



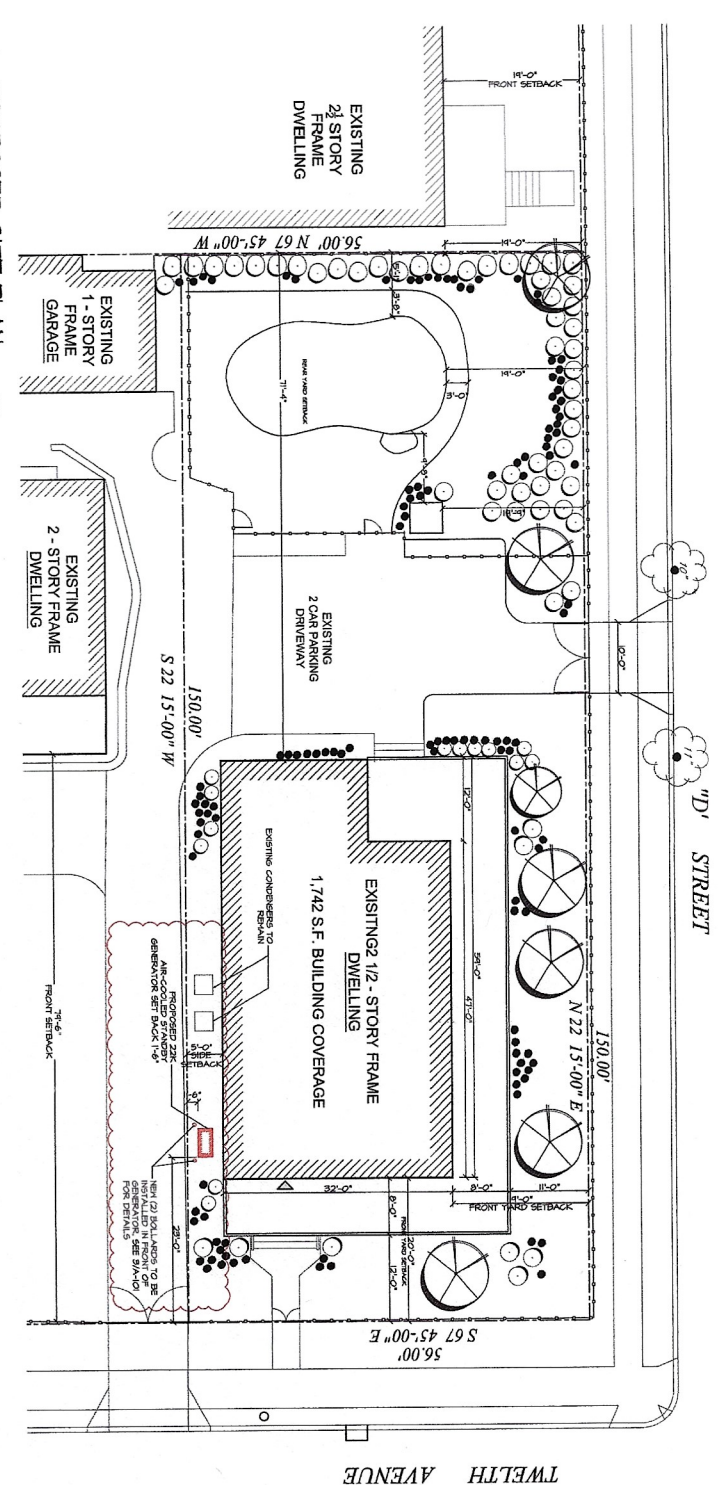
Frank J. McFarvelli, ALA NY license # 15333 NY license # 03-0087-AS	Anthony C. Vondermark, Jr., ALA NY license # 12148 NY license # 32710-1 
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8	10/04/16 Framing notes
7	09/16/16 Window Revisions
6	06/03/16 Plan Review Comments
5	09/13/16 FRAMING REV
4	04/28/16 SOIL EROSION REV
3	03/14/16 CD PERMIT SET
2	09/08/15 FOUNDATION PLAN
1	04/07/15 ZONING
#	Date Issue

Address
421 TWELFTH AVENUE,
BELMAR, NEW JERSEY 07719
BLOCK 122, LOT 21

Project Number:	14-1141
Drown by	: FJG, MJS
Checked by	: FJM, ACV
Scale	: As Noted

