

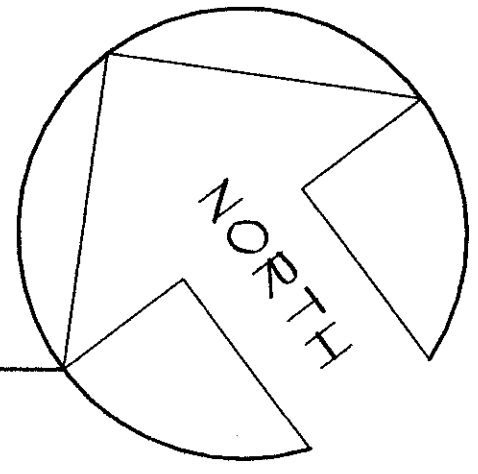
OCEAN AVENUE (50.0')

DUNE LANE (50.0')

SITE PLAN

1/8" = 1'-0"

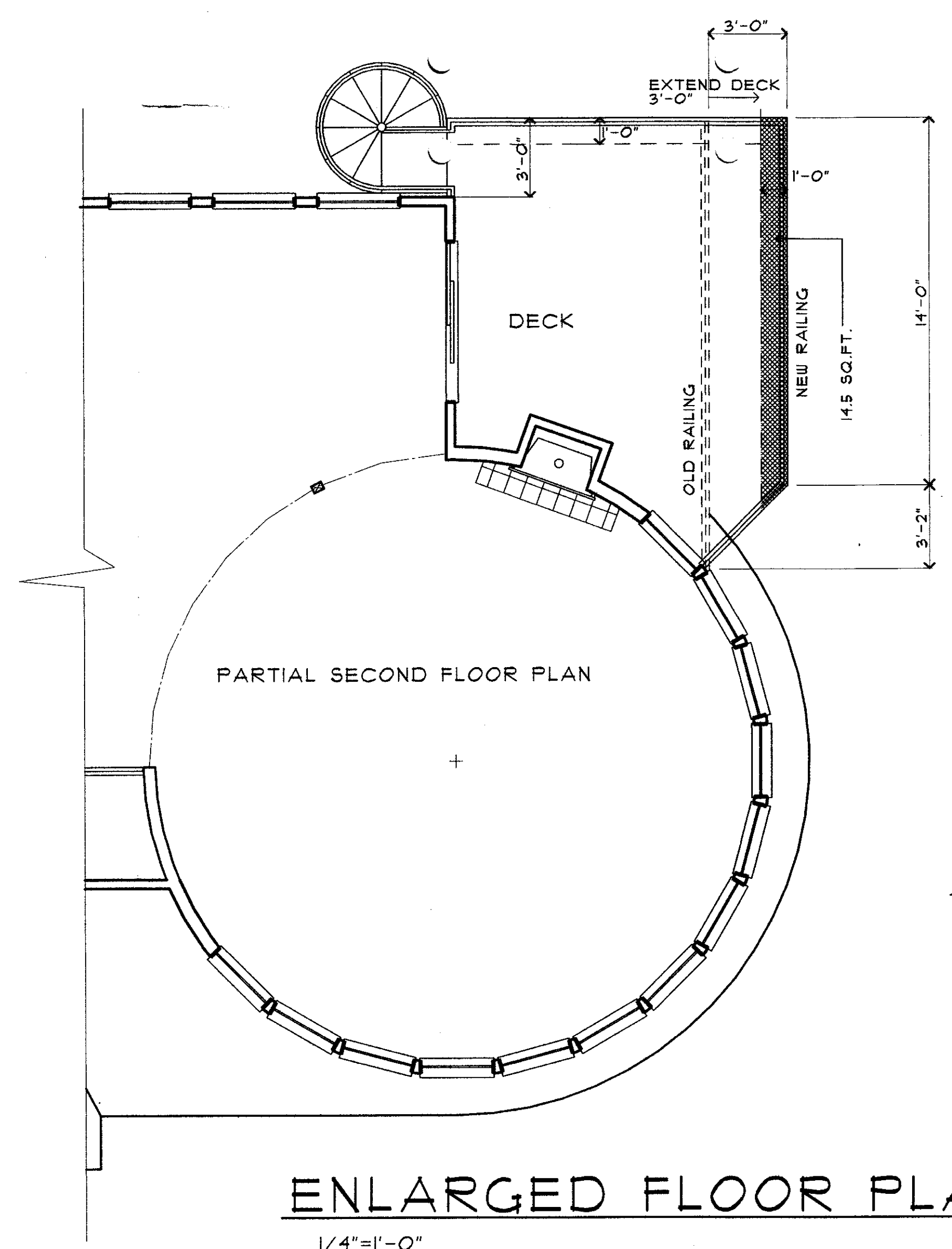
SITE INFORMATION TAKEN FROM A SURVEY PREPARED BY HORN, TYSON AND YODER DATED 12/9/2002 JOB # 91-244



