

**BERLIN TOWNSHIP  
PLANNING AND ZONING  
BOARD APPLICATION**

**DATE:** August 6, 2021

**APPLICANTS NAME:** Diggerland USA 1, LLC

**APPLICANTS ADDRESS** 100 Pinedge Drive

**CITY** West Berlin **STATE** NJ **ZIP** 08091

**TELEPHONE** 856-809-4183

**EMAIL** ilya@diggerlandusa.com

**NAME AND ADDRESS OF OWNER IS DIFFERENT THEN ABOVE.**

**OWNERS NAME** Power Engines 1, LLC

**OWNERS ADDRESS** 100 Pinedge Drive

**CITY** West Berlin **STATE** NJ **ZIP** 08091

**TELEPHONE** 856-809-4183

**IS THE APPLICANT:** **CORPORATION** \_\_\_\_\_  
**PARTNERSHIP** \_\_\_\_\_  
**INDIVIDUAL** \_\_\_\_\_  
**LLC** \_\_\_\_\_ **X** \_\_\_\_\_

**SITE INFORMATION**

**PROPERTY ADDRESS** 441 E. Franklin Avenue, West Berlin, NJ 08091

**ZONING** C2-I **BLOCK** 2601 **LOT** 2

**TYPE OF APPLICATION:**

                     *Minor Subdivision*  
                     *Preliminary Subdivision Approval*  
                     *Final Subdivision Approval*  
                     *Minor Site Plan Approval*  
                     *Preliminary Site Plan Approval*  
                     *Final Site Plan Approval*  
          X           *Amended Or Revision to an Approved Site  
                            Plan*  
                     *Waiver of Site Plan Application*  
                     *Informal Hearing*  
                     *Map Or Ordinance Interpretation*  
          X           *Variance*  
                     *Bulk Variance*  
                     *Use Variance*  
                     *Extension of Time*  
                     *Conditional Use*

**LIST OF INDIVIDUALS WHO PREPARED PLANS:**

**ATTORNEY**

NAME                      Robert F. Kelly  
ADDRESS                      441 E. Franklin Avenue  
CITY                      West Berlin STATE            NJ ZIP                      08091  
TELEPHONE #                      856-809-4184  
EMAIL                      rfkelly@diggerlandusa.com

**ARCHITECT**

NAME                      Ramaker & Associates  
                     Nick Deines, P.E., Project Manager  
ADDRESS                      855 Community Drive  
CITY                      Sauk City STATE            WI ZIP                      53583  
TELEPHONE #                      608-643-4100 or 608-644-2290  
EMAIL                      ndeines@ramaker.com

**ENGINEER**

Key Engineers, Inc.

**NAME** Gregory B. Fusco, P.E., P.P., C.M.E.

**ADDRESS** 80 S. White Horse Pike

**CITY** Berlin **STATE** NJ **ZIP** 08009

**TELEPHONE #** 856-767-6111

**EMAIL** gfusco@keyengineers.com

**PLANNER**

**NAME** \_\_\_\_\_

**ADDRESS** \_\_\_\_\_

**CITY** \_\_\_\_\_ **STATE** \_\_\_\_\_

**ZIP** \_\_\_\_\_

**TELEPHONE #** \_\_\_\_\_

**EMAIL** \_\_\_\_\_

**PROPERTY INFORMATION**

*RESTRICTIONS, COVENANTS, EASEMENTS, ASSOCIATIONS BY LAWS,  
EXISTING OR PROPOSED ON THIS PROPERTY.*

**YES** X **NO** \_\_\_\_\_  
**PROPOSED** \_\_\_\_\_

**PRESENT USE OF THIS PREMISES:**

Block 2601 Lot 2 includes the existing aquatic recreation section of Diggerland USA  
branded The Water Main and is also used for recreational and seasonal activities,  
office use of a converted residence, storage use, garage use and training.

  
\_\_\_\_\_  
**SIGNATURE OF APPLICANT**

**FOR ANY QUESTION REGARDING YOUR  
APPLICATION PLEASE CONTACT:  
KELLEY SHENDOCK @ 856-767-1854 ext. 227  
LANDUSE@BERLINTWP.COM**