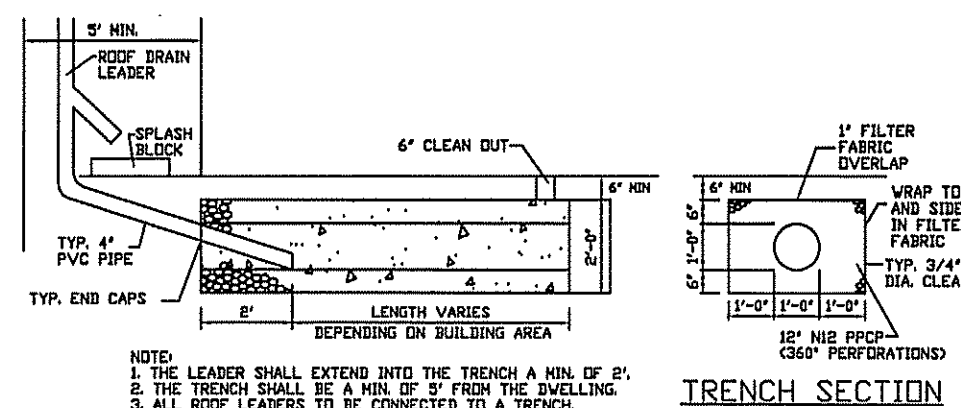
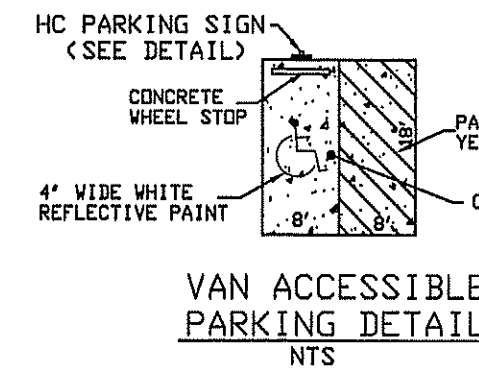
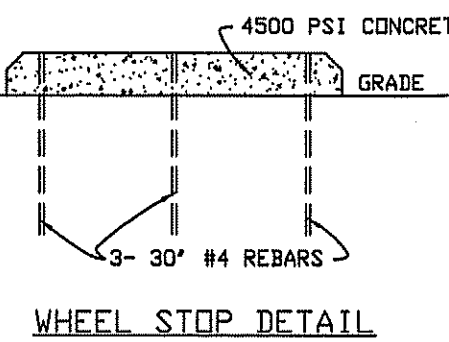
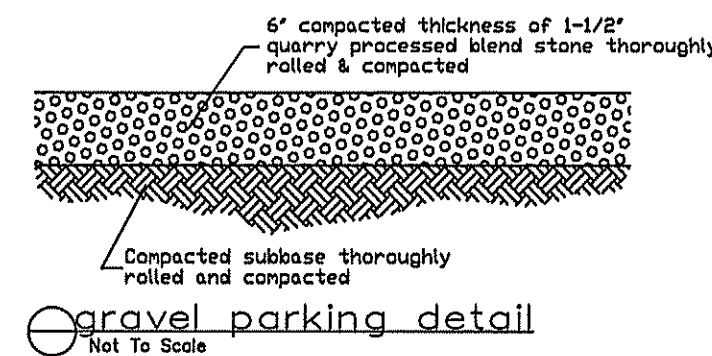