AREA/VOLUME

ZONE:	REQUIRED:	EXISTING:	PROPOSED:	COMMENT:
R-50 A				
MIN. LOT SIZE	4,500.0 SQ.FT.	5,042.1 SQ.FT.	N/C	
MIN. WIDTH	50.0'	84.73'	N/C	
SETBACKS				
FRONT YARD	20.0'	20.0'/14.4'	N/C	
REAR YARD	20.0'	14.3'	N/C	
SIDE YARDS	4.0' / 11.0'	5.1'	N/C	
BUILDING HEIGHT	32.0'	31.25'	N/C	
NUMBER OF STORIES	2.5	2.0	N/C	
TOTAL BUILDING AREA	1,481.4 SQ.FT.	1,701.4 SQ.FT. SQ.FT.		
MAX. LOT COVERAGE	33.33%	33.33%		
BUILDING CHARACTERISTICS				** VARIANCE REQUESTED IF REQUIRED
SECOND FLOOR DECK AREA		181.5 SQ.FT.	202.0 SQ.FT.	
		44.1 SQ.FT. SOUTH	44.7 SQ.FT. SOUTH	
		120.8 SQ.FT. EAST	135.3 SQ.FT. EAST	
		VARIANCE FOR: 14.5 SQ.FT.		

FIRST FLOOR ELEVATION : +12.8'



ENLARGED FLOOR PLAN

1/4"=1'-0"

