

PROPERTY OWNERS WITHIN 200 FT.
OF BLOCK 103 LOT 10

Parcel ID	Street Address	Owner Name	Owner Address	Owner City/State/ZIP
419 TENTH AVE is Block 103, Lot 10.				
Block 104, Lot 1	503 TENTH AVE	MURPHY, BRIAN W & CHRISTINE M	503 TENTH AVE	BELMAR, NJ 07719
Block 104, Lot 2	505 TENTH AVE	HELFGOTT, ROBERT A & KAREN W	505 TENTH AVE	BELMAR, NJ 07719
Block 104, Lot 15	504 ELEVENTH AVE	PAT & AL RENTALS LLC	311 SPINNAKER WAY	NEPTUNE, NJ 07753
Block 104, Lot 16	1003 D ST	MORRIS, A V JR & MORRIS B E	33 NORTON AVE	HIGHTSTOWN, NJ 08520
Block 104, Lot 17	1001.5 D ST	IRVINE, DAVID J & PAULA C/O MASONS	1605 MAIN ST # 610	SARASOTA, FL 34236
Block 103, Lot 6	411 TENTH AVE	PARKER, HARRY W & JO ANNE	411 TENTH AVE	BELMAR, NJ 07719
Block 103, Lot 7	413 TENTH AVE	PLUNKETT, EDWARD & JANET	413 10TH AVE	BELMAR, N J 07719
Block 103, Lot 8	415 TENTH AVE	415-10 REALTY, LLC	42 TAKOLUSA DR	HOLMDEL, NJ 07733
Block 103, Lot 9	417 TENTH AVE	CHURCHILL, PATRICIA J & ANDRES, M T	168 CLEVELAND AVE	LAURENCE HARBOR, NJ 08879
Block 103, Lot 11	418 ELEVENTH AVE	LITOWINSKY, JAMES & POSS, DOROTHY	418 ELEVENTH AVE	BELMAR, N J 07719
Block 103, Lot 12	416 ELEVENTH AVE	TANNER, TJ JR & MASTROLYF, ET AL	416 ELEVENTH AVE	BELMAR, NJ 07719
Block 103, Lot 13	414 ELEVENTH AVE	JEFFERS, STEPHEN & PATRICIA	414 ELEVENTH AVE	BELMAR, NJ 00000000
Block 103, Lot 14	412 ELEVENTH AVE	JONES, DONNA L. VOLKER	412 ELEVENTH AVE	BELMAR, NJ 07719
Block 103, Lot 15	410 ELEVENTH AVE	O'NEILL, MARK S & MARTHA	410 ELEVENTH AVE	BELMAR, NJ 07719
Block 94, Lot 20	504 TENTH AVE	GANZER, PETER & DIANA	504 TENTH AVE	BELMAR, NJ 07719
Block 94, Lot 21	502 TENTH AVE	WILSON, BRUCE C & KAREN S	502 10TH AVE	BELMAR, NJ 07719
Block 94, Lot 22	500 TENTH AVE	SCHUMANN, JOHN C & MARYBETH R	500 TENTH AVE	BELMAR, NJ 07719
Block 93, Lot 11	902 D ST	BONJUKLIAN, ALISSA&WILKIE,CHRISTINA	902 D ST	BELMAR, NJ 07719
Block 93, Lot 12	418 TENTH AVE	MORROW, DESMOND & ROBERTS, M.	155 N MOUNTAIN AVE	MONTCLAIR, NJ 07042
Block 93, Lot 13	416 TENTH AVE	POPPERT, EDWARD J & DOLORES P	416 10TH AVE	BELMAR, N J 07719
Block 93, Lot 14	414 TENTH AVE	WILLEY, MONROE JEFFREY & CLARA A	414 TENTH AVE	BELMAR, NJ 07719
Block 93, Lot 15	412 TENTH AVE	BADOLATO, VINCENT & PAMELA	412 TENTH AVENUE	BELMAR, NJ 07719
Block 93, Lot 16	410 TENTH AVE	MCHUGH, ELLEN MARIE & TERRANCE J	91 CLOVERDALE AVENUE	STATEN ISLAND, NY 10308

