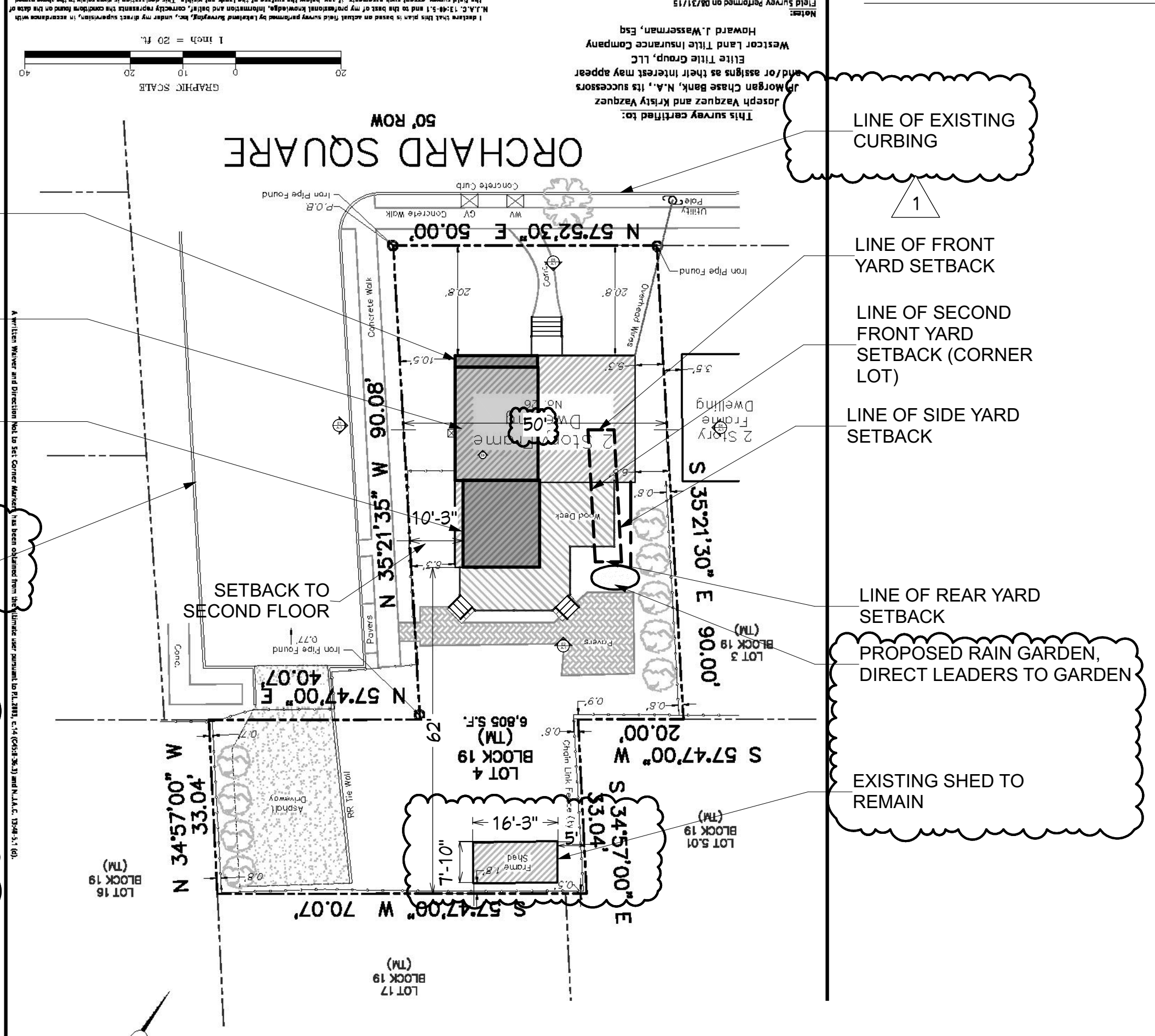


* NOTES:
 1. THERE ARE NO EXISTING OR PROPOSED EASEMENTS OR DEED RESTRICTIONS
 2. THERE ARE NO EXISTING OR PROPOSED EASEMENTS OR LAND RESERVED FOR OR DEDICATED TO PUBLIC USE OR UTILITY USE.
 3. THERE ARE NO KNOWN WATER COURSES OF FLOODPLAINS ON THE PROPERTY.



