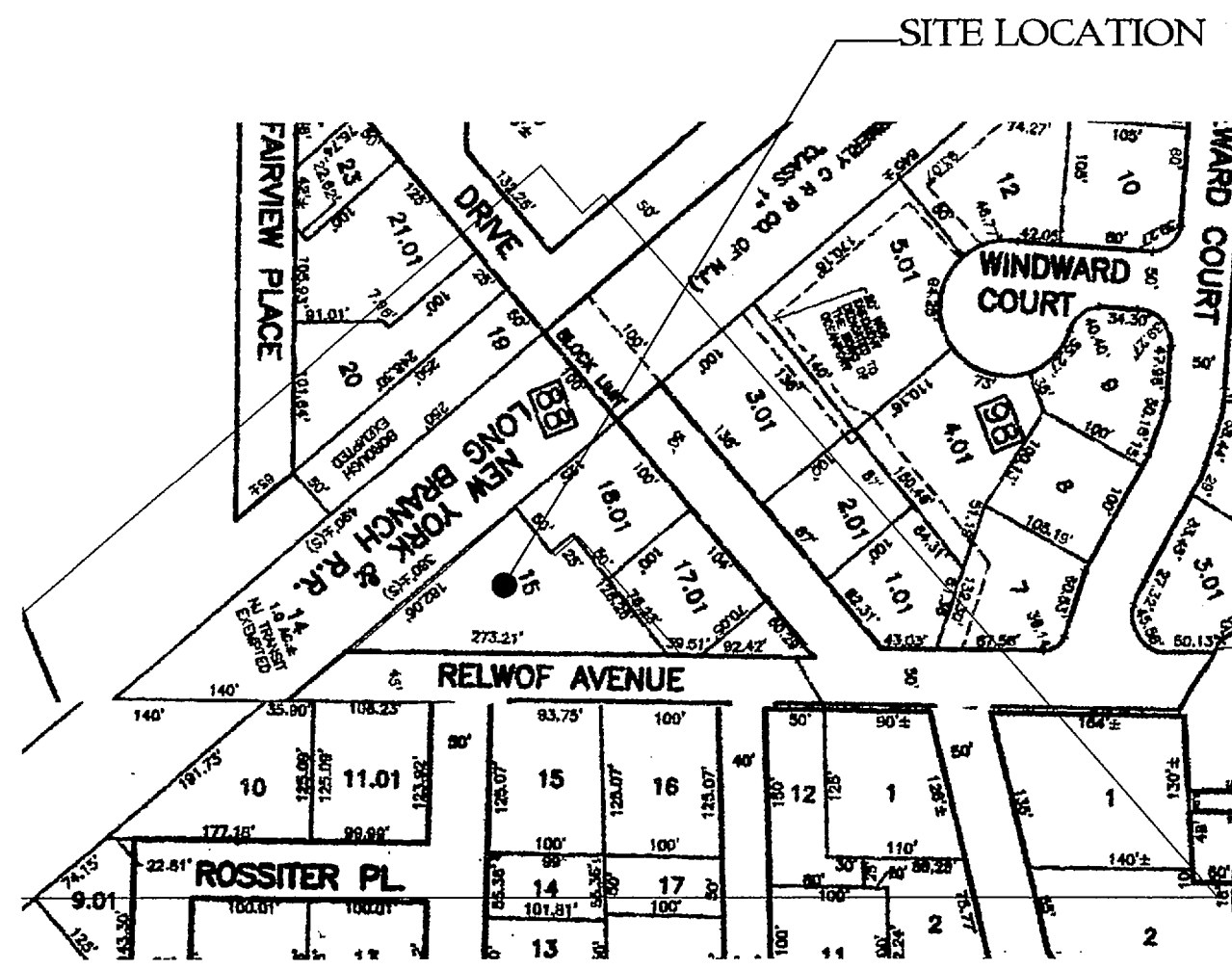


ADDITION • ALTERATION
BODNAR RESIDENCE
 (FOYER ADDITION)

6 RELWOF AVENUE
 OCEANPORT, NJ 07757
 BLOCK-88 LOT-15
 PROJECT-2110 DATE-12-4-22



KEY MAP

SCALE: N.T.S.

