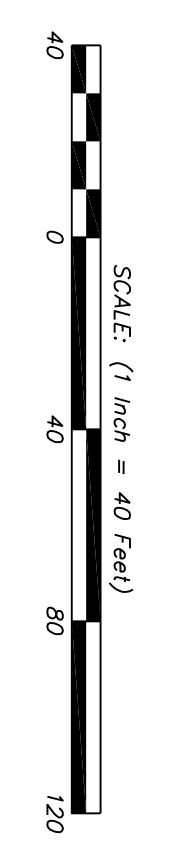




ZONE: LIGHT INDUSTRIAL - LI ZONE

MINIMUMS	REQUIREDC	EXISTING	PROPOSED
LOT FRONTAGE	300 FT	480.00 FT	480.00 FT
LOT WIDTH	300 FT	480.00 FT	480.00 FT
LOT DEPTH	300 FT	1082.72 FT	1082.72 FT
FRONT SETBACK	N/A	N/A	151.00 FT
REAR SETBACK	N/A	N/A	741.24 FT
SIDE SETBACK (EACH)	N/A	N/A	71.00 FT
ACCESSORY BUILDING	N/A	N/A	N/A
REAR SETBACK	50 FT	N/A	N/A
SIDE SETBACK	50 FT	N/A	N/A
REAR SETBACK	50 FT	N/A	N/A
MAXIMUMS			
PRINCIPAL BUILDING HEIGHT	50 FT	N/A	37.7 FT
ACCESSORY BUILDING HEIGHT	30 FT	N/A	16 FT
MAXIMUM COVERAGE	60%	N/A	45.1% ±
FLOOR AREA RATIO	0.35	N/A	0.213

* LOT AREA FOR IMPERVIOUS COVERAGE = 10.67 AC. = 431 AC OF WETLANDS + 20,000 SF OF WETLANDS FOR LOTS GREATER THAN 60,000 SF. = 6.90 AC.



No.	Date	Revision

AMENDED PRELIMINARY & FINAL MAJOR SITE PLAN
TAX LOT 61.02 BLOCK 214.07

MAPLEBORO TOWNSHIP
 MONMOUTH COUNTY, NEW JERSEY

COLOR RENDERING

Geller & Sive & Company
 Consulting Engineers & Planners
 Civil - Site - Transportation
 Traffic - Municipal

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 Telephone: 732-325-3790
 Fax: 732-325-3790
 www.gellersive.com

DESIGNED BY	DATE	SCALE	SHEET	JOB NUMBER
MS	8/7/19	1"=40'	1 OF 1	2085A