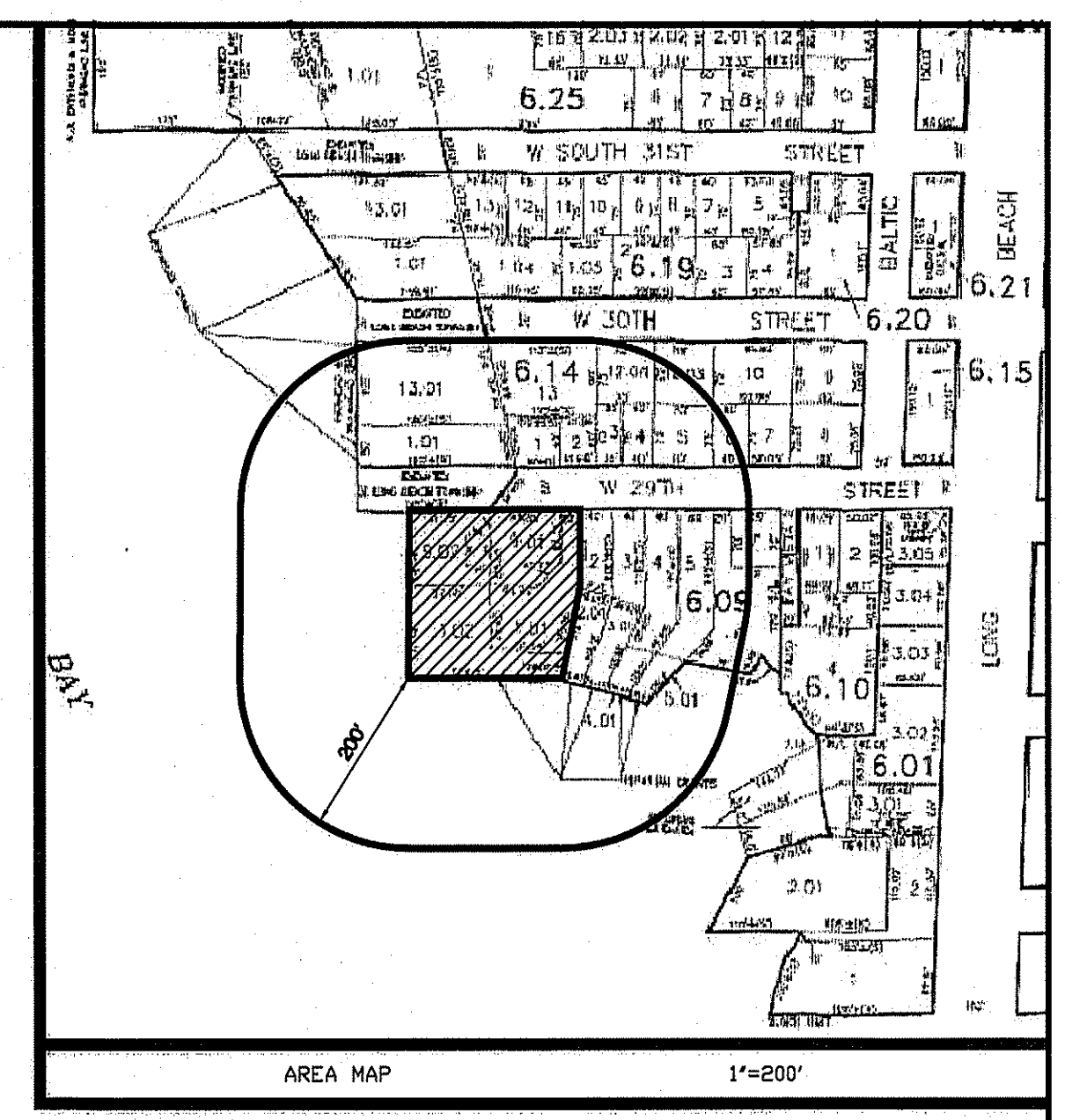


- LEGEND**
- = IRON PIN FOUND
 - = MONUMENT TO BE SET
 - POB = POINT OF BEGINNING
 - AC = AIR CONDITIONER
 - ⊕ = CENTERLINE
 - E/P = EDGE OF PAVEMENT
 - 5.02 = SPOT ELEVATION

