

ZONING INFORMATION

LOTS:	15
BLOCK:	268.07
CODE:	2018 IRC-N.J.
USE GROUP:	R-5
CONSTRUCTION CLASS:	5B
ZONING DISTRICT:	R-B

ZONING CALCULATIONS:

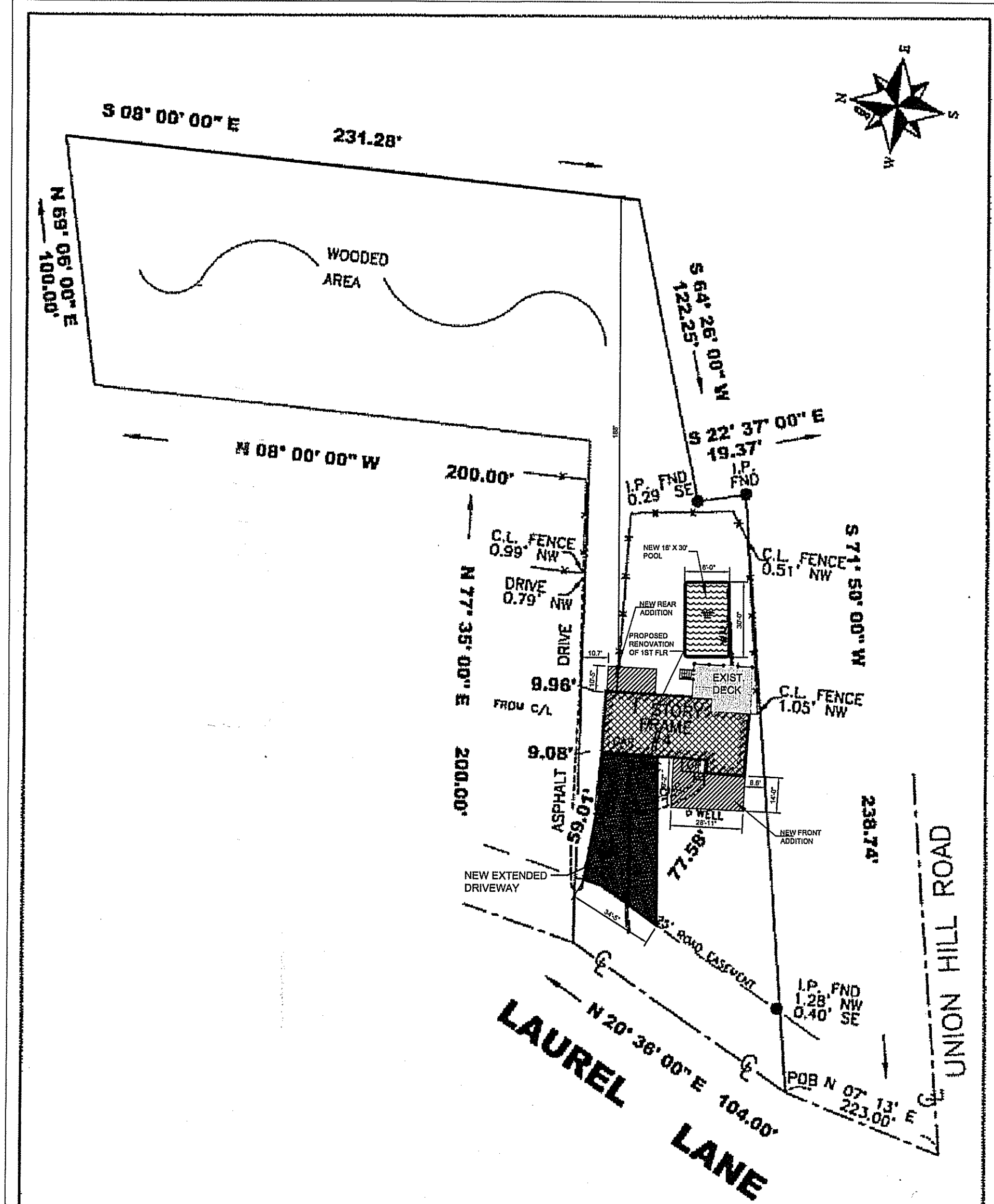
	EXISTING:	PROPOSED:
LOT AREA:	36,718 S.F.	36,718 S.F.
LOT WIDTH:	200' (AVERAGE)	200' (AVERAGE)
FRONT YARD SETBACK:	77.58'	63.58'
REAR YARD SETBACK: FIRST FLR	198'	188'
SIDE YARD (NORTH EAST) SETBACK:	9.96'	10.7'
SIDE YARD (SOUTH WEST) SETBACK:	1.05'	8.8'
EX. BLDG. HEIGHT:	24.5'	---
PROP. FRONT ADDITION HEIGHT:	---	27'
BLDG. COVERAGE:	4.04%	5.08%
EX. 1-ST FLOOR S.F.:	1,485 S.F.	---
NEW FRONT ADDITION S.F. (FRONT ADDITION ONLY):	---	475 S.F.
NEW REAR ADDITION S.F. (REAR ADDITION ONLY):	---	201 S.F.
TOTAL OF EXISTING WITH NEW ADDITIONS S.F.:	---	2,161 S.F.
NEW FRONT ADDITION VOLUME (FRONT ADDITION ONLY):	---	5,700 CU.FT.
NEW REAR ADDITION VOLUME (REAR ADDITION ONLY):	---	2,412 CU.FT.
NEW FRONT COVERED PORCH S.F.:	---	173 S.F.