ZONING DATA

6 RELWOF AVENUE
 BLOCK-88 LOT-15
 R-4 SINGLE FAMILY

	REQUIRED	EXISTING	PROPOSED
LOT AREA	10,200 SF	11,205 SF	N/C
LOT WIDTH	100'	213.21'	N/C
LOT DEPTH	100'	118.5'	N/C
HEIGHT			
BH	2 / 12 / 35'	2 / 24'-1 3/16"	N/C
LC (PRINC. BLDG)	25 %	1855 SF / 11.36 %	2,272 SF / 13.21 %
LC (ACC. BLDG)	5 %	102 SF / 6.2 %	N/C
SETBACKS			
FY9B	30'	30.12'	** 18.12' PORCH ** 24.45' DWELL.
SY9B	10' / 20'	30.0' / 10.40'	N/C
RY9B	25'	19.25'	N/C
COVERAGE			
IC	40 %	4,624 SF / 26.88 %	4,803 SF / 27.92 %

NA NOT APPLICABLE
 NC NO CHANGE
 * EXISTING NON-CONFORMING
 ** EXISTING NON-CONFORMING - VARIANCE GRANTED 6-11-19
 *** VARIANCE NEEDED

FLOOD CONSTRUCTION

B.F.F.	10.0' + 2.4'
ENTRY LEVEL ELEV.	14.40'
UPPER FLOOR ELEV.	18.20'
LOWER FLOOR ELEV.	8.60'

EXISTING LOT COVERAGE
 (PRINCIPAL BUILDING)

DWELLING 1,855 SF. / 11.36 %

EXISTING LOT COVERAGE
 (ACCESSORY BUILDING)

SHED 102 SF. / 5.9 %

PROPOSED LOT COVERAGE
 (PRINCIPAL BUILDING)

DWELLING 1,855 SF.
 FOYER ADDITION 57 SF.
 FRONT PORCH & STEPS ADDITION 80 SF.
 REAR DECK & STEP ADDITION 102 SF.
 2,272 SF. / 13.21 %

PROPOSED LOT COVERAGE
 (ACCESSORY BUILDING)

SHED 102 SF. / 5.9 %

EXISTING IMPERVIOUS COVERAGE

DWELLING 1,855 SF.
 SHED 102 SF.
 FRONT PORCH & STEPS 54 SF.
 FRONT WALK 192 SF.
 DRIVEWAY 1,855 SF.
 REAR WALK 75 SF.
 PATIO 21 SF.
 A.C. 4,624 SF. / 26.88 %

PROPOSED IMPERVIOUS COVERAGE

DWELLING 2,155 SF.
 SHED 102 SF.
 FRONT WALK 195 SF.
 DRIVEWAY 1,855 SF.
 REAR WALK 192 SF.
 PATIO 370 SF.
 A.C. 4,803 SF. / 27.92 %

BOROUGH OF OCEANPORT PLANNING BOARD

CHAIRMAN _____ DATE _____

SECRETARY _____ DATE _____

ENGINEER _____ DATE _____

JJ JEREMIAH J. REGAN, A.I.A.
 ARCHITECT
 147 BRIGHTON AVENUE • 2ND FLR • LONG BRANCH • NJ • 07740
 PH: (732) 870-2977 • FAX: (732) 870-1213 • EMAIL: jeremiahregan@aol.com
 NEW JERSEY LIC #1-10726
 MARYLAND LIC #800-A

PROJECT TITLE
 ADDITION • ALTERATION
BODNAR RESIDENCE
 (FOYER ADDITION)
 6 RELWOF AVENUE
 OCEANPORT, NJ 07757
 BLOCK-88 LOT-15