- NOTES:**
1. A.K.A. LOTS 1.01, 1.02, 9.01 & 9.02, BLOCK 6.09 ON FILED MAP HH-2361 FILED 5/28/1991 'MINOR SUBDIVISION LOTS 1, 1.02, 9.01 & 9.02 BLOCK 6.09'
 2. ELEVATIONS NAVD (1988)
 3. FLOOD ZONE AE, BASE FLOOD ELEVATION 9 AS SHOWN ON FIRM #34029C0603F
 4. BASED UPON THE OCEAN COUNTY, NJ PRELIMINARY FIRM #34029C0603G THE PROPERTY IS LOCATED IN FLOOD ZONE AE, BASE FLOOD ELEVATION 9. THE PROPERTY IS LOCATED WITHIN THE 'COASTAL A' ZONE.
 5. TOTAL TRACT AREA: 38,704.1 S.F. (0.87 AC. ±) (18,598 S.F. UPLAND)
 7. ERROR IN CLOSURE NOT MORE THAN 1 PART IN 10,000.
 8. ASSUMED HORIZONTAL COORDINATE BASE.
 9. EXISTING CURB & SIDEWALK SHALL BE REMOVED AND REPLACED AS NECESSARY TO INSURE COMPLIANCE WITH CURRENT DESIGN STANDARDS AS DIRECTED BY THE TOWNSHIP ENGINEER.

LIST OF PROPERTIES WITHIN 200' OF LOTS 9.01, 9.02, 1.01 & 1.02, BLOCK 6.09 LONG BEACH TOWNSHIP

PROPERTY ID	PROPERTY LOCATION	CLASS	OWNERS NAME & ADDRESS
6.09 1.01	24 W. 29TH STREET	2	BRENNAN, OWEN C & PAULA 24 WEST 29TH STREET LONG BEACH TWP NJ 08008
6.09 2	22 W. 29TH STREET	2	SCHWARZ, ROBERT D TRUST ETALS 1806 CHESTNUT STREET PHILADELPHIA PA 19103
6.09 3	19 W. 29TH STREET	2	SCHLINDWEIN, SAMUEL & MARY 744 N STANVICK ROAD HOBOKEN NJ 07030
6.09 4	16 W. 29TH STREET	2	IMCANNY, KIRA & JOAQUIN A ETAL 216 LANSING WAY CHALFONT PA 18914
6.09 5	10 W. 29TH STREET	2	GUTILLA, CHRISTOPHER & ANNA 57 GALT ROAD SUMMIT NJ 07901
6.09 6	6 W. 29TH STREET	2	SUBBETH, LISA HALEY 6 W. 29TH STREET BEACH HAVEN GARDENS NJ 08008
6.09 7	8 W. 29TH STREET	2	HINES, ROBERT P 481 SILVER HILL ROAD CHERRY HILL NJ 08002
6.09 9.01	26 W. 29TH STREET	2	BUZIAK, FRANK T & PHYLLIS R 26 W. 29TH STREET BEACH HAVEN GARDENS NJ 08008
6.14 1	27 W. 29TH STREET	2	GIMBERT, NANCY 877 LEWIS LN FT PLEASANT BEACH NJ 08742
6.14 2	25 W. 29TH STREET	2	NEECK FAMILY 2019 TRUST 170 ELIZABETH STREET PEARL RIVER, NY 10965
6.14 3	23 W. 29TH STREET	2	MURPHY, ANDREA 61 MOUNTAIN AVENUE HOBOKEN NJ 07945
6.14 4	17 W. 29TH STREET	2	HOLMAR, MARIKA E 45 FINI DRIVE CARREL NY 10512
6.14 5	11 W. 29TH STREET	2	HRADKOVSKY, JEFFREY S 11 W. 29TH STREET LONG BEACH TWP NJ 08008
6.14 6	7 W. 29TH STREET	2	NOLAN, WILLIAM & MARY 7 W. 29TH STREET LONG BEACH TWP NJ 08008
6.14 12.03	16 W. 30TH STREET	2	TANNHILL, RICHARD C & SHARON 60 ROBERTS ROAD NEWTOWN SQUARE PA 19073
6.14 12.04	18 W. 30TH STREET	2	PERELLO, RICHARD & LISA M 18 W. 30TH STREET LONG BEACH TWP, N.J. 08008
6.14 13	28 W. 30TH STREET	2	SZABO, ERIC C & GRETCHEN 12 RUTHERFORD RD BERKELEY HEIGHTS NJ 07922



