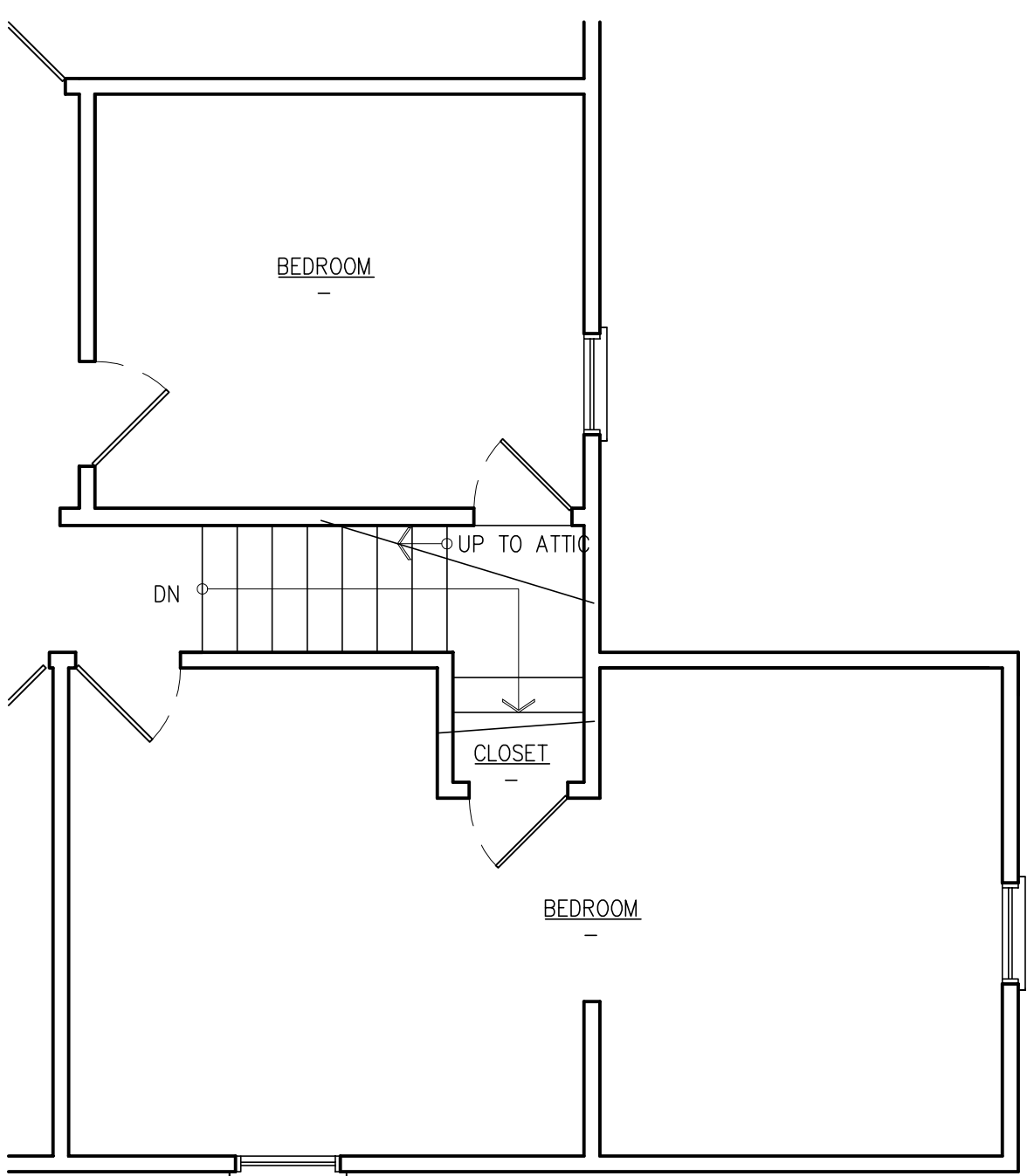