SUBJECT
KEY PLAN
SITE PLAN
ZONING DATA

REVISIONS

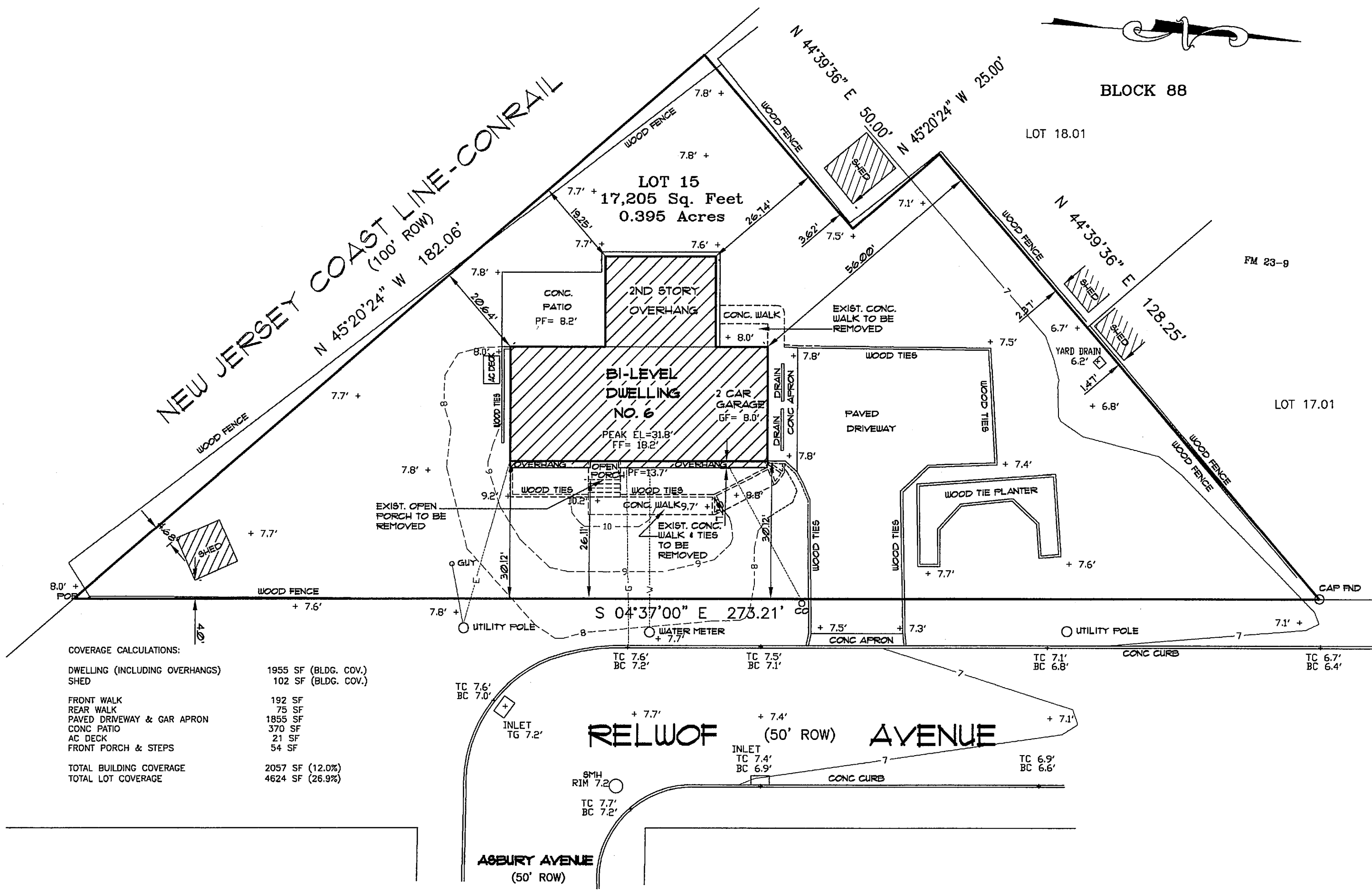
NO.	DATE	DESCRIPTION	BY

SCALE AS NOTED
 DRAWN BY MH