RESIDENCE

4 LAUREL LANE

ENGLISHTOWN, NJ

LOT 15 - BLOCK 268.07



NO RESPONSIBILITY OR LIABILITY IS ASSIGNED BY SURVEYOR FOR USE OF SURVEY FOR ANY OTHER PURPOSE INCLUDING, BUT NOT LIMITED TO, THE USE OF SURVEY FOR SURVEY ADJUSTMENT, RESALE OF PROPERTY, OR TO ANY OTHER PERSON NOT LISTED IN CERTIFICATION EITHER DIRECTLY OR INDIRECTLY. THIS SURVEY IS SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH. THIS SURVEY IS NOT VALID WITHOUT THE EMBOSSED SEAL OF THE LICENSED SURVEYOR.

REVISIONS:
 SURVEY OF PROPERTY SITUATED AT #4 LAUREL LANE IN THE TOWNSHIP OF MARLBORO, MONMOUTH COUNTY, NEW JERSEY
 BEING KNOWN AS LOT 15 IN BLOCK 268.07 ON THE TAX MAP IN THE TOWNSHIP OF MARLBORO, MONMOUTH COUNTY, NEW JERSEY
 CERTIFY TO: NICHOLAS PETERPAUL & ERIN ODELL, H/W; CHICAGO TITLE INSURANCE COMPANY & SELECT TITLE AGENCY, INC.; ALAN J. MARKMAN, ESQ.; WELLS FARGO BANK, N.A., ITS SUCCESSORS AND/OR ASSIGNS

P² LAND SURVEYING, INC.
 P.O. BOX 241 FLANDERS, NJ 07836
 (908) 955-7161 FAX (908) 955-7162

DRAWN BY: CC SCALE: 1" = 50'
 DATE: 07-07-14 TITLE NO. JOB NO.
 5T-24709 14-13272
 CHECKED BY: JP

JAMES PICA
 PROFESSIONAL LAND SURVEYOR
 NEW JERSEY LICENSE NUMBER 246503795400

PLOT PLAN
 SCALE: 1" = 40'

GENERAL NOTES:

- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL REQUIREMENTS OF THE 2018 IRC-N.J. AND THE UNIFORM CONSTRUCTION CODE OF NEW JERSEY (REHAB SUBCODE).
- WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER ANY SCALED DIMENSION.
- AT THE COMPLETION OF WORK THE CONTRACTOR SHALL REMOVE ALL RUBBISH, TEMPORARY STRUCTURES, TOOLS, SCAFFOLDING AND SURPLUS MATERIALS FROM THE SITE TO THE OWNERS SATISFACTION. ALL MATERIALS SHALL BE REMOVED AND DISPOSED OFF SITE IN A LEGAL MANNER.
- ALL DIMENSIONS ARE FROM FACE OF WALL TO FACE OF WALL.
- UPON APPROVAL BY OWNER, ALL ADDITIONAL ITEMS SHALL BE PAID IN FULL.

