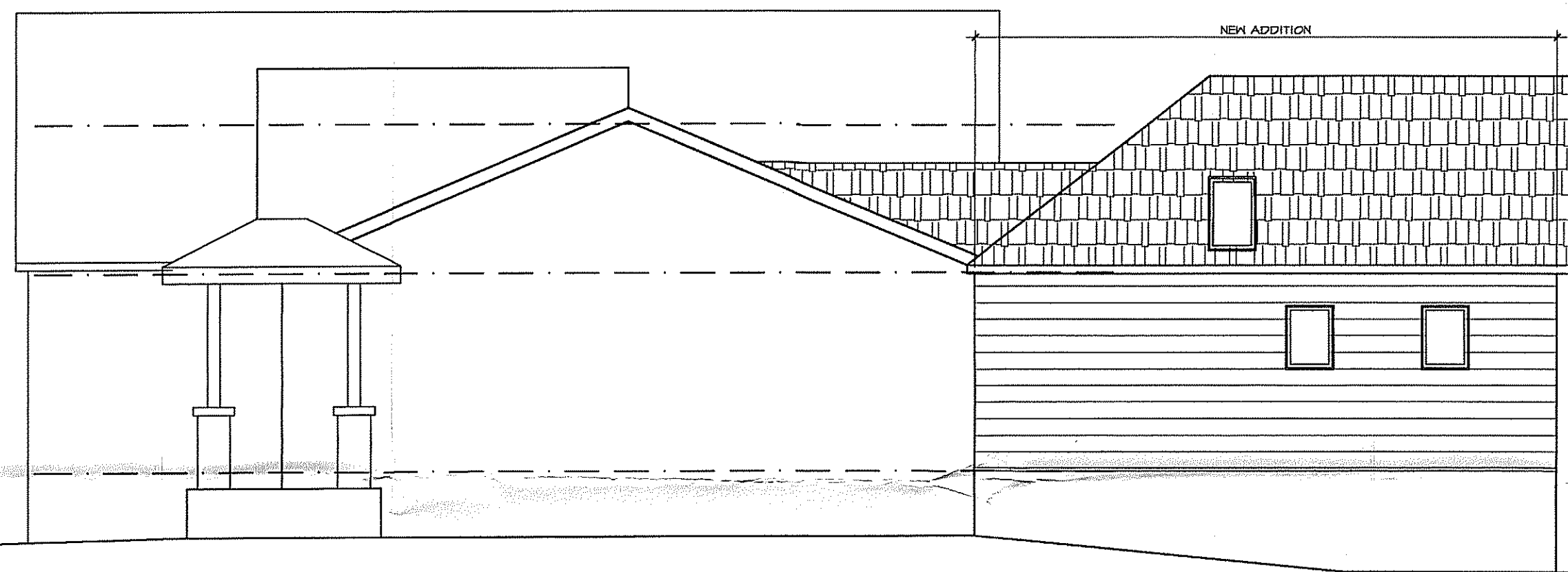
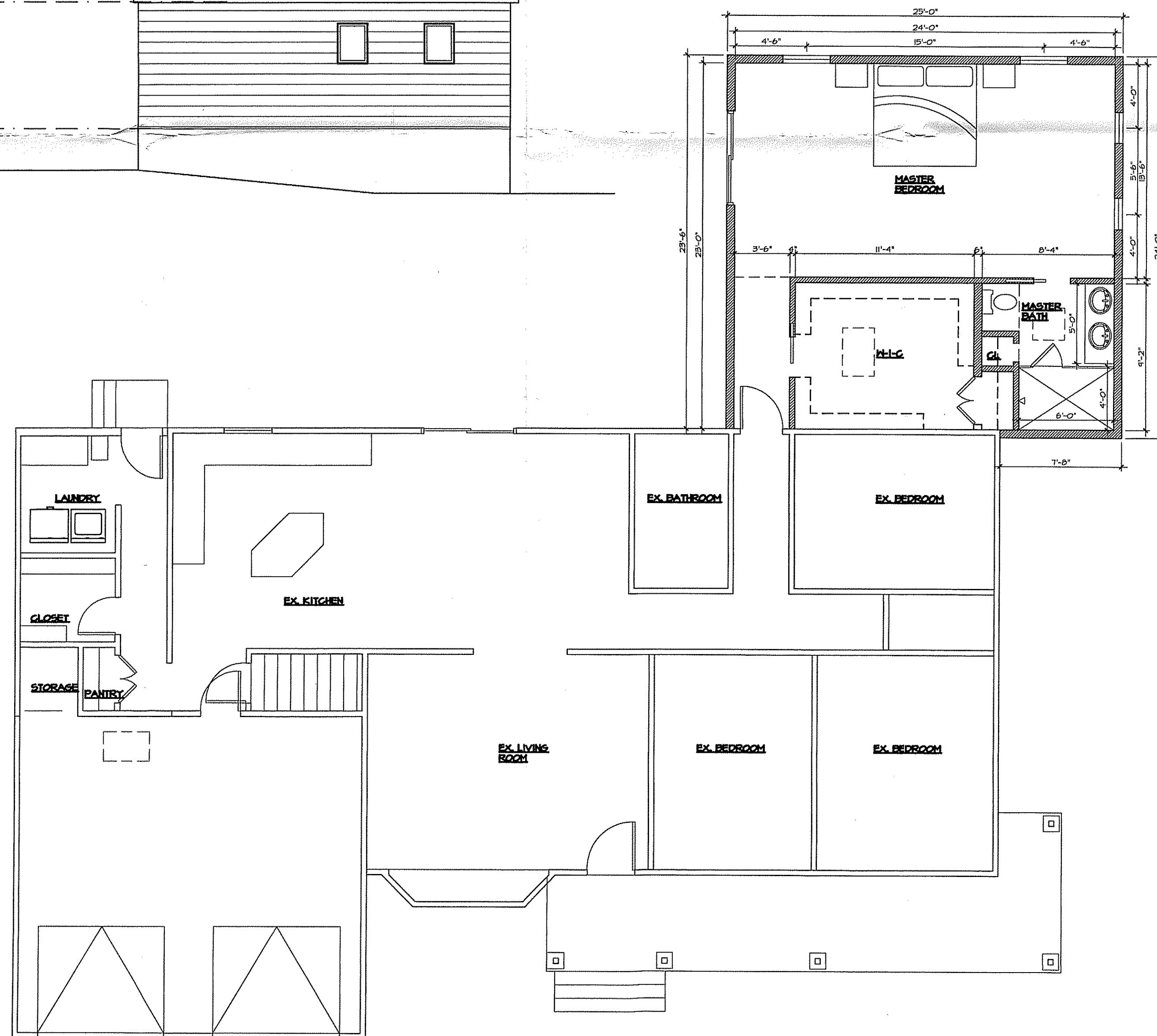