SITE PLAN

419 TENTH AVENUE BLOCK 103 LOT 10

SITUATED IN

BOROUGH OF BELMAR

MONMOUTH COUNTY, NEW JERSEY

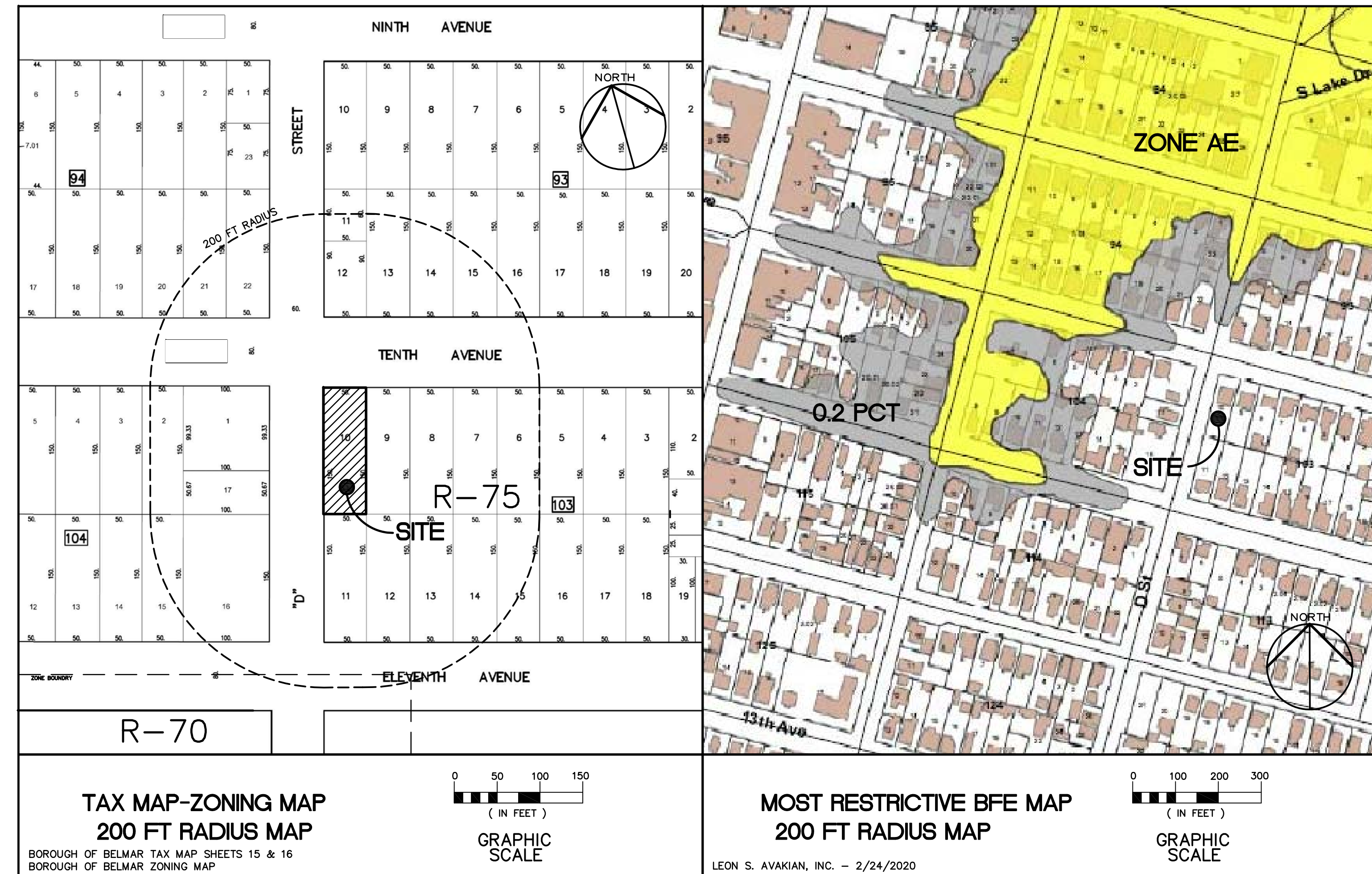
R75 ZONE CRITERIA

AREA, CORNER LOT	REQUIRED	EXISTING	VARIANCE	PROPOSED	VARIANCE
FRONTAGE, CORNER LOT	9000 SQ FT	7500 SQ FT *	YES	7500 SQ FT *	YES
FRONTAGE, CORNER LOT	60 FT	50 FT *	YES	50 FT *	YES
PRINCIPAL BUILDING	20 FT	28.7 FT (TENTH AVE)	NO	20.7 FT (TENTH AVE)	NO
FRONT YARD	20 FT	10.3 FT ("D" STREET) *	YES	8.8 FT ("D" STREET) *	YES
SIDE YARD	5 FT	7.9 FT	NO	7.9 FT	NO
TOTAL 2 SIDES	NA	NA	NO	NA	NO
REAR YARD	40 FT	80.8 FT	NO	80.8 FT	NO
LOT SHAPE (O/A)	30 FT	25 FT ±	NO	25 FT ±	NO
BUILDING HEIGHT (MAX.)	35 FT / 2 1/2 STORIES	NO	NO	33'6" / 2 STORIES	NO
FLOOR AREA RATIO (MAX.)	55%	32.8% (2458 SQ FT)	NO	54.9% (4118 SQ FT)	NO
LOT COVERAGE (MAX.)**	50%	42.1% (3160 SQ FT)	NO	44.2% (3316 SQ FT)	NO
BUILDING COVERAGE (MAX.)	25% (1875 sqft)	16.2% (1216 SQ FT)	NO	32.1% (2407 SQ FT)	NO
OFF-STREET PARKING	3 SPACES	3 SPACES	NO	3 SPACES	NO
ACCESSORY STRUCTURE	3 FT	---	NO	3 FT	NO
REAR YARD	3 FT	---	NO	3 FT	NO
SIDE YARD	3 FT	---	NO	3 FT	NO
BUILDING HEIGHT (MAX.)	18 FT / 1 STORY	---	NO	24 FT/2 STORIES *	YES