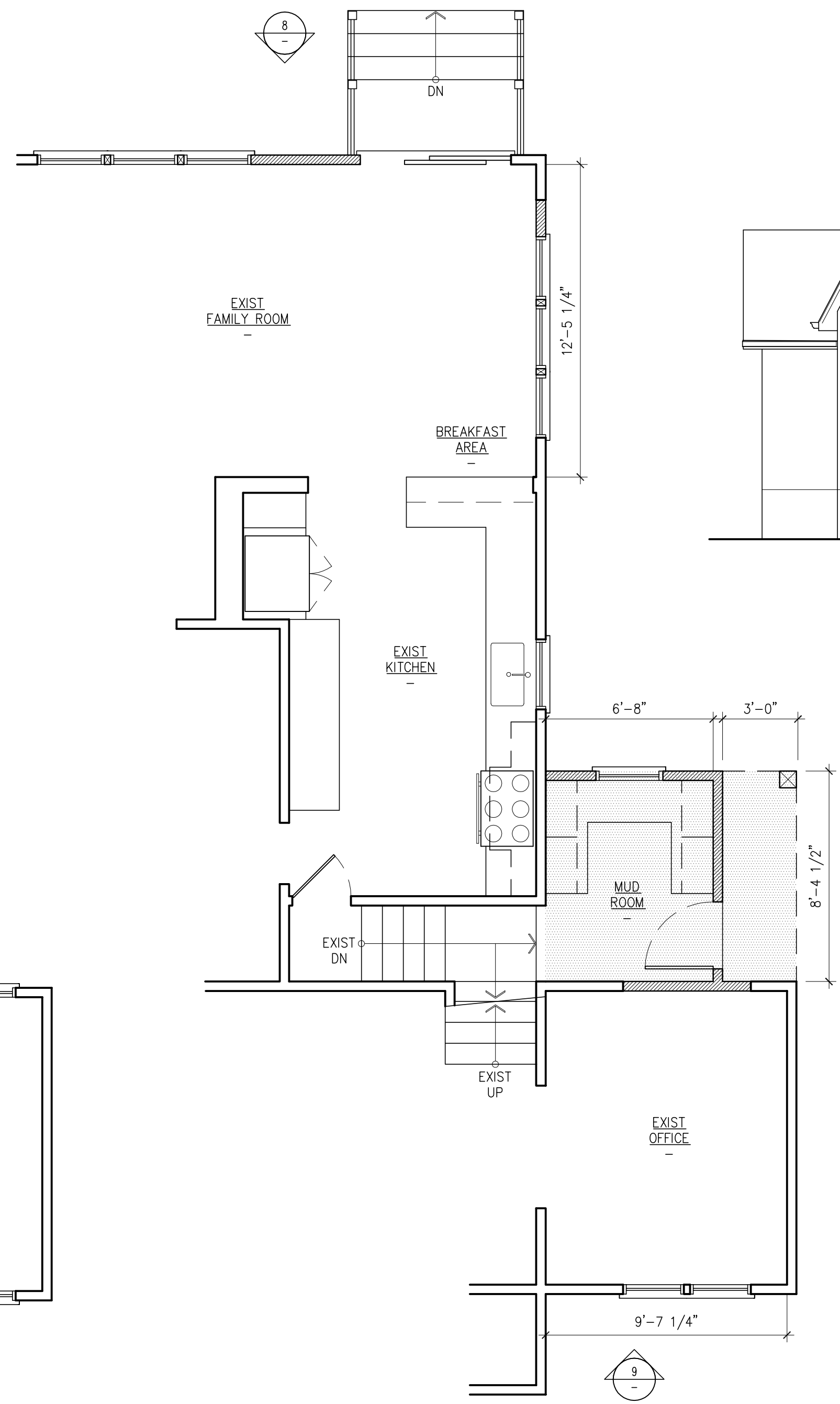