REAR ELEVATION
SCALE 3/16" = 1'-0"



RIGHT SIDE ELEVATION
SCALE 3/16" = 1'-0"



PROPOSED FIRST FLOOR PLAN
SCALE 3/16" = 1'-0"

BUILDING DATA

BLDG. CODE:	2018 INTERNATIONAL RESIDENTIAL CODE, NJ
USE GROUP/STORIES:	R-5 / 2 STORIES + ATTIC
CONSTRUCTION CLASS:	TYPE V-B COMBUSTIBLE UNPROTECTED

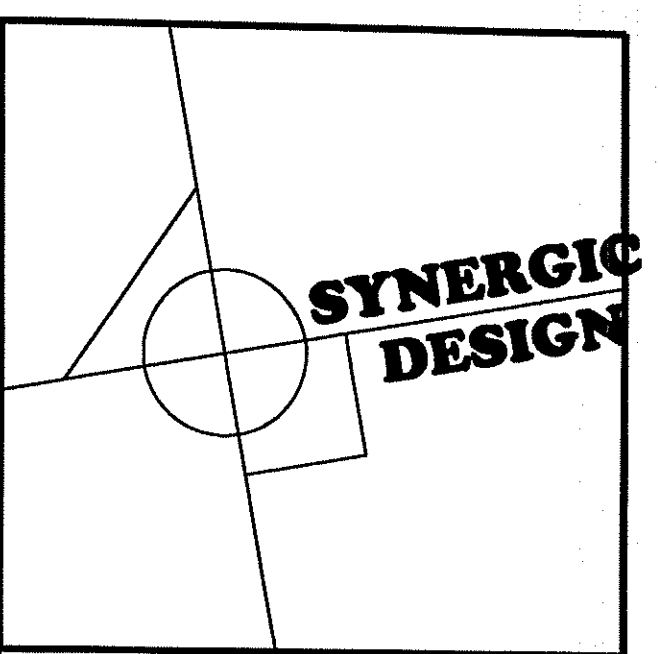
AREA (GROSS) CALCULATIONS:

	EXISTING	ADDITION	TOTAL	VOLUME (ADDITION ONLY)
LIVING AREAS:				
FIRST FLOOR	1546 SF	600 SF	2146 SF	5400 CF
NON-LIVING AREAS:				
BASEMENT	1364 SF	0 SF	1364 SF	
GARAGE	455 SF	0 SF	455 SF	

ZONING

	REQUIRED	EXISTING/ PROPOSED
FRONT YARD SETBACK	40'	87.6'
SIDE YARD SETBACK	10'	10', 20.33'
REAR YARD SETBACK	50'	50.7'
HEIGHT	2-1/2 STORY, 35'	1-1/2 STORY, 20'-4"

BUILDING GROUND COVERAGE (BLDG+ GARAGE)	2601 SF	
DRIVEWAY	1973 SF	
WALKWAY	62 SF	
FRONT PORCH	223 SF	
REAR PATIO	688 SF	
REAR PORCH & STEPS	40 SF	
GENERATOR/ A/C	24 SF	
SHED	85 SF	
TOTAL GROUND COVERAGE	5701 SF	
TOTAL SITE AREA	20,000 SF	
MAX. BLDG COVERAGE	12.99% (11% ALLOWED)	VARIANCE REQD
MAX. LOT COVERAGE	28.5% (28% ALLOWED)	VARIANCE REQD