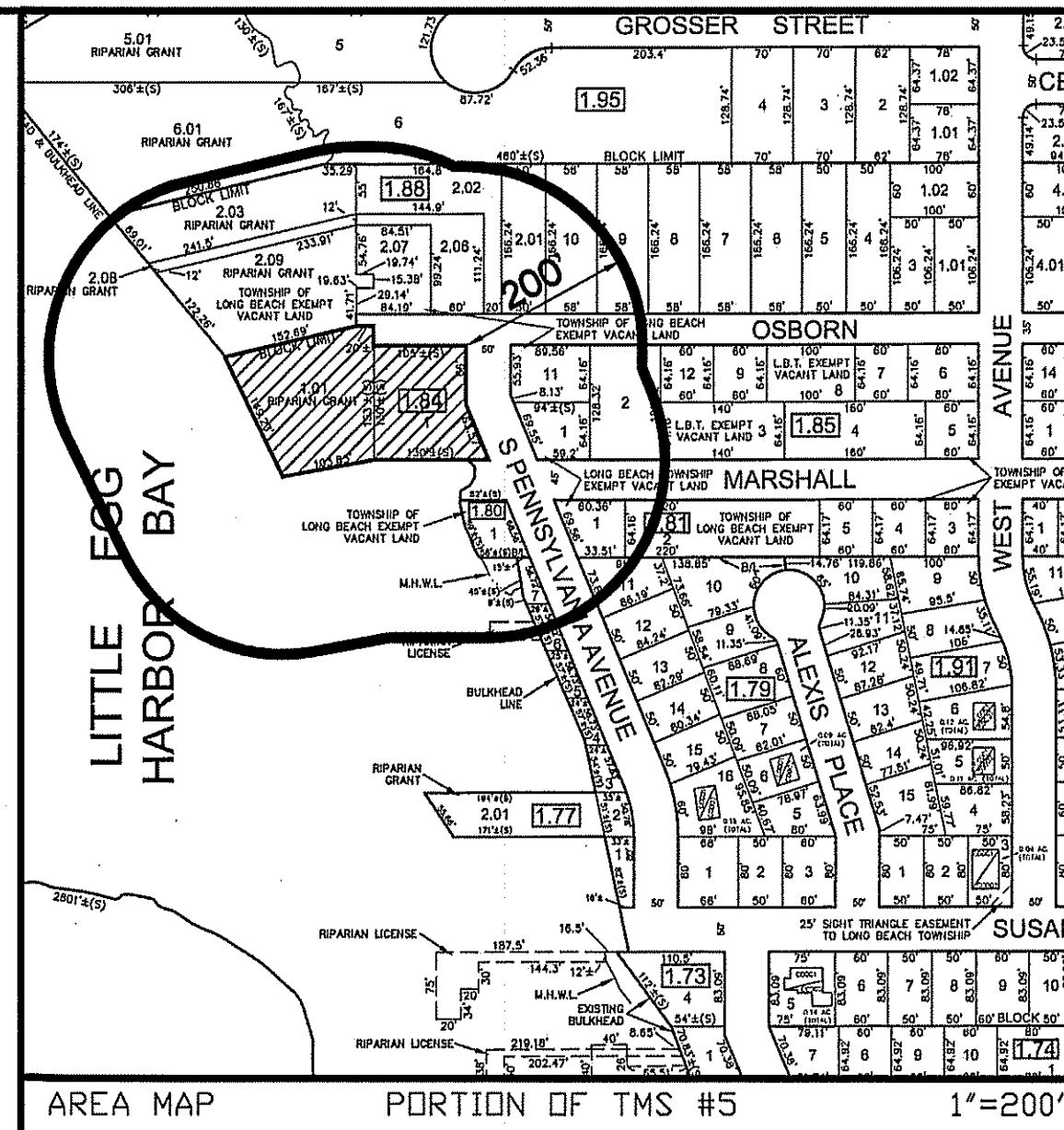
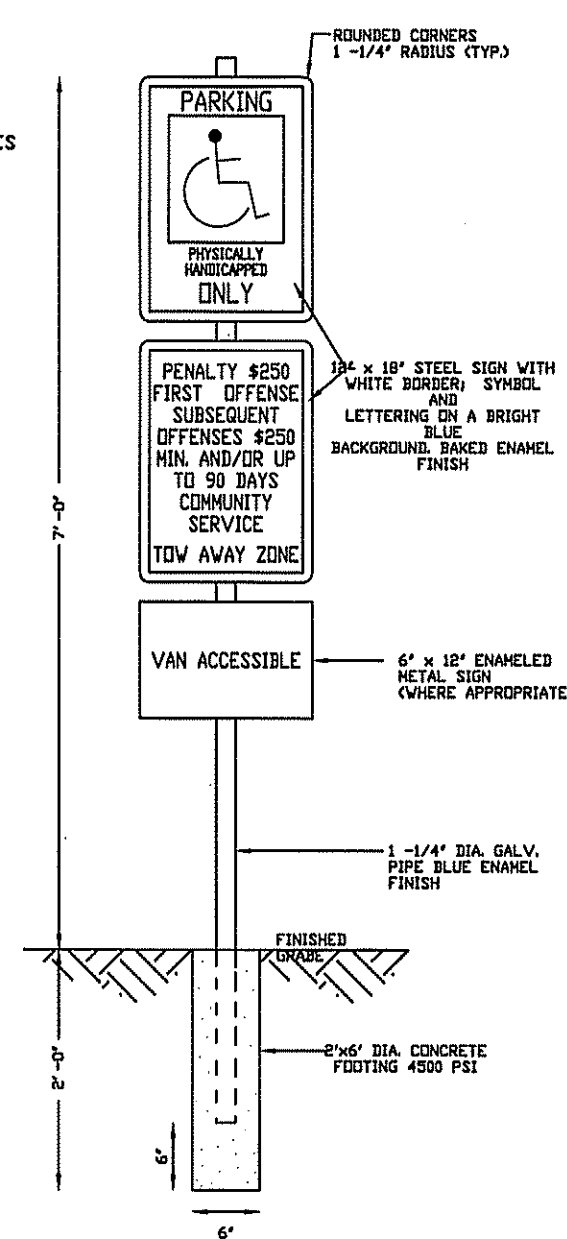
LEGEND:
 ○ = IRON PIN FOUND
 ⊗ = PIPE FOUND
 * = I.D. DISC FOUND IN BULKHEAD
 POB = POINT OF BEGINNING
 C = CENTERLINE
 E/P = EDGE OF PAVEMENT
 6.02 = SPOT ELEVATION
 ⚡ = UTILITY POLE
 ⚡ = HYDRANT
 ⚡ = MAN HOLE
 ⚡ = PROPOSED SPOT ELEVATION