* VARIANCE CONDITION
** NOT TO INCLUDE A DETACHED GARAGE OF UP TO 440 SQ FT IN CALCULATION
*** NOTE: IMPERVIOUS COVER CALCULATED WITH PAVER CREDIT OF 50%

GENERAL CONSTRUCTION NOTES:

- THE ACCURACY AND COMPLETENESS OF THE INFORMATION IS NOT GUARANTEED BY THE ENGINEER, AND THE CONTRACTOR IS ADVISED TO VERIFY IN THE FIELD ALL THE FACTS CONCERNING THE LOCATION OF ALL UTILITIES PRIOR TO BEGINNING CONSTRUCTION. LOCATIONS OF EXISTING UTILITIES AS SHOWN ON THESE PLANS ARE TO BE CONSIDERED APPROXIMATE.
- THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL APPROPRIATE SAFETY DEVICES AND TRAINING TO ALL WORKERS IN ORDER TO MAINTAIN SAFE CONDIIONS THROUGHOUT THE PROJECT.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL REQUIRED PERMITS IN ORDER TO MAINTAIN SAFE CONDIIONS THROUGHOUT THE PROJECT.
- THE CONTRACTOR IS RESPONSIBLE FOR THE PROPER REMOVAL AND DISPOSAL OF ANY EXISTING OBJECTS, STRUCTURES, ETC. THAT ARE IN THE WAY OF PROPOSED CONSTRUCTION OR INDICATED AS TO BE REMOVED.
- THE CONTRACTOR IS TO LOCATE ALL EXISTING UTILITY CONNECTIONS TO EXISTING USES OF ANY TYPE. IF THE CONNECTIONS AND SERVICE LATERALS ARE CAPABLE OF SERVING THE PROPOSED USE, AND MEET THE SPECIFICATIONS OF THE APPROPRIATE UTILITY AGENCY, THEY ARE TO BE MAINTAINED OR REPAIRS MADE AS NECESSARY. IF THEY ARE OF SUBSTANDARD OR UNUSABLE PERSONAL NEW UTILITY SERVICE LINES ARE TO BE INSTALLED AT THE LOCATIONS INDICATED. THE SIZE AND LOCATION OF THE UTILITY LINES MAY BE SUBJECT TO CHANGE BY THE APPROPRIATE UTILITY AGENCY.
- SAFETY FLAGS, MARKS, GAS MAINS, WATER MAINS, ELECTRIC LINES AND TELEPHONE LINES ARE TO BE MAINTAINED IN ACCORDANCE WITH THE REGULATIONS AND SPECIFICATIONS OF THE APPROPRIATE UTILITY AGENCY.
- WALKWAYS SHOULD SLOPE AWAY FROM BUILDING AT A MINIMUM PITCH OF 1/4" PER FOOT, MAXIMUM PITCH 1" PER FOOT.
- THE CONTRACTOR SHALL MEET ALL APPLICABLE REGULATIONS TO INTERLOCK AREAS WHERE THE EXTERIOR FINISHED GRADE IS LOWER THAN THE FLOOR FINISHED GRADE. ALL BASEMENT WALLS ARE TO BE WATERPROOFED (CONSULT WITH ARCHITECT FOR SPECIFICATIONS).
- THE FINISHED FLOOR ELEVATION OF THE BUILDING MAY BE SUBJECT TO CHANGE DEPENDING UPON FINAL ARCHITECTURAL DESIGN. THE ENGINEER SHALL BE ADVISED OF ANY CHANGES IN THE BUILDING DESIGN PRIOR TO BEGINNING CONSTRUCTION, OR IMMEDIATELY AS THEY MAY OCCUR DURING CONSTRUCTION.
- IF THE CONTRACTOR ENCOUNTERS QUESTIONABLE SOIL CONDITIONS, HE SHALL IMMEDIATELY NOTIFY THE ENGINEER PRIOR TO PROCEEDING WITH ANY CONSTRUCTION IN THE AREA OF CONCERN.
- IF THE CONTRACTOR ENCOUNTERS ANY CONFLICTING UTILITY INFORMATION, HE SHALL CONTACT THE ENGINEER IMMEDIATELY.
- ALL UTILITY PIPE TO BE INSTALLED IN THE PROJECTS TO BE IN ACCORDANCE WITH THE LOCAL, STATE AND FEDERAL CODES AND STANDARDS AND APPROVED BY THE CONTRACTOR PRIOR TO BACKFILLING.