 CHECKED BY JJR

PROJECT NO 2110
 DATE 12-4-22

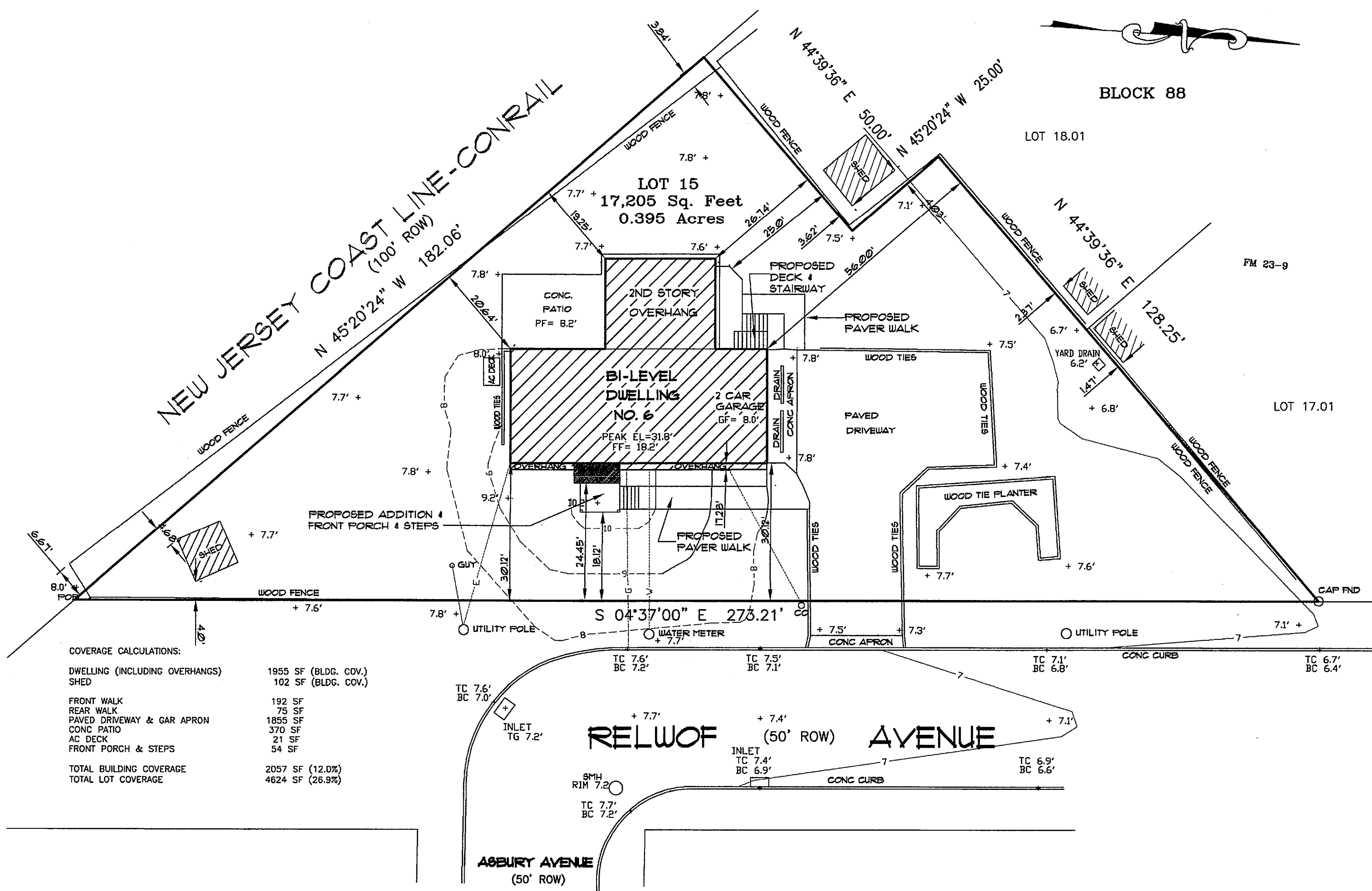
DRAWING NO V-1

1 OF 2



EXISTING SITE PLAN

SCALE: 1" = 20'-0"