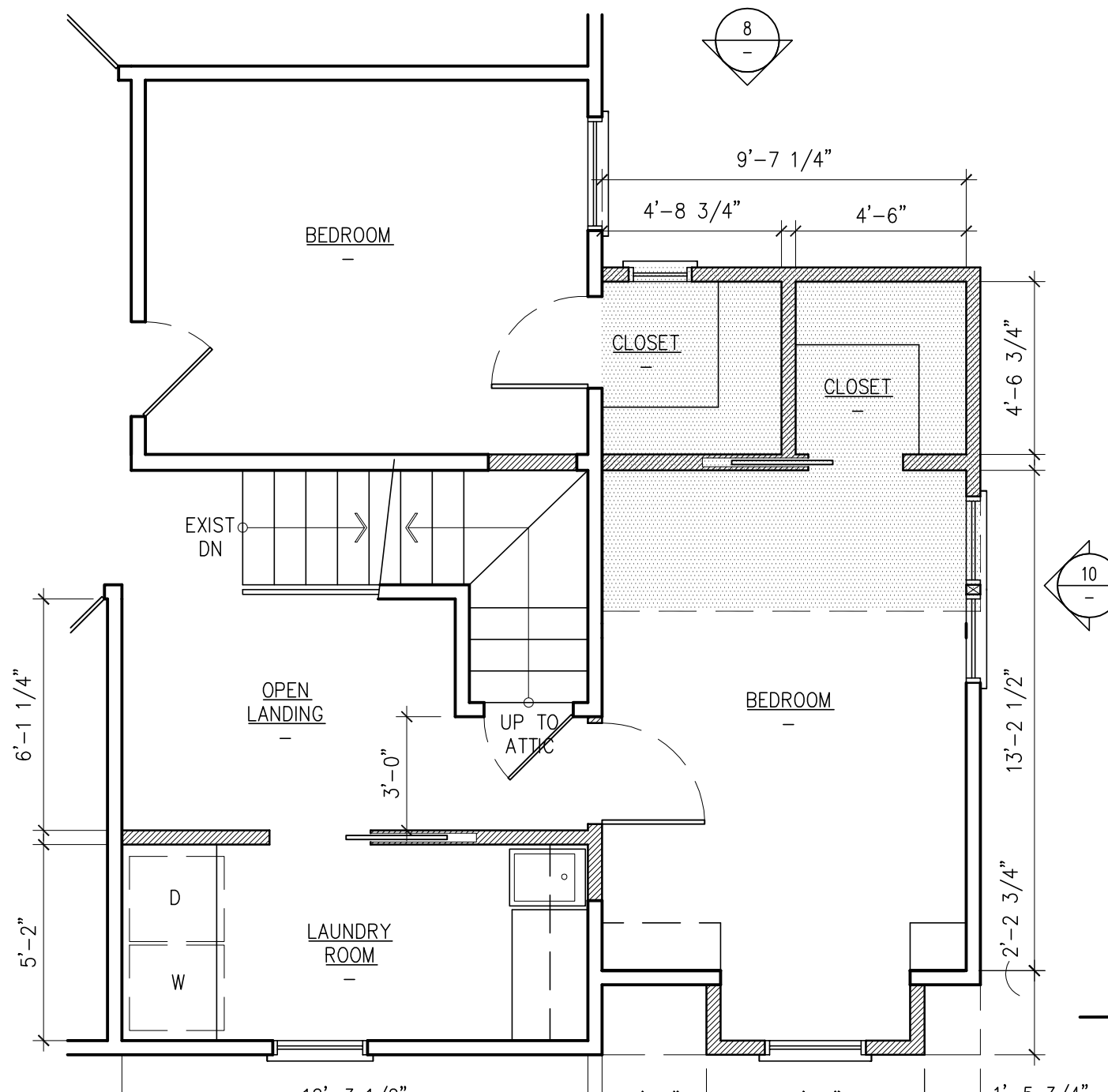
1 - **EXISTING FIRST FLOOR**
 SCALE 1/4" = 1'-0"



