the proposed over the previous use?  
Yes  No .
  6. If no, skip to question #9.
  7. If yes, does the site have enough parking spaces to meet the requirements of the Zoning Ordinance?  
Yes  No .
  8. If the answer to question #7 is no, an application must be made to the Zoning Board for a Parking variance.
  9. Is there an accurate site plan, existing conditions plan, or an As-Built drawing on file, approved by the Planning Board or Zoning Board? Yes  No .
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1. If the property is in the I-1 or I-2 zone, the applicant must submit a plan and parking analysis to the Planning Board for approval.
2. If the property is in the B-1, B-2, or B-3 Zone, the zoning officer at his discretion, may approve the plan and parking analysis for the purposes of issuing the Zoning Certificate.

NAME OF APPLICANT ROCKFIELD LANDSCAPE

ADDRESS 27 GREENWOOD AVE BLOCK 32 LOT 2 ZONE I-2

PREVIOUS TENANT R & S LANDSCAPE PREVIOUS USE LANDSCAPER YARD

UNIT#        AREA Sq. Ft. 3690 PROPOSED USE LANDSCAPER YARD

CHANGES       

RELOCATION? — PHONE 914-588-9580 EMAIL BLYTHE@YOSTDESIGN.COM

DATE 3/20/23 ZONING OFFICIAL Mal Bundy APPROVED-Yes  No

BD OF HEALTH APPROVAL REQUIRED - Yes  No  PB APPROVAL REQUIRED - Yes  No

UCC USE GROUP: PREVIOUS USE B PROPOSED USE B CCO REQUIRED? No

2C-31  
BUILDING DEPT.

MAR 16 2023

REC'D AT BORO OF MIDLAND PARK

APPLICATION FOR ZONING CERTIFICATE  
FOR NON-RESIDENTIAL USE

280 Godwin Avenue  
Borough of Midland Park, NJ 07432

\$100 APPLICATION FEE  
PAYABLE TO "BOROUGH OF MIDLAND PARK"

Cash Check # 1307 (AS)

STREET ADDRESS OF PROPERTY:  
27 Greenwood Ave,

ZONE: I-2  
~~MEC-2~~

BLOCK:  
32

LOT:  
2

NAME OF OCCUPANT: **	AREA OF BLDG.- SQ.FT.	AREA OF OCCUPANT- SQ.FT.	SECTION OF BLDG.
Rockfield Landscape	3690	3690	

SOLE PURPOSE OF OCCUPANCY/PLANNED USE (INCLUDING PRODUCTS OR SERVICES SOLD/MANUFACTURED):

Landscaping

PREVIOUS TENANT, IF APPLICABLE: n/a

NAME OF APPLICANT - IF A CORPORATION, NAME AND ADDRESS OF INDIVIDUAL MAKING APPLICATION:

Blythe Yost

APPLICANT'S ADDRESS: 178 Elizabeth St, Pearl River NY 10965

APPLICANT'S PHONE: 914.588.9580 E-MAIL: blythe@yostdesign.com

NAME OF OWNER OF BUILDING: R&S Management Services LLC  
ADDRESS OF OWNER: 27 Greenwood Ave, Midland Park

CERTIFICATION THAT ALL CONDITIONS OF SITE PLAN AND BUILDING PERMIT HAVE BEEN MET: Robert Schucker  
(PROPERTY OWNER SIGNATURE)

LIST OF ALL OTHER OCCUPANTS OF BUILDING

Name:	Type of Business:
n/a	

Incoming Shipments	TYPE CONVEYANCE	PRODUCT	COMMENTS
Number Weekly: 3	Dump Truck	Plants & Landscape Materials	
Outgoing Shipments			
Number Weekly: 3	Dump Truck	Landscape Materials	

NUMBER OF PEOPLE: Min 2 Max \_\_\_\_\_ NUMBER OF DAILY CUSTOMERS/VISITORS: No clients visit the site WILL YOU DEAL WITH THE GENERAL PUBLIC? YES

HOURS OF OPERATION: From 7a To 6p NUMBER OF DAYS OPEN WEEKLY: 6 Days/week

GALS. WATER USED: 21 Units EXTENT OF NOISE: minimal

FUMES OR ODORS: none OTHER NUISANCES:

ANY FLAMMABLES OR EXPLOSIVES USED OR STORED?  YES

IF YES, EXPLAIN

PROPOSED PERIOD OF OCCUPANCY: FROM 4/1/2023 TO unknown

Note: A SIGN PERMIT IS REQUIRED FOR ANY NEW SIGNS OR SIGN CHANGES -- FLAGS AND BANNERS ALSO REQUIRE PERMITS. NEON SIGNS ARE PROHIBITED

\* EACH OCCUPANT MUST HAVE ITS OWN CERTIFICATE OF OCCUPANCY. IF YOU VACATE, THE NEW OCCUPANT WILL REQUIRE A NEW CERTIFICATE

APPLICANT SIGNATURE [Signature] DATE 3/13/2023