

BY: MANTUA TOWNSHIP ZONING BOARD OF ADJUSTMENT

APPLICATION FOR APPEAL

APPLICATION# 2025-021 DATE FILED: 10/6/25

- APPEAL IS MADE FROM THE ACTION OF THE ZONING OFFICER IN REFUSING MY APPLICATION FOR A ZONING PERMIT 40:55D-70Aa.
- VARIANCE RELIEF (HARDSHIP) 40:55D-70c(1)
- VARIANCE RELIEF (SUBSTANTIAL BENEFIT) 40:55D-70c(2)
- VARIANCE RELIEF USE 40:55D-70d

APPELLANT: \_\_\_\_\_ TELEPHONE: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_ EMAIL: \_\_\_\_\_

OWNER: Benjamin and Elizabeth Blaszkowski TELEPHONE: \_\_\_\_\_  
ADDRESS: 131 E. Salem Ave Sewell NJ 08080 EMAIL: \_\_\_\_\_

ATTORNEY: \_\_\_\_\_ EMAIL: \_\_\_\_\_

Interest of appellant if not owner (agent, lessee, etc.) \_\_\_\_\_

DESCRIPTION OF LAND \_\_\_\_\_  
STREET LOCATION: 131 E Salem Ave Sewell NJ 08080  
BLOCK: 182 LOT(S): 1.02 TAX MAP: 36 LOT SIZE: 80' x 150'  
PRESENT ZONING: R-11 wide

PRESENT USE OF PROPERTY: Residential - Single Family Home  
CURRENT LAND IMPROVEMENTS: \_\_\_\_\_  
HAS A PREVIOUS APPEAL BEEN FILED IN CONNECTION WITH THIS PARCEL? \_\_\_\_\_

ACTION DESIRED BY APPELLANT: To construct Addition off side of house to have a master suite w/ shower and garage.

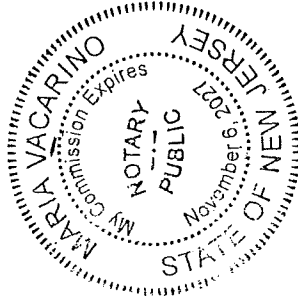
REASON APPELLANT BELIEVES BOARD SHOULD APPROVE THE DESIRED ACTION: \_\_\_\_\_  
Need handicap bath for my needs.

I hereby depose and say that all of the above statements and the statements contained in any papers or plans submitted herewith are true and to the best of my knowledge, information and belief.