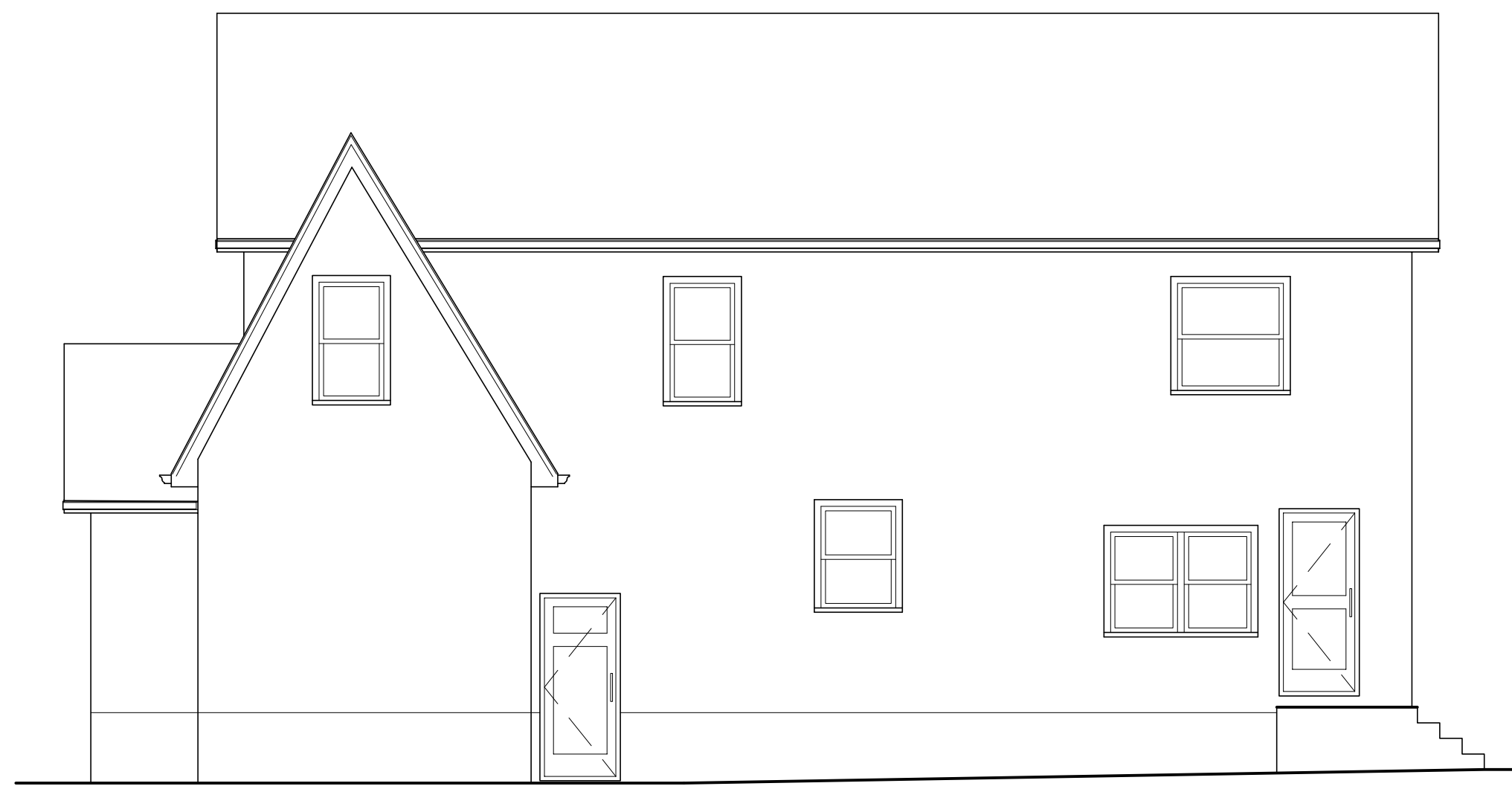
2 - **EXISTING SECOND FLOOR**
 SCALE 1/4" = 1'-0"



