

LEGAL NOTICE

TO WHOM IT MAY CONCERN: In compliance with the Municipal Land Use Law of the State of New Jersey, as amended and supplemented, notice is hereby served upon you to the effect that the Applicant, Frank Ingrao dba Char Steakhouse (hereinafter “Applicant”), has filed for Preliminary and Final Minor Site Plan Approval in the Borough of Raritan seeking permission to improve a portion of the existing patio with a covered bar and louvered pergola to be constructed over the existing outdoor patio to provide shade for the outdoor seating area. The subject property is located at the intersection of First Avenue and Route 202, more specifically described on the Township Tax Map as Block 33, Lot 1, with an address of 777 Route 202 on a 1.0027 acre parcel. The property is located in the B3 Zoning District and restaurants are permitted principal uses in the B-3 (Highway Business) zone.

The Applicant has not identified any variances necessitated by this application as the use is permitted in the zone and this application does not impact the existing site conditions since the improvements are proposed over existing impervious surfaces. As such, the Applicant is requesting a waiver of site plan.

The Borough has required notice pursuant to the Municipal Land Use Law. We hereby provide said notice that we have made application to the Borough of Raritan Planning Board. Testimony will be presented at the time of the public hearing in support of the application. Although the Applicant is not aware of any additional variances, the Applicant will seek whatever variances, waivers, exceptions, checklist item waivers, design waivers, or any other relief that may be required, in the opinion of the Board and their professionals, or as may be identified by the Board professionals in their review, in order to implement the proposed plan and design. Amendments to the application and the plan may be made at the time of the Public Hearing based upon comments from the Board and its professionals and/or the public and new variances may be required based upon professional review.

Any person or persons affected by said project will have an opportunity to be heard at the Public Hearing on the application to be held on DAY OF THE WEEK, MONTH, DATE, YEAR, at TIME p.m. in the Council Chambers located Borough Hall, 22 First Street, Raritan, New Jersey.

The application and supporting documents detailing the application are on file with the Board Secretary and may be inspected at the Raritan Borough Hall, 22 First Street, Raritan, New Jersey during regular business hours Monday through Friday TIME A.M. to TIME P.M. Any interested party may appear at said hearing and participate therein in accordance with the Rules of the Board.

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