SITE PLAN

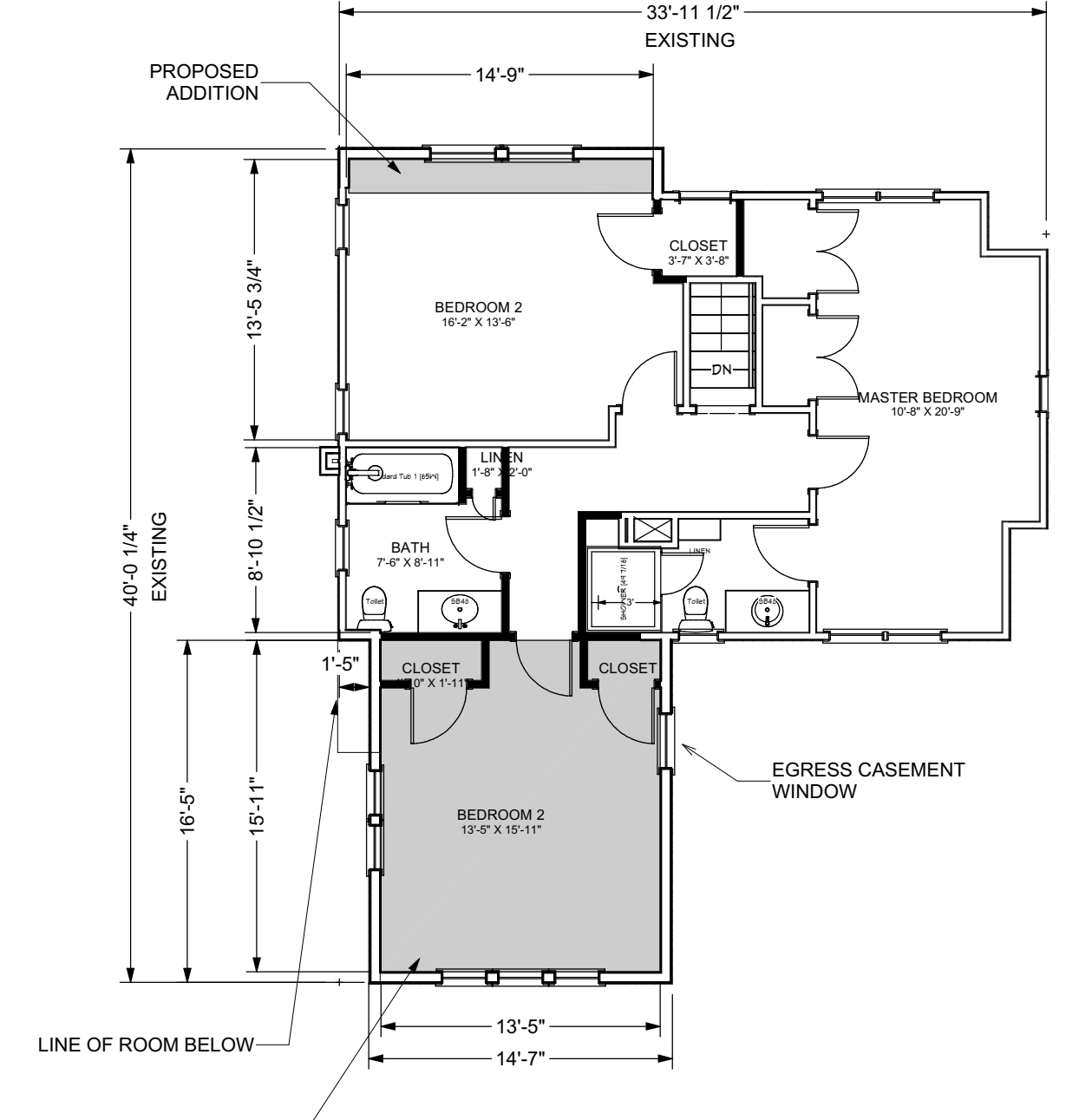
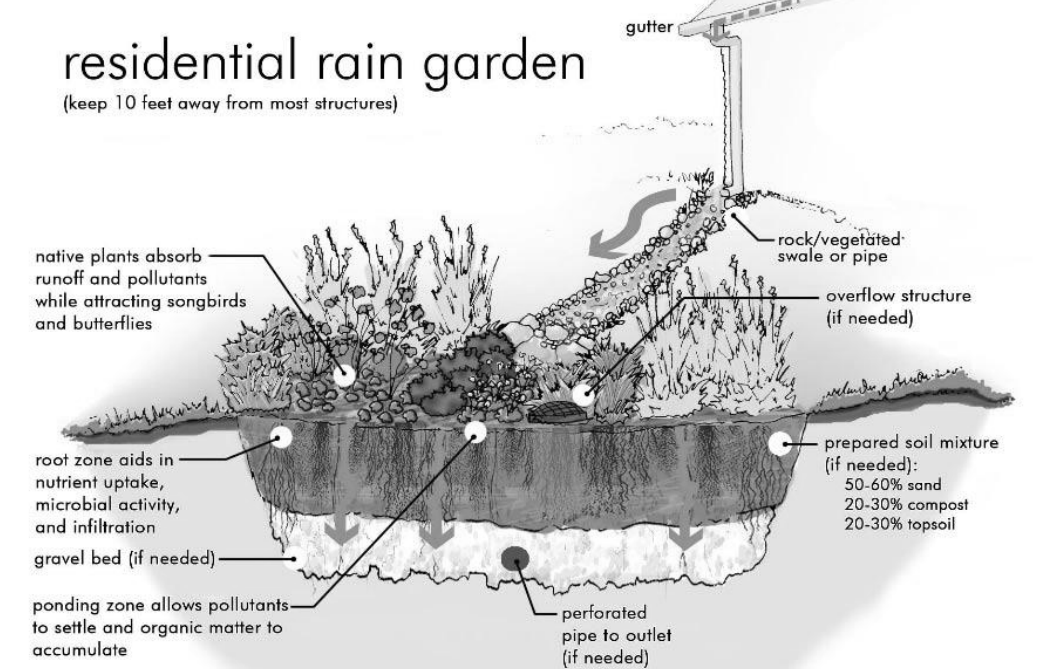
SCALE: 1" = 20'-0"