SYNERGIC DESIGN

ARCHITECTURE . PLANNING . INTERIORS

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NJ Lic. no. A01574800

ALTERATIONS TO:
GREER RESIDENCE

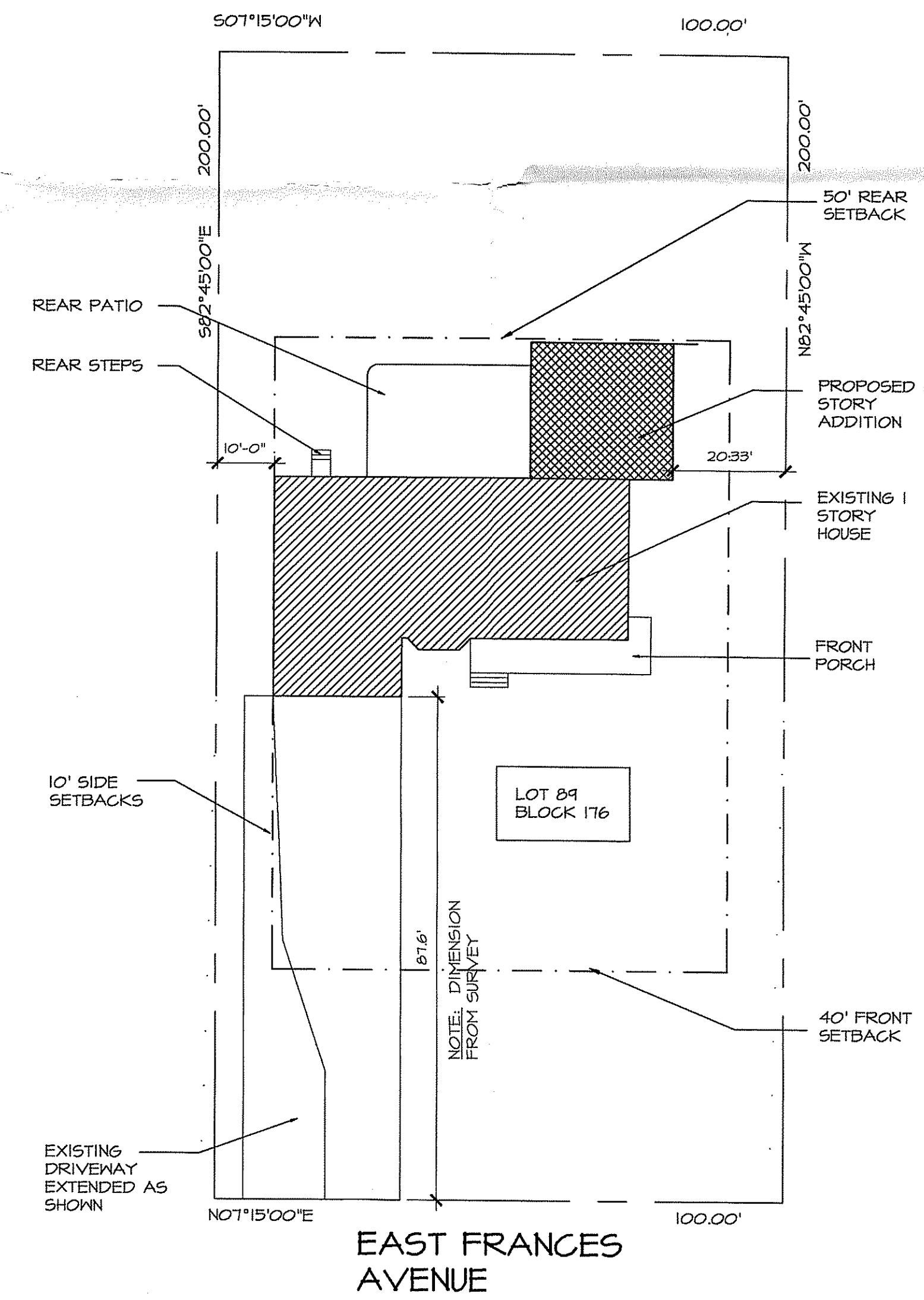
28 E. FRANCES AVE,
MARLBORO, NJ
LOT 89, BLOCK 176

Malathi

REVISIONS A-17
CALCULATIONS, SITE PLAN, EXISTING FLOOR PLANS

DATE JUN 02, 2020
SCALE AS NOTED
DRAWN MAK
CHK CHK
MAK
DWG NO.

S-1



SITE PLAN
SCALE 1" = 30'-0"

SITE PLAN INFORMATION OBTAINED FROM SURVEY PREPARED BY GEORGE M. LATUS #33016, DATED 3-9-2020. ARCHITECT DOES NOT CERTIFY SURVEY INFORMATION.