A-101



PROPOSED SITE PLAN

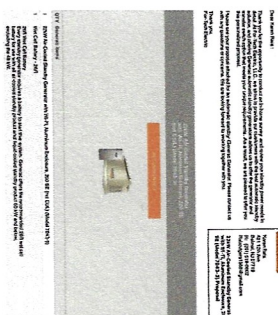
SCALE: 1/8" = 1'-0"



SPORTS
ILLUSTRATED

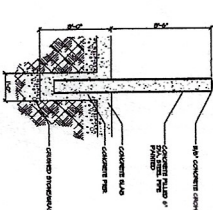
800 Jervis Dr. West, Unit 30
Lawrenceville, GA 30045
(770) 962-8224
www.sportsillustrated.com

GENERAL



PIPE BOLLARD DETAILS

SCALE: N.T.S.

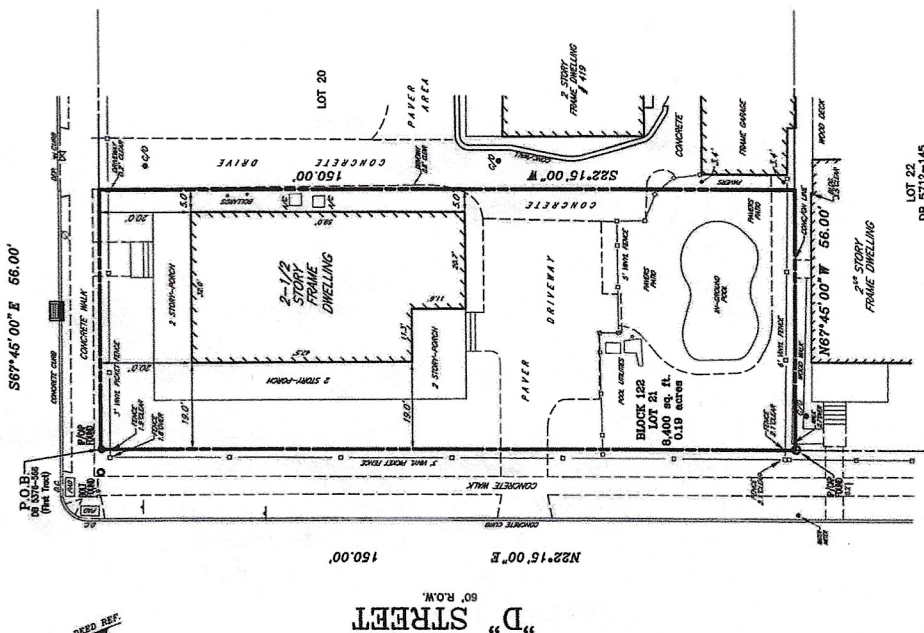


A-101

**PLAN OF SURVEY
FRANK RAIA**

BOROUGH OF BELMAR, MONMOUTH COUNTY, NEW JERSEY
SITUATED IN
BLOCK 122 LOT 21

TWELFTH AVENUE
60' R.O.W.



LOT 22
08 5712-145

THIS CERTIFICATION IS MADE ONLY TO ABOVE NAMED PARTIES FOR PURCHASE AND/OR MORTGAGE OF ABOVE DELINEATED PROPERTY BY ABOVE NAMED PURCHASER. NO RESPONSIBILITY OR LIABILITY IS ASSIGNED BY SUNDRIEF FOR USE OF SURVEY FOR ANY OTHER PURPOSE INCLUDING, BUT NOT LIMITED TO, USE OF SURVEY FOR OTHER INVESTMENT, OTHER FINANCIAL, OTHER OCCUPANCY, OTHER PERSONAL OR BUSINESS PURPOSES.

I HEREBY CERTIFY THIS SURVEY TO:

FRANK RAIÀ

BOROUGH OF BELMAR, TAX MAP SHEET No 19

A written Waiver and Direction to Set Corner Markers has been obtained from the ultimate

CONTROL LAYOUTS, INC.