BUILDING CONSTRUCTION NOTES:

- ALL STRUCTURAL LUMBER SHALL BE DOUGLAS FIR LARCH #2, S4S, AIR DRIED, WITH AN FB = 675 PSI.
- PLYWOOD SHEATHING SHALL BE ONE LAYER OF 1/2" THICK 24/0 OSB INT-APA PLYWOOD. FLOOR SHEATHING SHALL BE 3/4" THICK 32/16 CDX INT-APA PLYWOOD. ROOF SHEATHING SHALL BE 1/2" THICK 32/16 CDX INT-APA PLYWOOD.
- HANGARS SHALL BE 'SIMPSON' OR EQUAL AS APPROVED BY THE ARCHITECT.
- ALL WORK TO BE LEFT EXPOSED UNTIL THE BUILDING INSPECTOR HAS APPROVED SUCH WORK. NO WORK SHALL PROCEED UNTIL ALL RELATED PERMITS HAVE BEEN ISSUED.
- ALL SURFACES SHOWN 'ALIGN' ARE TO BE SMOOTH AND FLUSH.

N.J.U.C.C. REQUIREMENTS:

DESIGN LIVE LOAD:

- SLEEPING ROOMS	30	P.S.F.
- NON-SLEEPING ROOMS	40	P.S.F.
- STAIRS	100	P.S.F.
- CEILING W/ STORAGE	20	P.S.F.
- CEILING W/O STORAGE	10	P.S.F.
- CATHEDRAL CEILING	40	P.S.F.
- ROOF	30	P.S.F.
- DECK	60	P.S.F.
- BALCONY	60	P.S.F.

LUMBER:

LUMBER SHALL CONFORM TO THE LATEST EDITION OF THE "NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION" AS PUBLISHED BY THE NATIONAL FOREST PRODUCTS ASSOCIATION UNLESS OTHERWISE NOTED.

ALL FRAMING LUMBER TO BE USED IS TO BE DOUGLAS #2 OR BETTER, (S4S, KILN-DRIED) CAPABLE OF DEVELOPING THE FOLLOWING MINIMUM ALLOWABLE STRESSES:

SIZE ADJUSTMENT FACTOR (CF)

SIZE	FB (PSI) SINGLE	FB (PSI) REPETITIVE	FT (PSI)	FC (PSI)
2 X 4	1312	1508	862	1495
2 X 6	1137	1307	747	1430
2 X 8	1050	1207	690	1365
2 X 10	962	1106	632	1300
2 X 12	872	1006	575	1300

Fb	HORIZONTAL SHEAR	875 PSI
Fv	HORIZONTAL SHEAR	95 PSI
Fo	PERPENDICULAR TO GRAIN	625 PSI
E	MODULUS OF ELASTICITY	1,600,000 PSI

PLUMBING NOTES:

- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE CURRENT NEW JERSEY STATE PLUMBING CODE AND LOCAL PLUMBING CODES.
- CONTRACTOR TO REVIEW ALL EQUIPMENT TO BE INSTALLED FOR PROPER PLUMBING REQUIREMENTS PRIOR TO INSTALLATION.

ELECTRICAL NOTES:

- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE NATIONAL ELECTRIC CODE, LOCAL BUILDING CODES AND ACCORDING WITH LOCAL AND STATE AUTHORITIES HAVING JURISDICTION.
- CONTRACTOR TO FURNISH AND INSTALL BOXES, FITTINGS, DEVICES, MANUFACTURER ACCESSORIES, ADAPTERS AND ALL OTHER MATERIALS, EQUIPMENT AND LABOR NECESSARY FOR A COMPLETE ELECTRICAL INSTALLATION.
- ALL INTERIOR WIRING TO BE COPPER ROMEKMM WITH GROUND.
- NUMBER OF OUTLETS ON BRANCH CIRCUITS, 7 ON A 15 AMP; 8 ON A 20 AMP.
- WIRING TO BE SIZED AS FOLLOWS:
 15A - #14 30A - #10 65A - #6
 20A - #12 45A - #8
- ALL RECEPTACLES TO BE GROUNDED TYPE. BASE RECEPTACLES TO BE 1'-2" FROM THE FLOOR. REFER TO DRAWINGS FOR HEIGHTS OF ALL OTHER RECEPTACLES.
- CONNECT NEW OUTLETS TO EXISTING SERVICE. ADJUST, ALTER OR AUGMENT AS REQUIRED.

ENERGY CONSERVATION CODE:

NOTE: ALL MATERIALS AND METHODS USED IN CONSTRUCTION SHALL COMPLY WITH THE LATEST ENERGY CONSERVATION CODE.