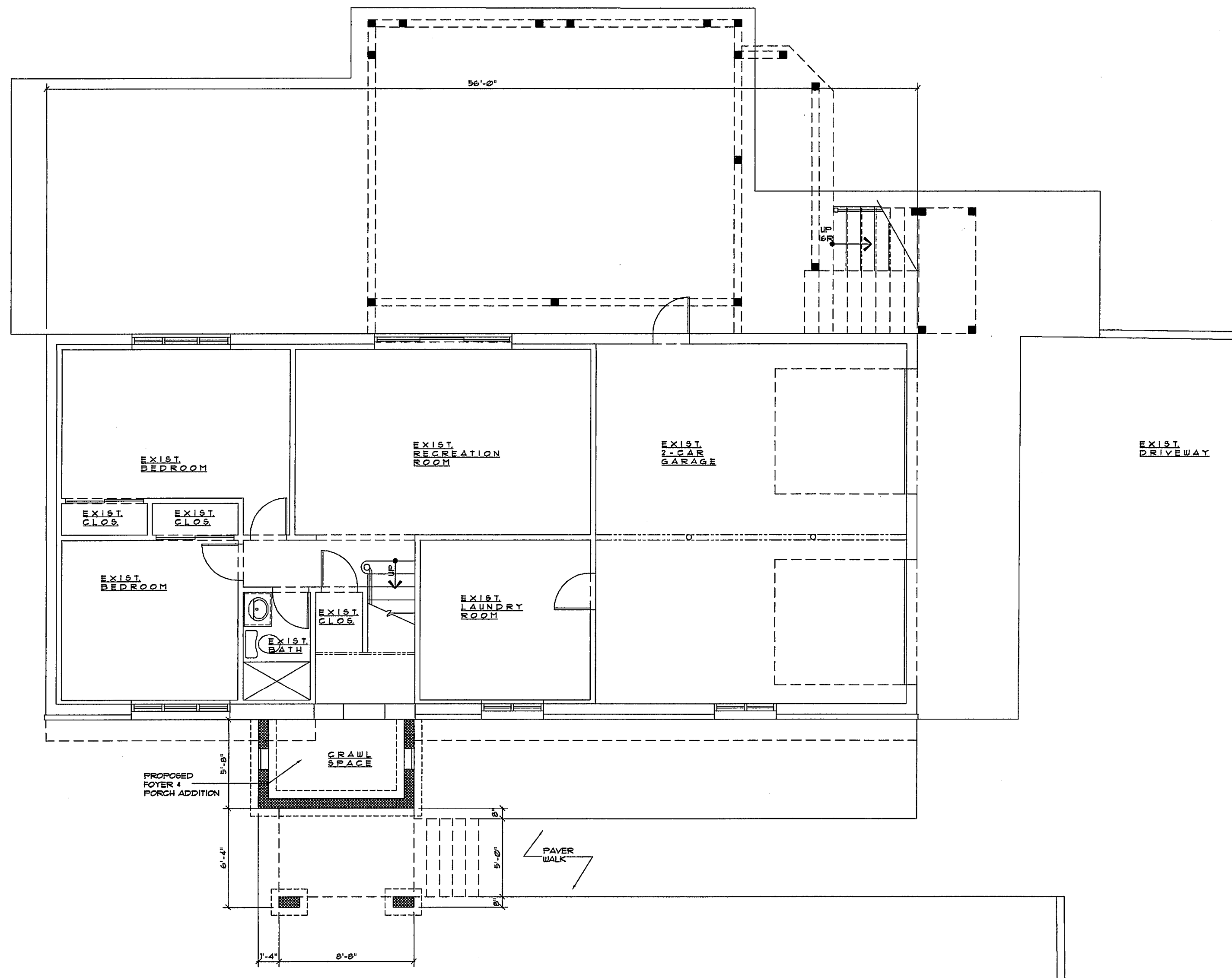


PROPOSED SITE PLAN

SCALE: 1" = 20'-0"

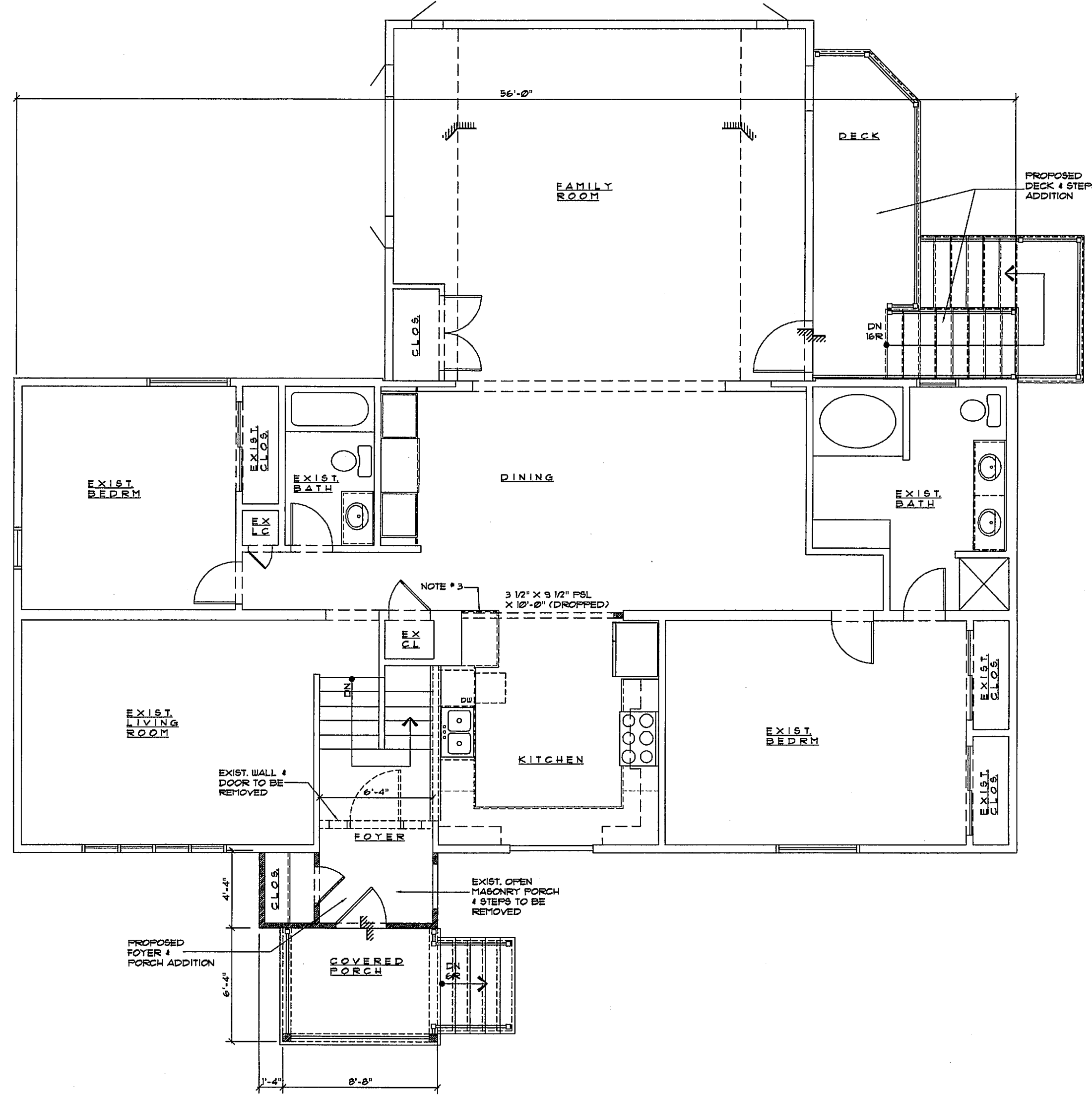
SURVEY INFORMATION
 TAKEN FROM SURVEY BY:
 LANDCONTROL SERVICES, LLC
 620 WARDELL STREET
 LONG BRANCH, NJ 07740
 PH: 732-229-7628
 DATE: 12-21-22