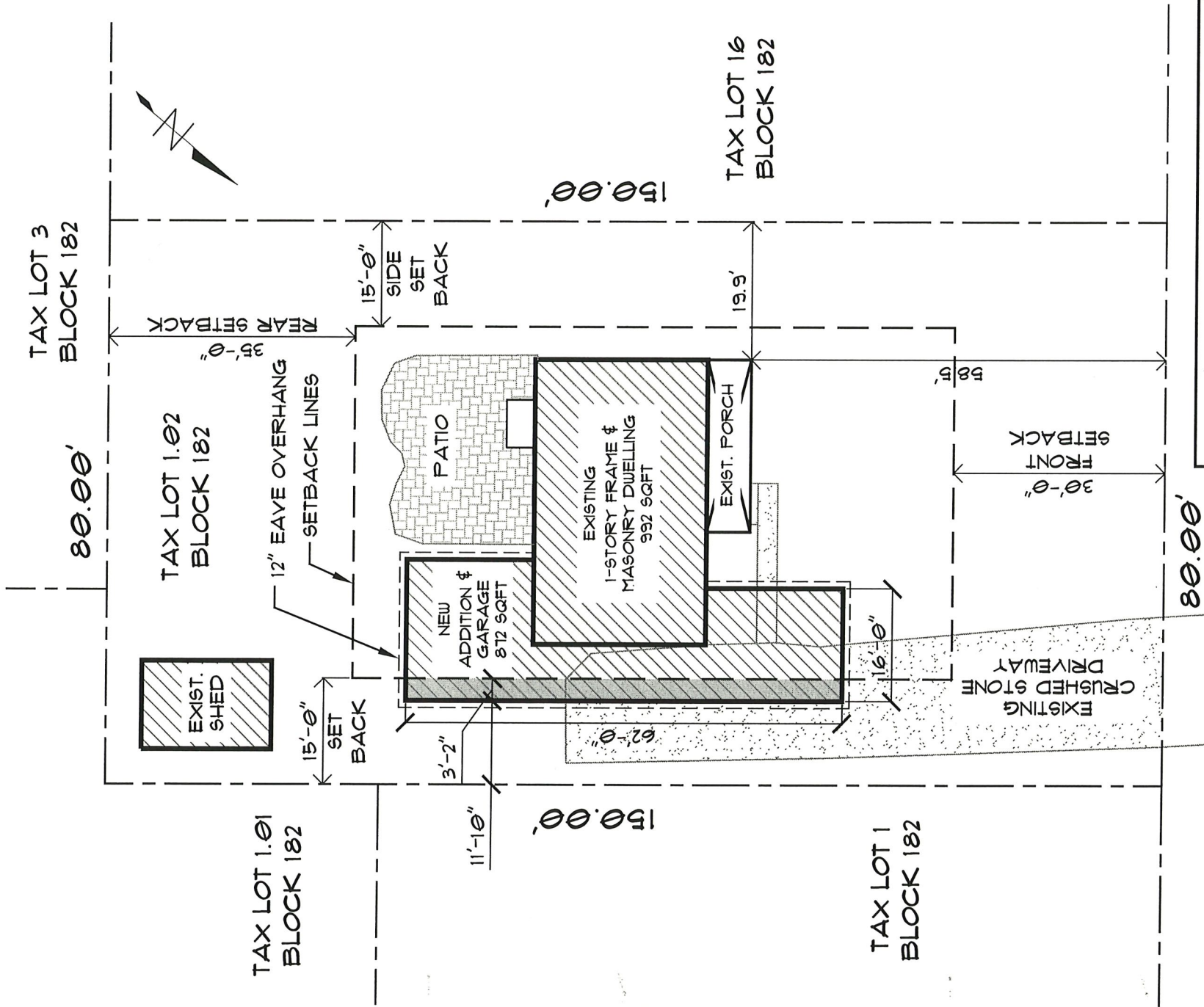
Benjamin F. Blaszkowski  
SIGNATURE OF APPELLANT/OWNER

SWORN TO AND SUBSCRIBED BEFORE ME THIS \_\_\_\_\_  
6 DAY OF October 2025

Maria Vacarino  
NOTARY PUBLIC



1-2022



**AREA & YARD COMPLIANCE FOR R-II HIGH-DENSITY RESIDENTIAL DISTRICT**

TOTAL LOT AREA: 12,000 S.F.  
 TOTAL BLDG S.F. COVERAGE: 2,246 S.F.  
 ACTUAL BLDG PERCENT COVERAGE: 18.7%  
 MAX PERMITTED BLDG COVERAGE ALLOWED: 25%  
 ACTUAL IMPERVIOUS PERCENT COVERAGE: 23%  
 MAX PERMITTED IMPERVIOUS COVERAGE: 35%

**SALEM AVENUE  
(70' WIDE)**

**SITE PLAN - PROPOSED ADDITION**  
 SCALE: 1" = 20'-0"

**PROPOSED RESIDENTIAL ADDITION & ALTERATIONS  
 FOR ZONING APPROVAL  
 131 EAST SALEM AVE. SEWELL, NJ 08080  
 FOR: BEN AND BETTY BLASZKOWSKI**

DATE: 10/03/25 ZONING

**A-1**

**PAUL P. WOLFER  
 ARCHITECT, AIA, NCARB**  
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