SUBSURFACE INFILTRATION SYSTEM
 N.T.S.

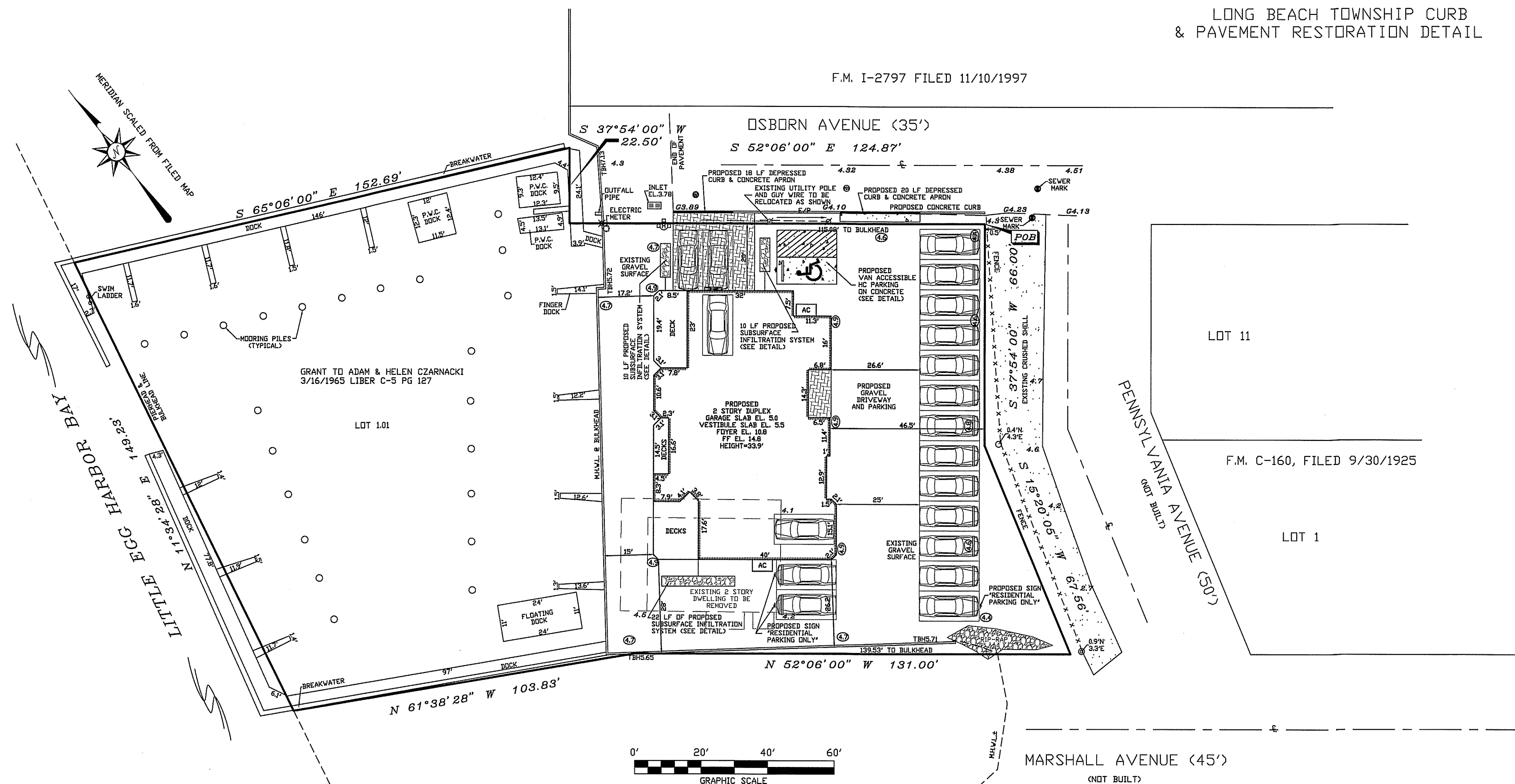


LONG BEACH TOWNSHIP CURB & PAVEMENT RESTORATION DETAIL



HANDICAP SIGN
 (NO SCALE)