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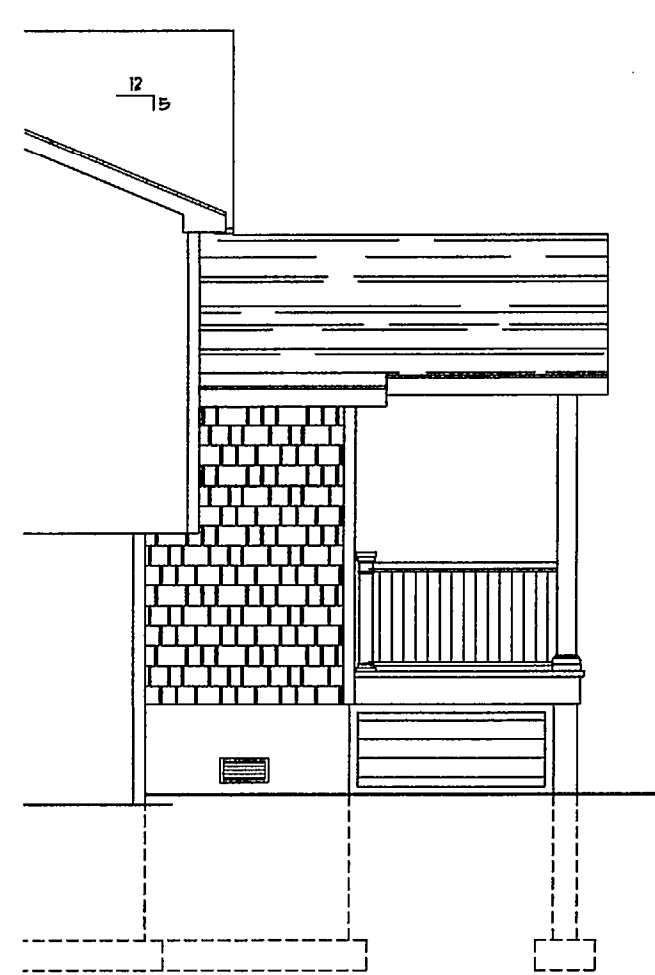
**LOWER LEVEL
FOYER PLAN**

SCALE: 3/16" = 1'-0"