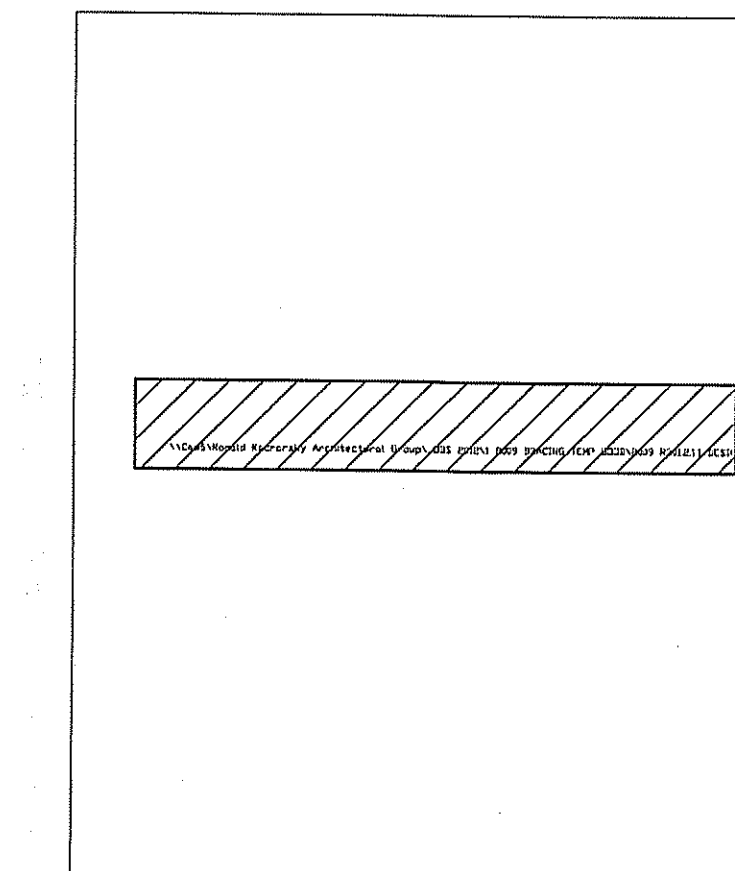
AIR LEAKAGE: MAXIMUM INFILTRATION RATES

- WINDOWS: 0.5 CFM PER FOOT OF SASH CRACK
- SLIDING DOORS: 0.5 CFM PER SQ. FT. OF DOOR AREA
- SWINGING DOORS: 1.25 CFM PER SQ. FT. OF DOOR AREA

NOTE: ALL EXTERIOR JOINTS AROUND WINDOWS, DOORS, UTILITY PENETRATIONS AT MEETING WALLS, FLOORS AND ROOFS, SHALL BE CAULKED, GASKETED OR OTHERWISE SEALED.

THERMAL RESISTANCE OF BUILDING COMPONENTS

BUILDING COMPONENT	R VALUE	U VALUE	CODE VALUE REQUIRED
EXTERIOR WALL (OPAQUE)	R-15	0.76	UV=0.080
GLAZING	2.02	0.50	UG=0.69
DOORS (TO UNHEATED SPACES)	2.50	0.40	UD=0.40
FLOORS (OVER UNHEATED SPACES)	R-19	0.05	UF=0.08
ROOF / CEILING MIN. 2' x 10' OR MIN. 2' x 12'	R-30 R-38	0.05	UR=0.05
SLOPED ROOF / CEILING 2' x 8'	R-19	0.04	UR=0.07



Ronald Kacmarsky
 Architectural Group

RONALD J. KACMARSKY - AIA - N.J. LIC. # 13972

9 LAS VEGAS ROAD
 LAVALLETTE, NEW JERSEY 08735
 (732) 766-6220

370 MAC LANE
 KEASBEY, NJ 08832

300 RARITAN CENTER
 EDISON, NJ

CONTRACTOR SHALL VERIFY ALL FIELD CONDITIONS AND DIMENSIONS AND BE RESPONSIBLE FOR FIELD FIT AND QUANTITY OF WORK. NO ALLOWANCES SHALL BE MADE ON BEHALF OF THE CONTRACTOR FOR ANY ERROR OR OMISSION ON HIS PART. DRAWINGS SHALL NOT BE SCALED.

REVISIONS

NO.	DATE	DESCRIPTION	BY
A.	MAY 2020	REVISED DESIGN PLANS	JCAP

PROPOSED
 ADDITION
 FOR
 RESIDENCE
 #4
 LAUREL
 LANE
 ENGLISHTOWN
 NEW JERSEY,
 07726

**PLOT PLAN
 TITLE SHEET**

ENGLISHTOWN, N.J. 07726

LOT NO. 15
 BLOCK NO. 268.07

SHEET NUMBER: JCAP
 DATE: 07-13-2020
 SCALE: AS SHOWN
 DRAWING NUMBER:

T1 A-12