ZONING SCHEDULE MC MARINE COMMERCIAL ZONE R-35 REQUIREMENTS SHOWN FOR THE PROPOSED DUPLEX			
CODE	REQUIRED	PROVIDED	
LOT FRONTAGE	205-58C(1) 205-58C(2)(b)	50 FT. 5,000 S.F.	124.87 FT. 15,410 S.F. UPLAND
SETBACKS:			
FRONT	205-58C(3)	20 FT.	20 FT.
SIDE	205-58C(4)	4 FT./9 FT.	15 FT./46.5 FT.
BETWEEN BUILDINGS	205-58C(4)	15 FT.	>15 FT.
REAR	205-58C(5)&(8)	20 FT.	26.2 FT.
COMBINED SIDE	205-12.B	37.5 FT.	61.5 FT.
LOT COVERAGE(R)	205-58C(7)	33.3%	26.7%
IMPERVIOUS COVERAGE	205-33.B(3)(a)	75%	32.6%
PARKING	205-58E		
RESIDENTIAL NORTH UNIT	205-51D(1)(a)	3 SPACES (2,932 S.F.)	
SOUTH UNIT	205-51D(1)(b)	4 SPACES (3,429 S.F.)	
MARINA	205-61C(1) 1 SPACE/2 BOAT SLIPS	12 SPACES (24 SLIPS)	
TOTAL		19 SPACES	20 SPACES
HEIGHT	205-61 (H)	34 FT.	33.9 FT.



NOTES:

- AKA LOTS 101 THRU 106 BLOCK 1
 FILED MAP C-160, FILED 9/30/1925
 "BEACH HAVEN ANNEX NO. 1"
- DEED REFERENCE:
 BOOK 12976 PAGE 1171
- FLOOD ZONE AE, BASE FLOOD ELEVATION 9,
 AS SHOWN ON FIRM #34029C0592F
- BASED UPON THE OCEAN COUNTY, NJ PRELIMINARY FIRM #34029C0592G,
 THE PROPERTY IS LOCATED IN FLOOD ZONE AE, BASE FLOOD ELEVATION 9.
 THE PROPERTY IS LOCATED WITHIN THE "COASTAL A" ZONE
- VERTICAL DATUM NAVD (1988)
- TOPOGRAPHY AND SURVEY INFORMATION IS AS SHOWN ON A PLAN PREPARED BY
 HORN, TYSON & YODER, INC., SIGNED BY LEON J. TYSZKA, PLS GS35888 TITLED
 "TITLE SURVEY OF LOT 1, BLOCK 1.84, TAX MAP SHEET # 7, LONG BEACH TOWNSHIP,
 OCEAN COUNTY, NEW JERSEY," DATED 7/7/2003 AND LAST REVISED 12/5/2023
- THE LOWEST ELEVATION OF ANY ELECTRICAL, HEATING, VENTILATION, PLUMBING
 AND AIR-CONDITIONING EQUIPMENT, DUCTWORK AND OTHER SERVICE FACILITIES WILL
 BE AT OR ABOVE ELEVATION 10.0

APPROVED BY THE
 LONG BEACH TOWNSHIP LAND USE BOARD

CHAIRMAN

SECRETARY

ENGINEER

OWNER/APPLICANT:
 JAMES P. DUCHIPINTI
 27 W. LITTLE AVENUE
 LONG BEACH TOWNSHIP, NJ 08008

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

VARIANCE MAP OF
 LOT 1, BLOCK 1.84
 TAX MAP SHEET # 5
 LONG BEACH TOWNSHIP
 OCEAN COUNTY, NEW JERSEY

James D. Brodzinski
JAMES D. BRODZINSKI, P.E., P.P.
 Professional Engineer, N.J. License Number GE44223
 Professional Planner, N.J. License Number 33L1060606400

SCALE: 1"=20'
 DRAWN BY: AC
 JOB NO. 03-185
 DATE: 3/31/2025

VAR-1