NOTE: INFORMATION TAKEN FROM SURVEY PREPARED BY LAKELAND SURVEYING 117 HIBERNIA AVENUE ROCKAWAY NJ 973 625-5670. DATED 9/01/15. MARC CIFONE NJ LIC NO GS 41329.

List of Waivers Requested

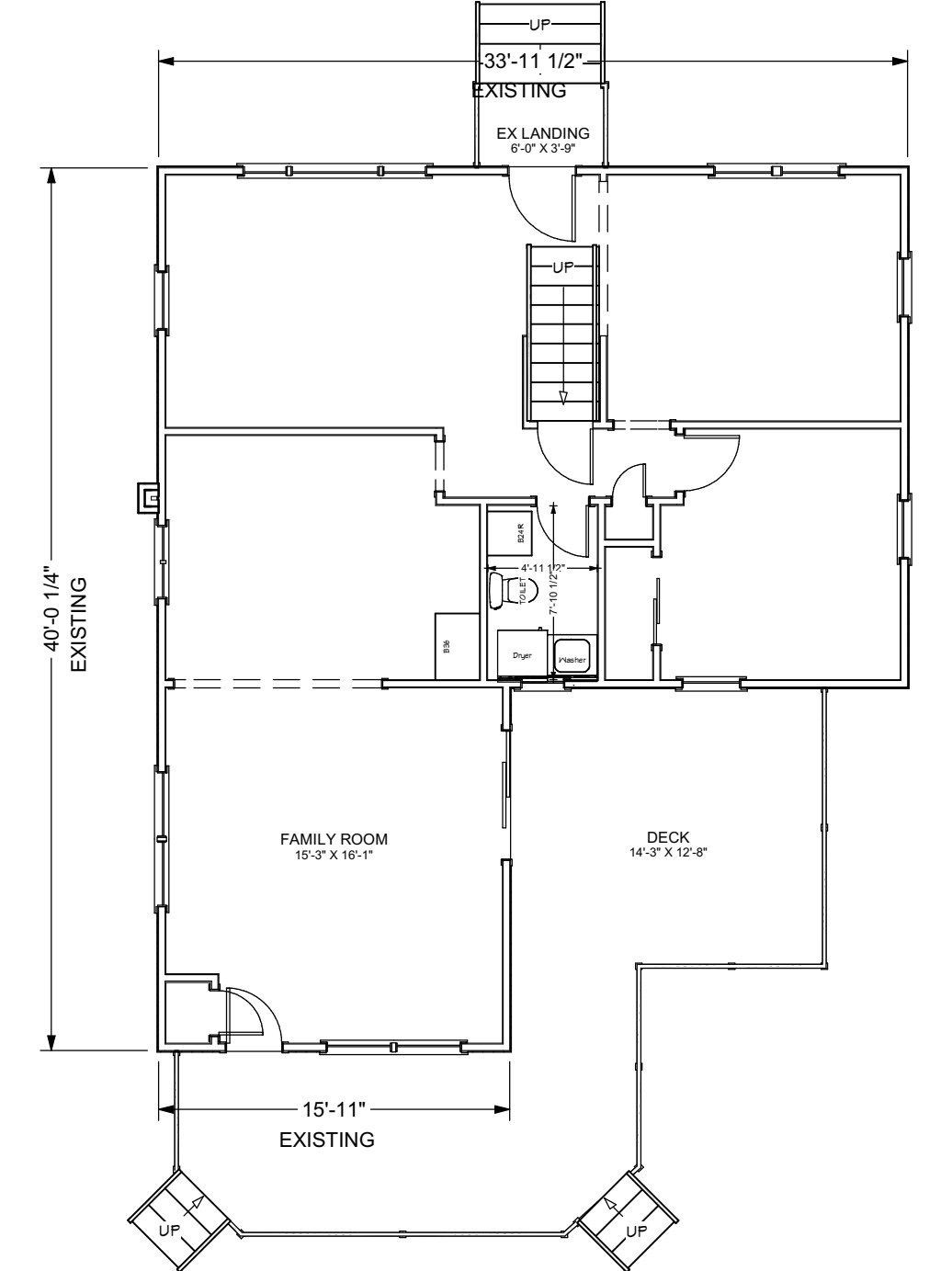
- 21. Sight Triangles; applicant is requesting a Waiver. This proposed addition is a second floor addition to the first floor footprint. The addition will not extend into any site lines, the addition is a vertical extension and should not have an impact on sightlines.
- 25. All existing streets, adjoining uses, structures, driveways, watercourses, flood plains, wetlands, or other environmentally sensitive areas on and within 200 ft of site to the extent known. If there are none a note shall be added to the plans. No water courses or flood plains are known to be on the property. A note has been added to the plans. A waiver is being requested for the properties within 200 ft. This is a second floor addition to a single family home and providing the information for properties within 200 ft would be an exorbitant cost.
- 26. Existing right-of-way and/or easements on and within 200 ft of tract. The curbing and streets must be shown on the plan. A waiver is being requested. This is a second floor addition to a single family home. There are no rights-of-way or easements on the property. Providing the Rights-of-way and easements on neighbors' properties within 200 ft is not necessary as it is not applicable to this project.
- 35. Spot and finished elevations at all building corners; the applicant is requesting a Waiver. The footprint is not being changed as the proposed addition is the construction of a second floor over the first floor footprint. The existing grading shall not be changed and therefore shall not impact the neighbors.
- 39. Lighting plan and details; the applicant is requesting a Waiver. Any new exterior lighting, if installed, will not be directed towards neighbors nor into the street.
- 40. Landscape plan and details; the applicant is requesting a Waiver. The footprint of the home shall not be affected by the second floor addition. The landscaping shall look maintained and orderly after the addition.