LAND SURVEYORS
 CERTIFICATE OF AUTHORIZATION #24GA28001900
 2271 CLEVELAND AVENUE HIGHLAND PARK, N.J. 08804 P.O. BOX 4319
 PHONE (732) 846-9100 FAX (732) 937-5793

DATE: 5/1/18

CREGG A. GARTMAN • NEW JERSEY PROFESSIONAL LAND SURVEYOR #0543304

FILE NO. 621-128 DATE: 4/19/18

FILE NO. 621-128 DATE: 4/19/18

NARRATIVE

Re: Zoning application for 421 12th Avenue, Belmar, NJ regarding the placement of a generator

The homeowner of 421 12th Avenue, Belmar, NJ seeks to place a generator within the setback. The neighbor does not object to the placement of the generator next to the shared boundary line. In fact, the neighbor supports it. See the attached Certification by Neighbor.

Since the initial board hearing, the homeowner has changed the proposed location of the generator.

1. The generator will be placed in a new location that allows for the generator to be placed 16 inches of the boundary line, rather than the initial 6 to 12 inches of the boundary line. So, now there is more distance between the boundary line and the location of the generator.

2. The generator will be raised off the ground and a concrete protection curb will be place around the it. The purpose of doing it that way is to add additional protection to the generator from being hit.

Updated plans, pictures, and survey are provided with this narrative to further illustrate the proposed development.

We looking to presenting the updated application at the upcoming board hearing.

FINISHED PROPOSED INSTALLATION:

- Finished height from the ground to the finished (on top of the 18" high concrete protection curbing/pad) – 47" from the ground to top of generator unit.
- Concrete curb/pad will have a buffer added of 6" extended around the dimensions of the gas generator (48 x 25 x 29). The concrete curb/pad dimensions (L x W x H)in. would be (60 x 37 x 18). In addition, two new bollards will be installed around the south west and south east areas around the concrete pad/curb for extra protection.
- Finished gas generator installation will be 16+" from the property line. The concrete curb/pad will be finished 10+" from the property line.
- The crawlspace hatch (pictured in white) in the attached photos in the proposed relocation will be relocated elsewhere on the property. This current location will be completely enclosed to allow for the unit to be installed 18" as per installation code from the side of the house located at 421 12th Avenue.



For-Tech Electric, LLC.
500 James Street, Unit 11
Lakewood, NJ 08701
(732) 367-8324
www.fortechelectric.com

GENERAC

October 6, 2020

Dear Karen Raia :

Thank you for the opportunity to conduct an in-home survey and review your standby power needs in detail. At For-Tech Electric, LLC., we strive to provide our customers with the best automatic standby solution, and offering Generac automatic standby generators allows us to offer the generator and transfer switch option that meets your unique requirements. As a result, we are pleased to offer you this personalized proposal.

Please see your proposal attached for an automatic standby Generac Generator. Please contact us with any questions or concerns. We are looking forward to working together with you.

Thank you,
For-Tech Electric

Proposal For:

Karen Raia
421 12th Ave
Belmat, NJ 07719
H: (201) 519-0602
Raiautgers1988@gmail.com

**22kW Air-Cooled Standby Generator
with Wi-Fi, Aluminum Enclosure, 200
SE (Model 7043-3) Proposal**

22kW Air-Cooled Standby Generator
with Wi-Fi, Aluminum Enclosure, 200 SE
(not CUL) (Model 7043-3)

RECOMMENDED



QTY Generac Items

- | | |
|---|---|
| 1 | 22kW Air-Cooled Standby Generator with Wi-Fi, Aluminum Enclosure, 200 SE (not CUL) (Model 7043-3) |
| 1 | Wet Cell Battery - 26R |

26R Wet Cell Battery

Every standby generator requires a battery to start the system. Generac offers the recommended 26R wet cell battery for use with all air-cooled standby product and liquid-cooled standby product 60 kW and below, excluding the 48 kW.

Generac Guardian Series Air-Cooled Home Standby Generator — 22 kW (LP)/19.5 kW (NG), 200 Amp Transfer Switch, Model# 7043

Item# 54317


 (1885) [Write a Review](#) [Ask a Question](#)


Only \$5727.00

Free Shipping (Lower 48 states)

 Easy Financing Available | [Learn More](#)

Due to high demand, this item is currently unavailable to order online. We do not have an estimate for when this item will become available, but we'll remove this message as soon as it's back in stock. Please check back or see our other [Home Standby Generators](#).