LIST OF UTILITY COMPANIES

- | | |
|---|---|
| Jersey Central Power & Light Co.
Attn: Craig Mandel
300 Madison Avenue
P.O. Box 1911
Morristown, NJ 07962 | Borough of Belmar
P.O. Box A
Belmar, NJ 07719 |
| Dave Kuyendall, Engineering
Monmouth Cobleview
Post Office Box 58
Wall, New Jersey 07719 | Monmouth County Planning Board
Hall of Records Annex, 2nd Floor
East Main Street
P.O. Box 1255
Freehold, NJ 07728 |
| Verizon New Jersey Inc.
Attn: Ralph Sokolovoy - ROW
5100 Belmar Boulevard
Farmingdale, NJ 07727 | Public Service Electric & Gas Company
Manager - Corporate Properties
80 Park Plaza, 16B
Newark, New Jersey 07102 |

GENERAL NOTES:

- APPLICANT: ANTONIO & TINA ALMEIDA
506 EIGHTH AVENUE
BELMAR, NJ 07719
- OWNER: ANTONIO & TINA ALMEIDA
506 EIGHTH AVENUE
BELMAR, NJ 07719
- PROPERTY KNOWN AS 419 TENTH AVENUE, A/K/A BLOCK 103 LOT 10 AS SHOWN ON TAX MAP SHEET 15. PROPERTY CONTAINS AN EXISTING 2 STORY, TWO-FAMILY DWELLING (PRE-EXISTING NON-CONFORMING USE).
- PROPERTY IS LOCATED IN THE R75 ZONE. AREA OF LOT 10: 7,500 S.F. (0.172 AC.)
- APPLICANT PROPOSES TO CONSTRUCT AN ADDITION ON TO THE EXISTING DWELLING, CONVERT THE EXISTING 2 FAMILY PRINCIPAL USE TO A ONE FAMILY USE AND CONSTRUCT A 2 CAR GARAGE WITH AN ACCESSORY APARTMENT (ONE-BEDROOM) ABOVE.
- APPLICANT PROPOSES TO CONSTRUCT A FENCED REAR YARD POOL/PATIO AREA WITH EXTERIOR SHOWER. APPLICANT PROPOSES A 54" HIGH POOL FENCE WITHIN THE FRONT YARD ALONG "D" STREET.
- PROPERTY SERVICED BY PUBLIC SEWER, WATER, ELECTRIC, TELEPHONE & GAS UTILITIES. ALL EXISTING UTILITIES SHALL REMAIN.
- TOPOGRAPHIC DATUM NAVD 88.
- PROPERTY IS LOCATED IN FLOOD ZONE X (AREA OF MINIMAL FLOODING) AND OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD HAZARD AREA AS PER FEMA ADVISORY BASE FLOOD MAP DATED 12/2012.
- BULK VARIANCES REQUIRED FOR: LOT AREA, LOT FRONTAGE, MINIMUM LOT SHAPE, FRONT SETBACK ("D" STREET), BUILDING COVERAGE, ACCESSORY BUILDING HEIGHT/STORIES, FENCE HEIGHT. A USE VARIANCE IS REQUIRED FOR A TWO FAMILY USE IN THE R-75 ZONE.
- SURVEY AND TOPOGRAPHY AS PREPARED BY MORGAN ENGINEERING AND SURVEYING, DAVID J. VON STEENBURG, NPLS # 34500, DATED 9-24-2019.

INDEX OF SHEETS		ISSUE DATE	REVISION DATE
SHEET No.	DESCRIPTION		
1 OF 3	TITLE SHEET	31 AUG 2020	
2 OF 3	EXISTING CONDITIONS/DEMOLITION PLAN SITE PLAN - DETAILS		
3 OF 3	GRADING AND UTILITY PLAN LANDSCAPE PLAN - DETAILS		

48 NOMOCO ROAD
 FREEHOLD, NEW JERSEY 07728
 Tel: (732) 431-9420
 Fax: (732) 431-9420
 email: jkr@jkrengineering.com
JKR ENGINEERING
 and Planning Service, LLC
 RICHARD BIFOLCO
 PROFESSIONAL ENGINEER
 No. 12-000000000
 08/31/2020
 Certificate of Authorization # 94C428129100

BLOCK 103
 LOT 10
 BOROUGH OF BELMAR
 MONMOUTH COUNTY, NEW JERSEY
 CAD Drawing
 829
 Sheet
 1 of 3