ZONING SCHEDULE R-50 RESIDENTIAL ZONE

	CODE	REQUIRED	PROPOSED LOT 1.01	PROPOSED LOT 9.01
LOT AREA	205-55.C.(1)	5,000 S.F.	9,279.9 S.F. NET 10,802.2 S.F. GROSS	7,795.9 S.F.
LOT FRONTAGE	205-55.C.(1)	50 FT.	89.4 FT.	88.5 FT.
LOT WIDTH	205-55.C.(1)	50 FT.	86.7 FT.	88.5 FT.
LOT DEPTH			83.3 FT.	70.3 FT.
LOT ACCESS	205-23	20 FT.	14.3 FT.*	56.1 FT.
PRINCIPAL BUILDING SETBACKS:				
FRONT	205-55.C.(3)	20 FT.	22.6 FT.	20.5 FT.
REAR			29.5 FT.	
LOT 1.01	205-55.C.(5)(c)	20 FT.	10 FT.	10.9 FT.
LOT 9.01	205-55.C.(5)(c)	10 FT.	4 FT./9 FT.	15 FT./8.9 FT.
SIDE	205-55.C.(4)	4 FT./9 FT.	6 FT./13.2 FT.	
COMBINED SIDE	205-12.B	30% OF FRONTAGE LOT 1.01 26.8 FT. REQ. LOT 9.01 26.6 FT. REQ	19.2 FT.**	23.9 FT.**
BETWEEN BUILDINGS TO BULKHEAD				
	205-55.C.(4)	15 FT.	37.9 FT.	37.9 FT.
	205-11.C.(1)	10 FT.	13.2 FT.	
ACCESSORY BUILDING SETBACKS				
SIDE	205-55.C.(6)	4 FT.	N/A	15 FT.
REAR	205-55.C.(6)	4 FT.	N/A	N/A
TO BULKHEAD	205-11.C.(1)	10 FT.	N/A	9.6 FT.**
LOT COVERAGE(%)	205-55.C.(7)	33.3%	18.5%	32.5%
IMPERVIOUS COVERAGE	205-33B.(3)(a)	75%	25.7%	58.4%
PARKING	205-55E.(1)	2 SPACES	2 SPACES	2 SPACES
HEIGHT	205-10A.	34 FT.	NO CHANGE	NO CHANGE

** EXISTING NON-CONFORMITY

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP AND LAND SURVEY DATED 3/27/2023 MEETS THE MINIMUM SURVEY DETAIL REQUIREMENTS, WITH OUTBOUND CORNERS MARKED, AS PROMULGATED BY THE STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND HAS BEEN MADE UNDER MY SUPERVISION AND COMPLIES WITH THE PROVISIONS OF THE MAP FILING LAW AND THAT THE OUTBOUND CORNER MARKERS AS SHOWN HAVE BEEN FOUND OR SET.

Leon J. Tyska
LEON J. TYSKA, P.E. 03959888

I HAVE CAREFULLY EXAMINED THIS MAP AND TO THE BEST OF MY KNOWLEDGE AND BELIEF FIND IT CONFORMS WITH THE PROVISIONS OF THE MAP FILING LAW, RESOLUTION OF APPROVAL AND THE MUNICIPAL ORDINANCES AND REQUIREMENTS APPLICABLE THERE TO.

MUNICIPAL ENGINEER

I HEREBY CERTIFY THAT WE ARE THE RECORD HOLDERS OF TITLE TO THE LANDS DELINEATED ON THIS MAP AND APPROVE THE FILING THEREOF.

SWORN AND SUBSCRIBED TO ME THIS DAY OF _____

NOTARY PUBLIC OF NEW JERSEY.
MY COMMISSION EXPIRES _____

I HEREBY CERTIFY THAT THIS MAP HAS BEEN APPROVED BY THE LONG BEACH TOWNSHIP LAND USE BOARD FOR FILING IN THE OCEAN COUNTY CLERKS OFFICE PROVIDED THAT THIS MAP IS FILED ON/OR BEFORE THE _____ DAY OF _____

MUNICIPAL CLERK/MUNICIPAL LAND USE CLERK

APPROVED BY THE LONG BEACH TOWNSHIP LAND USE BOARD

CHAIRMAN

SECRETARY

ENGINEER

LOTS 1.01 & 1.02
OWEN & PAULA BRENNAN
24 W. 29TH STREET
LONG BEACH TOWNSHIP, NJ 08008

OWNERS/APPLICANTS
LOTS 9.01 & 9.02
FRANK & PHYLLIS BUZIAK
26 W. 29TH STREET
LONG BEACH TOWNSHIP, NJ 08008

3/28/2023 UPDATE SURVEY
3/22/2021 ADD LIST OF PROPERTY OWNERS WITHIN 200' (MAX)

HORN, TYSON & YODER, INC.
CONSULTING ENGINEERS, SURVEYORS-PLANNERS
CERTIFICATE 24GA27951700 - ISSUED SEPTEMBER 1, 2022
8510 LONG BEACH BOULEVARD, LONG BEACH TOWNSHIP, NEW JERSEY 08008-3424
PHONE (609) 492-5050 FAX (609) 492-4163

MINOR SUBDIVISION
LOTS 1.01, 1.02, 9.01 & 9.02, BLOCK 6.09
TAX MAP SHEET # 10.01
LONG BEACH TOWNSHIP
OCEAN COUNTY, NEW JERSEY

Leon J. Tyska
LEON J. TYSKA, P.E.
Professional Land Surveyor, N.J. License Number 35988

SCALE: 1" = 20'
DRAWN BY: MAX
JOB NO.: 84-560
DATE: 7/16/2020

SHEET 1 OF 1