Ship It Free (Lower 48 States)

Backordered Online — will ship in 30 or more Business Days

[See Unloading Instructions](#)

- True Power™ technology delivers superior power quality with less than 5% total harmonic distortion
- OHVI™ engine requires less maintenance
- Quiet-Test™ self-test mode is quieter and uses less fuel
- Tough, durable all-weather, corrosion-resistant aluminum enclosure
- Pre-attached composite mounting pad

Product Summary

The Generac Guardian Series Air-Cooled Home Standby Generator protects your home automatically 24/7. Runs on natural gas or liquid propane (LP) fuel, and sits outside just like a central air conditioning unit. No refueling, no manual starting and no extension cords are necessary. Delivers power directly to your home's electrical system, backing up your entire home or just the most essential items. Tool-less fuel conversion, internal main circuit breaker and system status LED. Unit comes standard with Wi-Fi. Assembled in U.S.A. with 24/7/365 customer support. **Not intended for use as primary power in place of utility or in life-support applications. Read the owner's manual in its entirety before using this product.**

What's Included

(1) Home standby generator, (1) 200 Amp transfer switch, (1) Pre-attached composite mounting pad

Features + Benefits

- True Power™ technology delivers superior power quality with less than 5% total harmonic distortion
- OHVI™ engine requires less maintenance
- Quiet-Test™ self-test mode is quieter and uses less fuel
- Tough, durable all-weather, corrosion-resistant aluminum enclosure
- Pre-attached composite mounting pad
- Smart, user-friendly Generac Evolution™ Controller features a dual-line multilingual LCD display
- Unit comes standard with Wi-Fi
- 24/7/365 Customer Support Team

Key Specs

Item#	54317	Rated Watts NG (kW)	19.5
Brand	Generac	Surge Watts NG (kW)	19.5
Manufacturer's Warranty	5 year limited warranty	Noise Level (dB)	67
Ship Weight	515.0 lbs	Enclosure	Aluminum
Surge Watts (kW)	22/19.5	Start Type	Automatic
Rated Watts (kW)	22/19.5	Battery Required	Yes
Volts	120/240	Battery Included	No
Amps	91.66 LP/81.25 NG	Transfer Switch	Yes, 200A
Fuel Type	Liquid propane, natural gas	Auto Shutdown	Yes
Engine	Generac OHVI	UL Listed	Yes
Engine Displacement	999	Engine Cooling	Air
Rated Watts LP (kW)	22	Dimensions L x W x H (in.)	48 x 25 x 29





Sizing Report

Sizing Report

Rated Nominal Voltage	240
Generator Fuel Choice	Natural Gas
Sizing Method (NEC 220)	Part IV
(Part III required for selected circuit implementation, Both valid for whole house)	

Load (kW)