ZONING ANALYSIS		BLOCK 19 LOT 4		
RA ZONE	REQUIRED	EXISTING	PROPOSED	VARIANCE REQ.
Min. lot size	10,500	6,835	N/C	X
Front Yard	35'	20.8'	N/C	X
Front Yard (#2)	35'	10'-3"	N/C	X
Lot Width	75'	50'	N/C	X
Side Yard (left)	10'	5.3'	N/C	X
Rear Yard	30'	62'-0"	N/C	
Blgd Height	35'	24'-0"	26'-10"	
Max lot coverage	50%	39.1%	39.1%	
Max Principal building coverage	25%	15.9%	15.9%	
PRINCIPAL BUILDING	EXISTING	PROPOSED	TOTAL	
First Floor	1087	N/C	1087	
Total	1087	0	1087	
	15.9%	0.0%	15.9%	
Second floor	719	275	994	
Accessory Structure				
Existing Shed Side Yard	5'	5'	N/C	
Existing Shed Rear Yard	3'	1.8'	N/C	X
LOT	EXISTING	PROPOSED	TOTAL	
Main structure	1087		1087	
Wood Deck & Stairs	389		389	
Pavers	335		335	
Driveway	636		636	
Shed	127		127	
Porch	38		38	
Front Walk	58		58	
Total	2670	0	2670	
	39.1%	0.0%	39.1%	



SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN

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



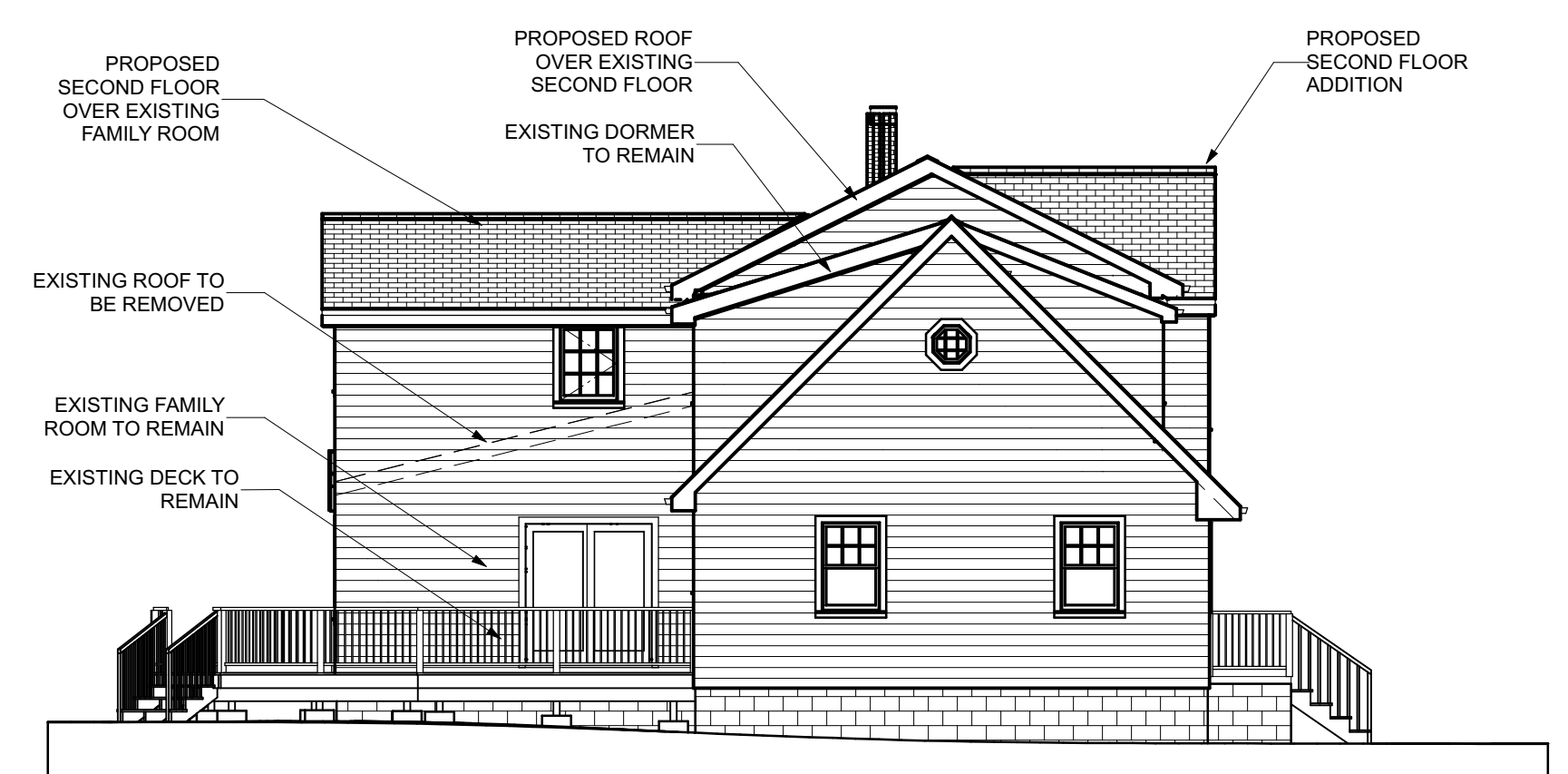
FRONT ELEVATION (ORCHARD SQUARE)

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



SECOND FRONT ELEVATION

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



LEFT SIDE ELEVATION

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



REAR ELEVATION

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

APPROVALS:

SECRETARY TO THE BOARD _____ DATE _____

CHAIRMAN OF THE BOARD _____ DATE _____

MUNICIPAL CLERK _____ DATE _____

MUNICIPAL ENGINEER _____ DATE _____

Proposed Addition to the Residence of:
 Mr. and Mrs. Vazquez
 26 Orchard Square
 Caldwell, NJ

SITE PLAN, ZONING ANALYSIS, PLANS, ELEVATIONS

Julie Anne Cecere
 NJ Lic. No. AI 14736
 Julie Anne Cecere Architect
 175 Pearlfield Ave. Ste. 1000 Caldwell, NJ 07006
 PH: (973) 236-1884 FAX: (973) 236-1748
 Certificate of Authorization # 21A00044600

NO.	DATE	DESCRIPTION	REVISION TABLE
1	7/16/2021	ISSUED FOR BOA REVIEW PER COMPLETENESS REVIEW	COMMENTS

DATE: 3/17/21

PROJECT #: 2021-7

SHEET: A-1