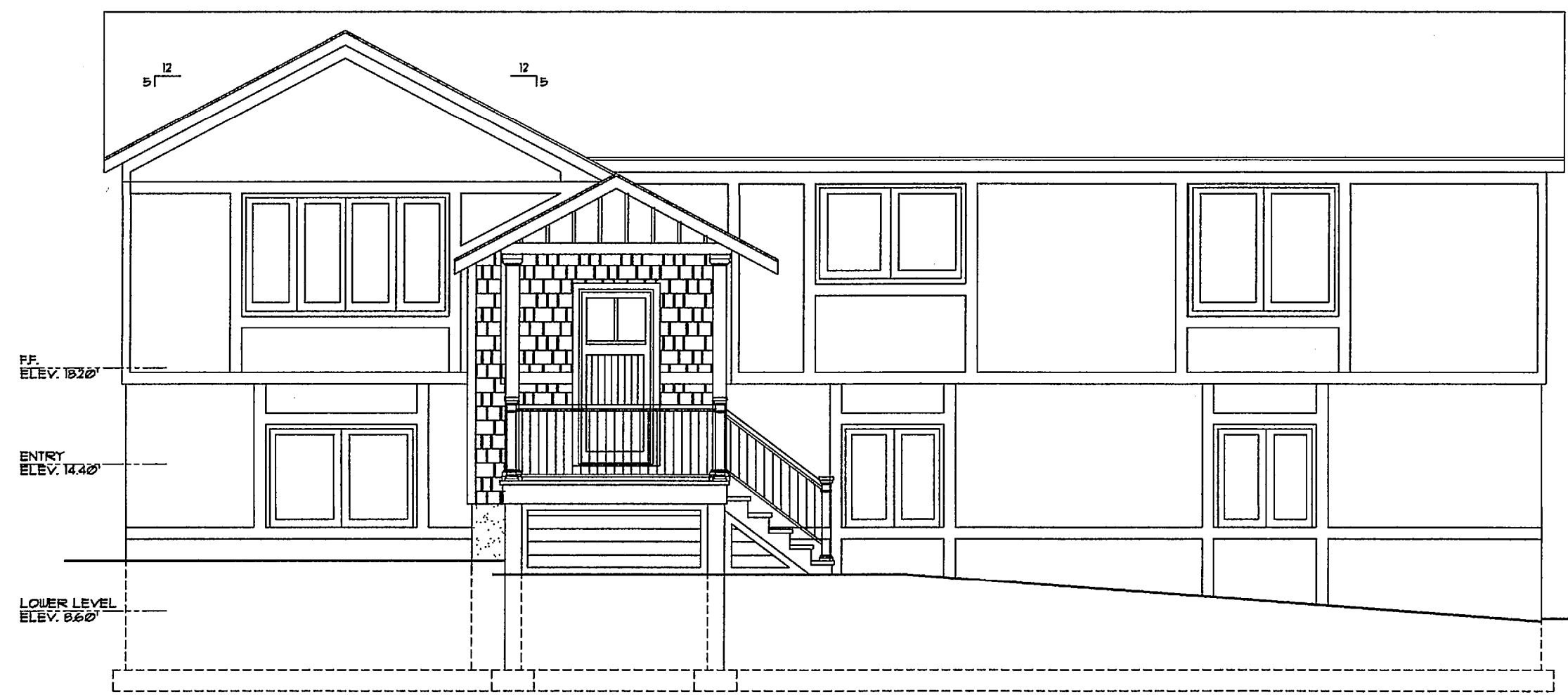
**UPPER LEVEL
FOYER PLAN**

SCALE: 3/16" = 1'-0"