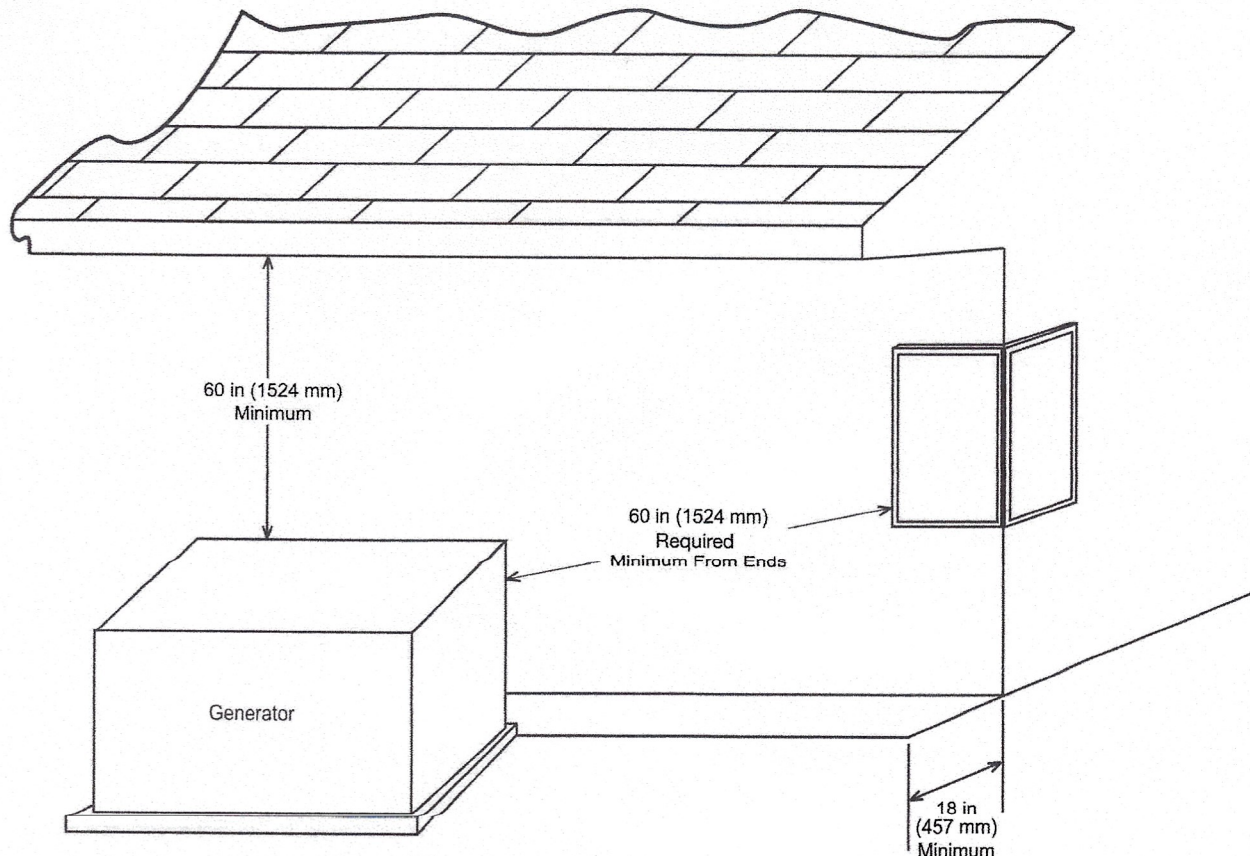
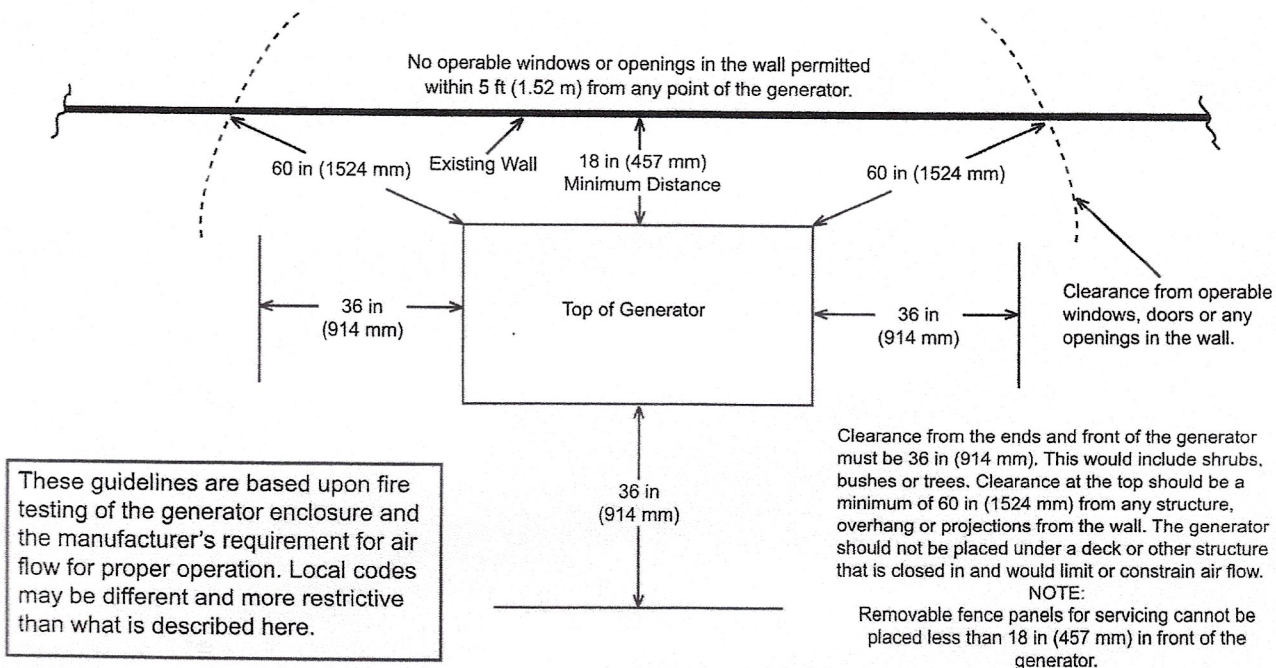
Fixed-In-Place Appliances & Motors					
	Managed Loads	Estimated (kW)	Nameplate (amps)	240 V	Load (kW)
Microwave		1.3			1.3
Oven		5.0		X	5.0
Furnace (Forced Air)		0.7			0.7
Furnace (Forced Air)		0.7			0.7
Dishwasher		1.5			1.5
Freezer		0.8			0.8
Air Conditioning & Cooling	Managed Loads	Estimated (kW)	Nameplate (amps)	240 V	Load (kW)
3.5 Ton Unit	X	3.5		X	0.0
3.5 Ton Unit	X	3.5		X	0.0
Heating & Heat Pumps	Managed Loads	Estimated (kW)	Nameplate (amps)	240 V	Load (kW)
Transient Requirement					
		Estimated (LRA)	Actual (LRA)		Utilized (LRA)
Largest Motor's Starting Amps (LRA)		101	0		101