3 - **PROPOSED FIRST FLOOR**
 SCALE 1/4" = 1'-0"



4 - **PROPOSED SECOND FLOOR**
 SCALE 1/4" = 1'-0"



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



7 - **EXISTING FRONT ELEVATION**
 SCALE 3/16" = 1'-0"

BUILDING DEPARTMENT DATA:

BLOCK:	283	ZONE:	R-3
LOT:	4	CONSTRUCTION CLASS:	50
USE GROUP:	R-5	AREA OF ADDITION:	84.7 SQ FT
AREA OF LARGEST SINGLE FLOOR:	1,499.4 SQ FT	CUBIC FEET OF ADDITION:	678 CU FT
ZONING DATA TABLE:	REQUIRED	EXISTING	PROPOSED
MIN. LOT AREA:	8,000 SQ FT	5,000 SQ FT (EXIST NONCONFORMING)	UNCHANGED
FRONT SETBACK:	25 FT	20.9 FT (EXIST NONCONFORMING)	UNCHANGED
REAR SETBACK:	100 FT X 30% = 30 FT	30 FT	UNCHANGED
SIDE YARD SETBACK:	10% OF 50 FT = 5 FT	7.8 FT LEFT 9.9 FT RIGHT	UNCHANGED
SIDE YARD COMBINED:	30% OF 50 FT = 15 FT	17.7 FT	UNCHANGED
MAX. LOT COVERAGE:	38% OF 5,000 SQ FT = 1,900 SQ FT	1,414.7 SQ FT BUILDING 1,738.8 SQ FT IMPERV 3,153.5 SQ FT TOTAL (EXIST NONCONFORMING)	1,499.4 SQ FT BUILDING 1,654.1 SQ FT IMPERV 3,153.5 SQ FT TOTAL (EXIST NONCONFORMING)
MAX. BUILDING COVERAGE:	28% OF 5,000 SQ FT = 1,400 SQ FT	1,414.7 SQ FT BUILDING (EXIST NONCONFORMING)	1,499.4 SQ FT BUILDING (OVER 99.4 SQ FT)
BLDG. HEIGHT:	32 FT	28.7 FT	UNCHANGED



9 - **PROPOSED FRONT ELEVATION**
 SCALE 3/16" = 1'-0"



6 - **EXISTING BACK ELEVATION**
 SCALE 3/16" = 1'-0"



8 - **PROPOSED BACK ELEVATION**
 SCALE 3/16" = 1'-0"



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

PROJECT:
 PROPOSED ADDITION AND ALTERATIONS TO:
RYAN RESIDENCE
 BLOCK: 283 LOT: 4
 (732) 272-8305
 RYAN.KATE.T@GMAIL.COM
 24 TUXEDO PLACE
 CRANFORD, NJ

DRAWN BY: KA
 DATE: 1.11.22
 PRELIM SUBMIT:
 VARIANCE SUBMIT: 1.5.23
 BID SUBMISSION:
 PERMIT SUBMISSION:
 FOR CONSTRUCTION:

KENNETH ABRAMS
 NJ #16795
 PLEASE NOTE THESE DRAWING ARE NOT TO BE USED FOR CONSTRUCTION UNLESS SIGNED & SEALED BY THE ARCHITECT. THESE DOCUMENTS ARE NOT TO BE REPRODUCED, ALTERED, COPIED OR ASSIGNED TO ANY THIRD PARTY WITHOUT THE ARCHITECTS PERMISSION.

DRAWING #:
 1 OF 1
 SHEET #:
V-1