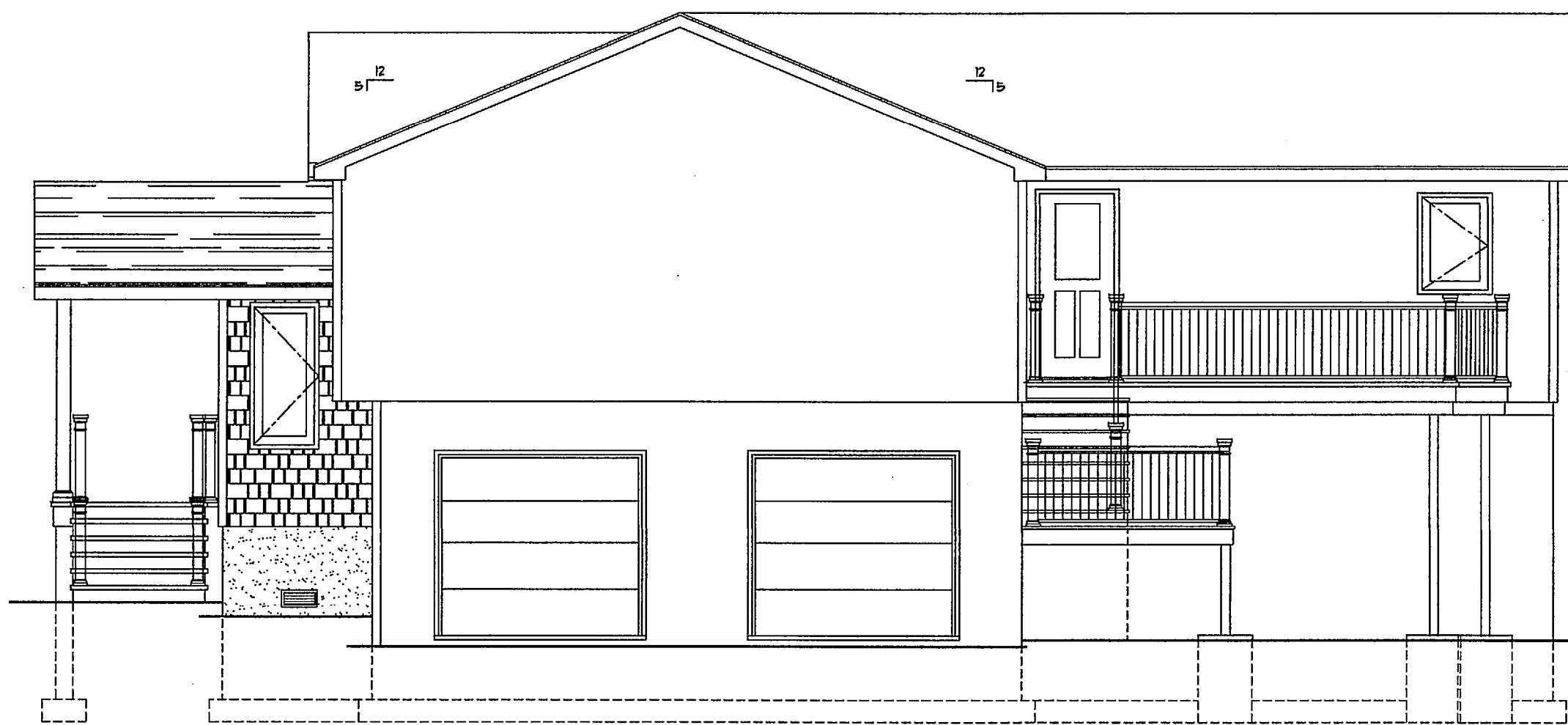
**LEFT SIDE
ELEVATION**

SCALE: 3/16" = 1'-0"



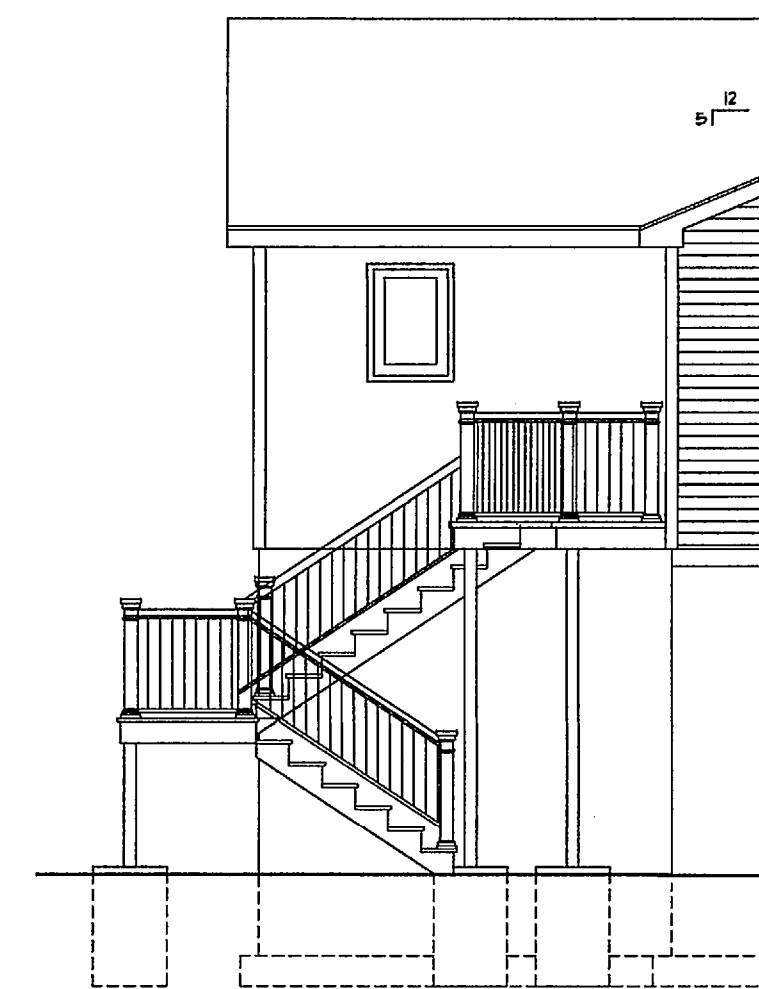
FRONT ELEVATION

SCALE: 3/16" = 1'-0"



RIGHT SIDE ELEVATION

SCALE: 3/16" = 1'-0"



**REAR
ELEVATION**

SCALE: 3/16" = 1'-0"

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PROJECT TITLE
 ADDITION • ALTERATION
 BODNAR RESIDENCE
 (FOYER ADDITION)
 6 RELWOF AVENUE
 OCEANPORT, NJ 07757
 BLOCK-88 LOT-15

SUBJECT
 FLOOR PLAN
 ELEVATIONS

REVISIONS

NO.	DATE	DESCRIPTION	BY

SCALE AS NOTED	DRAWN BY MH	CHECKED BY JJR
PROJECT NO. 2110	DATE 12-4-22	

DRAWING NO.

V-2

2 OF 2

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