QTY Air Cooled	
1	Annual Scheduled Generator Maintenance Agreement Includes one annual visit in which we perform a 10 point inspection, 3 part operational test, and annual tune up. > 24/7 Emergency Service > Priority service guaranteed > Quick response assured > Contact us anytime, even outside normal business hours > 20% discount on labor for any generator repairs, outside warranty > Experienced, factory trained technicians on staff
1	Break-In Oil Change Units are shipped with a special lightweight break-in oil. It is recommended that this oil is changed after 10 hours of operation.
1	Mobile Link Fleet Subscription Valid for a 12 month subscription.
QTY Concrete / Gravel	
1	Genpad 3" Generac 3" Pre-Cast concrete pad
QTY Flat Rate Gas Piping	
1	Gas Piping 13 kW - 24 kW Surface Surface piping. Generator to be Located within 10' of Gas Meter.
QTY Flat Rate Installation	
1	Installation 13 kW - 24 kW 100 - 200 Amp Whole House Generator to be located within 20' of Transfer Switch. Transfer switch to be located adjacent to Electric Meter and Main Electrical Panel.
2	Bollard Protective bollard. 3" Galvanized filled with concrete
1	WiFi Connection Connect Generator to WiFi Install WiFi Extender when necessary
QTY Permits	
1	All Permit fees are included Includes all permit fees charged by the Township.
QTY Terms	
1	3 Installments 3 Equal Installments. 1st payment is due upon signing the contract. 2nd payment is due upon delivery of the Generator. 3rd payment is due when the Generator has been installed, tested, and inspected.