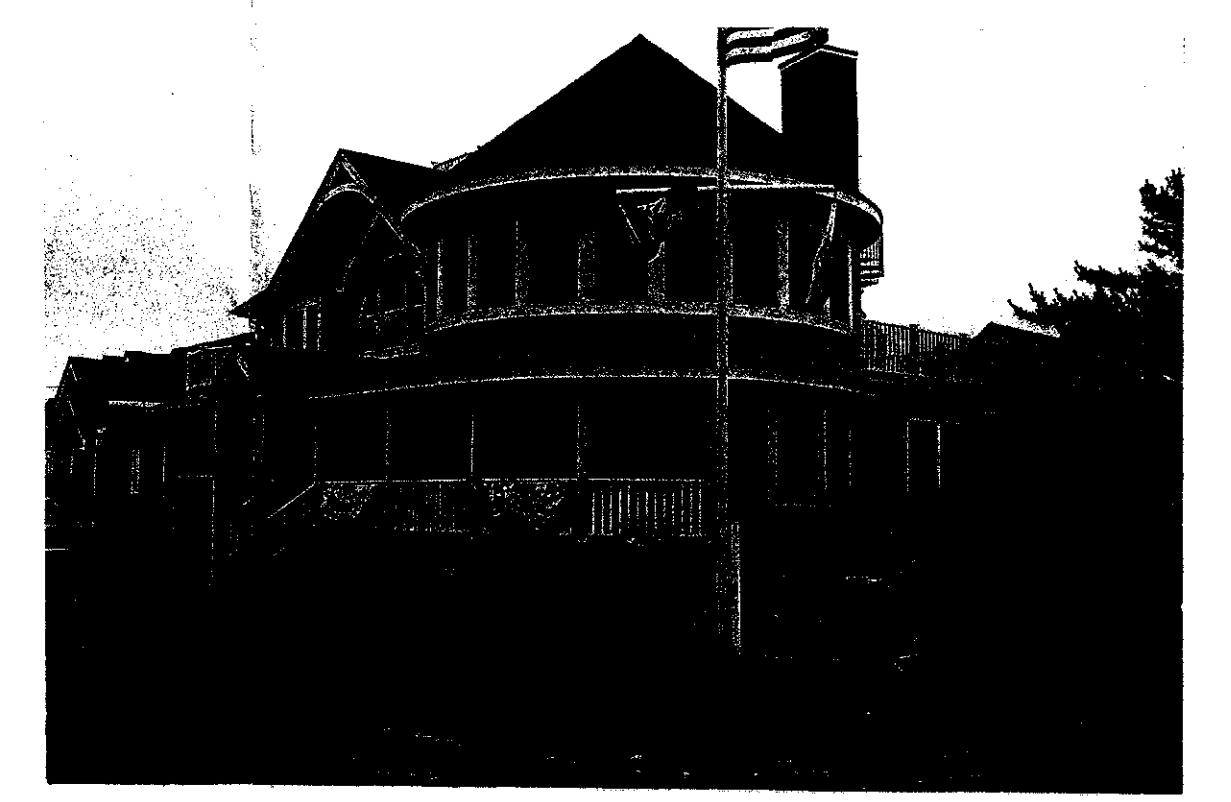
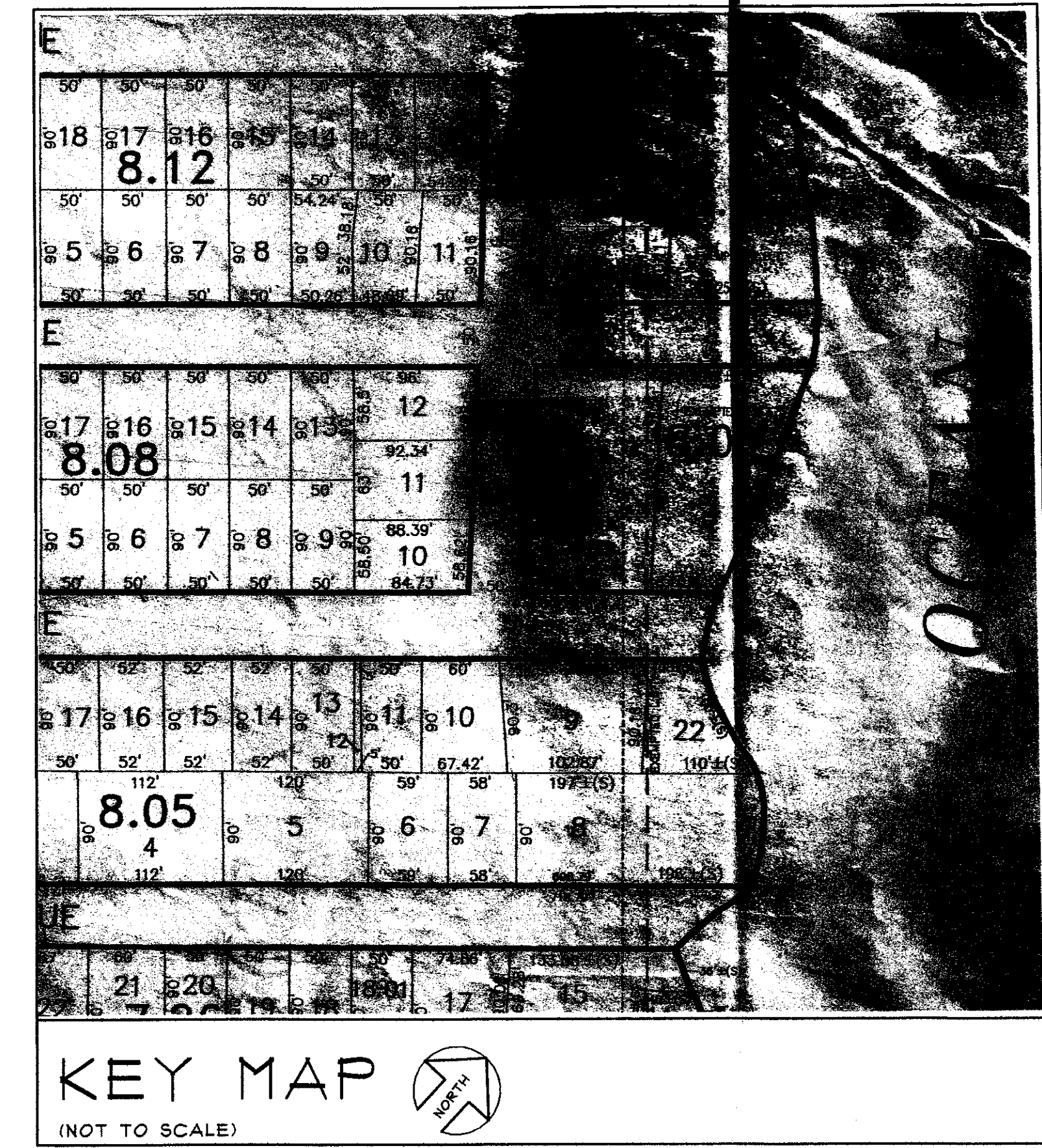
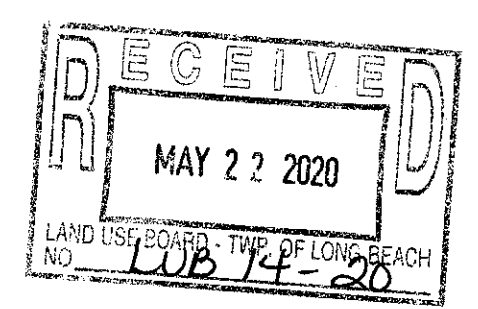
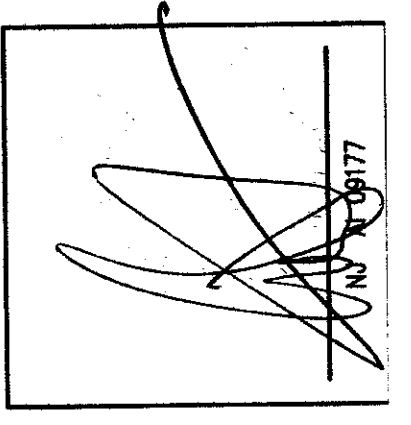


PHOTO LOOKING WEST



DATE
June 2019

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



4300 LONG BEACH BOULEVARD ** BRANT BEACH, NEW JERSEY 08008 ** (609) 494-7104
Robert H. Roth, Jr., AIA.

ROTH ARCHITECTS, ARCHITECTS AND PLANNERS EXPRESSLY RESERVES ITS COMMON LAW COPYRIGHT AND OTHER PROPERTY RIGHTS IN THIS CONTRACT DOCUMENTS AND DRAWINGS. THESE DOCUMENTS AND DRAWINGS ARE THE PROPERTY OF ROTH ARCHITECTS. THEY ARE TO BE USED ONLY FOR THE PROJECT ONLY. THEY ARE NOT TO BE REPRODUCED, COPIED, REPRODUCED, OR TRANSMITTED IN ANY MANNER WITHOUT THE WRITTEN PERMISSION AND CONSULTATION OF ROTH ARCHITECTS.

Rob Roth Architect, Inc.
Additions and Alterations for...
McLaughlin Residence
Lot-10 Block-8.08
Township of Long Beach, Oc. Co., New Jersey

PROJECT NO.
19-08

SHEET OF
V-1