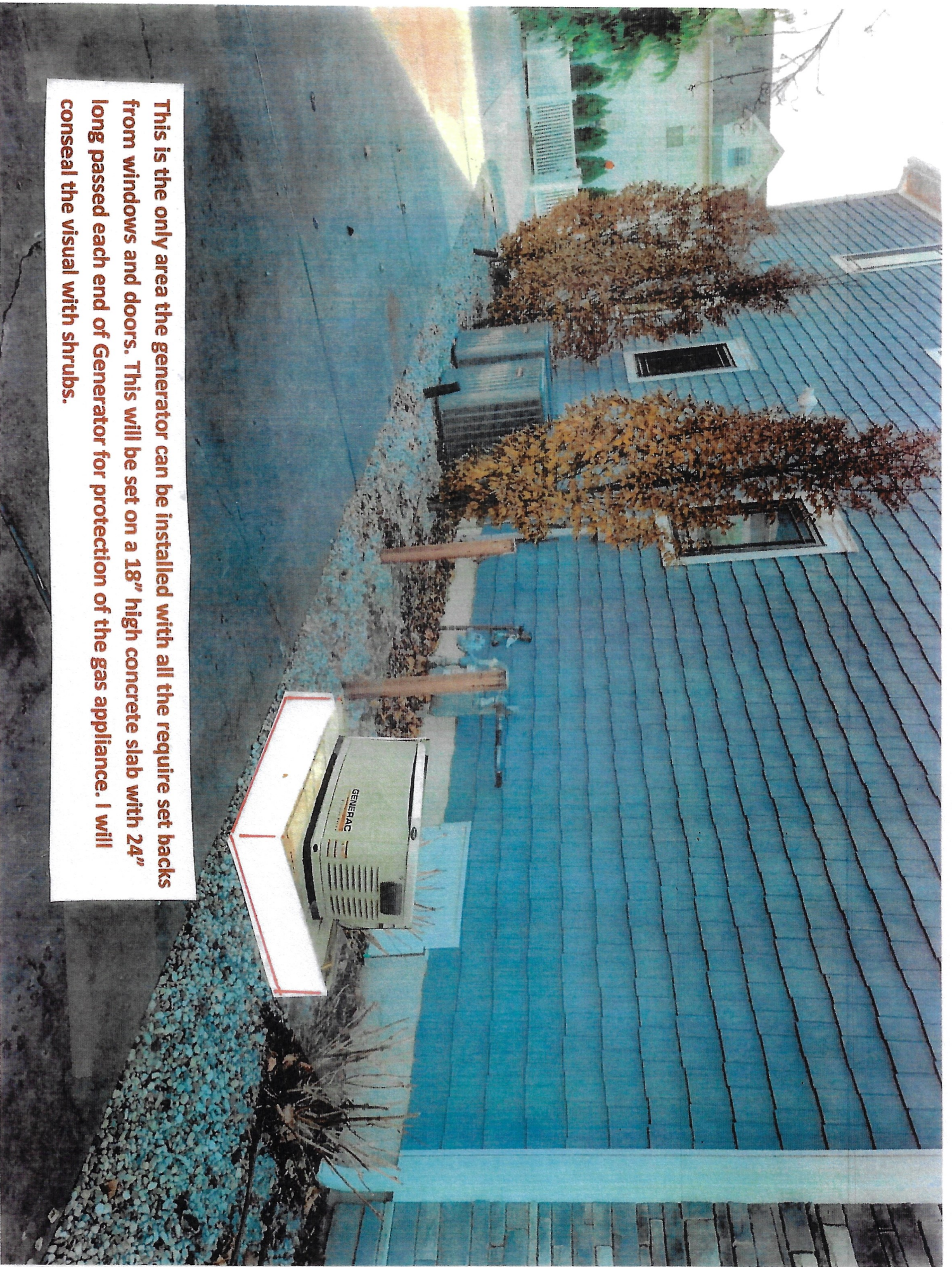
	Load (kW)	NEC Required
Summary NEC Load		
General Lighting & Receptacles	16.2	
Fixed-in-Place Appliances & Motors	9.9	
Sum of all General Loads	26.2	16.5
Cooling	0.0	0.0
Heating (w/demand factors)	0.0	0.0
Larger of Heating & Cooling	0.0	0.0
Sizing based on requirements of NEC Article 220, Part IV		
Elevation		16.5
Minimum size generator for motor starting requirements		0 ft
BTU load required		16
		301000

20 kW Generac Model Generator Recommended

PLACEMENT DIAGRAM — AIR-COOLED GENERATORS



This is the only area the generator can be installed with all the require set backs from windows and doors. This will be set on a 18" high concrete slab with 24" long passed each end of Generator for protection of the gas appliance. I will conceal the visual with shrubs.





Existing Condition



The D street side of the home has a complete side porch and a service walk and does not allow for installation of the genrator at this location.



is is the rear of the house where the garage was removed to provide the two
ruired parking spaces for the home. The location of the two windows and the
rking requoirmnts do not allow for the generator to be installed at this
ation.

CERTIFICATION BY NEIGHBOR

Re: Zoning application for 421 12th Avenue, Belmar, NJ regarding the placement of a generator

I, Francis Raia, say the following:

1. I own the property located at 419 12th Avenue, Belmar, NJ.
2. I am aware of the zoning application for 421 12th Avenue, Belmar, NJ to place a generator within the setback.
3. I am aware that the generator for 421 12th Avenue, Belmar, NJ will be located about 16 inches from the shared boundary line between 419 12th Avenue, Belmar, NJ and 421 12th Avenue, Belmar, NJ.
4. I have no objections to the location of the generator.
5. I support the application to place the generator within the setback.

I certify that the forgoing statements made by me are true to the best of my knowledge. I am aware that if any are willfully false, I am subject to punishment.

Dated: January 6, 2021



FRANCIS RAIA