

	(36.22) 0.54 AC. 4.7 AC. 4.7 AC.
	36.23 227.32 36.24 227.32
	0.56 Ac. (158.0) (158.0) (165.0) (165.0) (165.0) (165.0)
	1 100.557 (36.54) (1 1 39
	Avec 557 O.61 Ac. 29 / 9 / 1 36 / 20 100 36 / 20 100
	38 (36.69) (x (36.70) (36.70) (3.58 Ac. (3.58
	c. 0.46 Ac. 0.46 Ac. 0.46 Ac.
	36.27 0.46 Ac. 200 RADIUS
	(27/09' 1) (36/28) (36/28) (36/28) (36/28)
	Acces Gasement
	12 2200 0.46 Ac. 200 14 2 19 2200 10 0.46 Ac. 200 10 10 10 10 10 10 10 10 10 10 10 10 10 1
	0.46 Ac. 36.31 8 8 1 1 2 2 4 6 4
	200 36.32 0.46 Ac. 200' 36.49 36.40 36
	0.46 Ac. 5 ₀ 5
ED	
-T ** *	TAX MAP SHEET No. 55.02
	GENERAL NOTES SCALE: 1" = 200' ±
	1. SITE IS KNOWN AS BLOCK 84.01, LOT 40 AND CONTAINS A TOTAL LOT AREA OF 20,000 S.F. (0.459 ACRES).
V)	2. <u>APPLICANT</u> :
·*	MIKE PARISI DNT HOMEBUYERS 655 AMBOY AVENUE, SUITE 410
Г 7.3 FT	WOODBRIDGE, NJ 07095 TELEPHONE: (732) 322-4228
/)	 OUTBOUND & TOPOGRAPHIC SURVEY INFORMATION OBTAINED FROM A PLAN ENTITLED, "PLAN OF SURVEY, TAX MAP LOT 40, BLOCK 84.01, FRANKLIN TOWNSHIP, SOMERSET COUNTY, NEW JERSEY".
	PREPARED BY AMERTECH ENGINEERING, INC., DATED JULY 14, 2020 AND REVISED THROUGH NOVEMBER 12, 2020.
	4. HORIZONTAL CONTROL BASED ON NJPCS. VERTICAL DATUM BASED ON NAVD 1988.
	5. THE PROPERTY IS LOCATED WITHIN THE R-40 "SINGLE-FAMILY RESIDENCE ZONE" DISTRICT.
	6. APPLICANT PROPOSES TO CONSTRUCT AN ADDITION TO THE EXISTING SINGLE-FAMILY DWELLING. REFER TO ARCHITECTURAL PLANS PREPARED BY MARK A. BLASCH, R.A. FOR DWELLING ADDITIONS.
	7. DO NOT SCALE DRAWINGS WITH RESPECT TO THE LOCATION OF SURROUNDING EXISTING FEATURES. ADJACENT AND SURROUNDING PHYSICAL CONDITIONS, BUILDINGS, STRUCTURES, ETC., ARE SCHEMATIC
	ONLY EXCEPT WHERE DIMENSIONS ARE SHOWN THERETO. 8. THIS SET OF PLANS HAS BEEN PREPARED FOR THE APPLICANT NAMED HEREON FOR THE PURPOSE
_	OF MUNICIPAL AND REGULATORY AGENCY REVIEW AND APPROVAL. THIS SET OF PLANS SHALL NOT BE UTILIZED AS CONSTRUCTION PLANS UNTIL ALL REQUIRED APPROVALS HAVE BEEN OBTAINED. NO
-	OTHER PURPOSE IS INTENDED OR IMPLIED. 9. CONSTRUCTION OF SITE IMPROVEMENTS AND BUILDINGS SHALL BE IN COMPLIANCE WITH THE
	RESIDENTIAL SITE IMPROVEMENT STANDARDS (R.S.I.S), APPLICABLE BUILDING CODES, FEDERAL AND STATE BARRIER FREE AND A.D.A. REQUIREMENTS, TOWNSHIP DESIGN STANDARDS, AND NOISE CODE.
	10. EXISTING DWELLING IS SERVED BY PUBLIC WATER, SEWER & GAS. NO CHANGES TO THE SERVICE LINES ARE NECESSARY OR PROPOSED.
	11. THE CONTRACTOR SHALL NOTIFY THE UNDERSIGNED PROFESSIONAL IMMEDIATELY IF SITE CONDITIONS OR TOPOGRAPHY DIFFER MATERIALLY FROM THOSE PRESENTED HEREON. THE UNDERSIGNED
<u>3ER 9, 2020)</u>	PROFESSIONAL SHALL BE GRANTED ACCESS TO REVIEW SAID CONDITION, AND/ OR RENDER THE DESIGN SHOWN HEREON TO THE APPROPRIATE MUNICIPAL, COUNTY OR STATE OFFICIAL'S AND/OR
	UNDERSIGNED PROFESSIONAL SATISFACTION. 12. STRUCTURAL/GEOTECHNICAL ENGINEER TO PROVIDE PLANS AND CALCULATIONS FOR ALL STRUCTURES
	AND FOUNDÁTIONS AS SHOWN ON THIS PLAN. THIS PLAN DOES NOT INCLUDE BUILDING CALCULATIONS EITHER STRUCTURAL OR GEOTECHNICAL AND THE UNDERSIGNED ASSUMES NO
	RESPONSIBILITY FOR SAME. 13. THE OWNER IS RESPONSIBLE FOR SITE SAFETY. THE OWNER, OR HIS REPRESENTATIVE, IS TO
	DESIGNATE AN INDIVIDUAL RESPONSIBLE FOR CONSTRUCTION SITE SAFETY DURING THE COURSE OF SITE IMPROVEMENTS PURSUANT TO N.J.A.C. 5:23–2.21(E) OF THE N.J. UNIFORM CONSTRUCTION CODE
	AND CFR 1926.32(F) (OSHA COMPETENT PERSON).
	IS NOT RESPONSIBLE FOR THE PROSECUTION OF THE WORK, THE MEANS AND METHODS OF CONSTRUCTION, PROTECTION OF ADJACENT STRUCTURES OR PROPERTY, AND IS NOT TO BE HELD
c	RESPONSIBLE FOR ANY DAMAGE WHATSOEVER TO ANY PROPERTY, INCLUDING OFFSITE LANDS, ASSOCIATED WITH CONSTRUCTION OF THE PROJECT.
LC	15. THESE PLANS DEPICT VARIOUS IMPROVEMENTS TO BE LOCATED ON THE PROPERTY IN QUESTION. IT IS THE DEVELOPER'S RESPONSIBILITY TO ENSURE THAT SAID IMPROVEMENTS ARE STAKED OUT IN THE
	CORRECT LOCATIONS, BOTH HORIZONTALLY AND VERTICALLY, BY RETAINING A NEW JERSEY LICENSED LAND SURVEYOR. THE ENGINEER SHALL NOT BEAR ANY RESPONSIBILITY OR LIABILITY FOR THE CONSTRUCTION OF ANY PROPOSED IMPROVEMENTS, SPECIFICALLY IF BUILT IN LOCATIONS OTHER
3	THAN THOSE DEPICTED, OR AT ELEVATIONS THAT DIFFER FROM THE PLAN.
'INAYAK&DOROTHY LEE	16. ALL LAWN AREAS SHALL BE RESTORED WITH TOPSOIL, SEED, AND FERTILIZATION IN ACCORDANCE WITH SOIL CONSERVATION DISTRICT STANDARDS.
3	17. STREET OPENING PERMITS ARE REQUIRED FOR WORK WITHIN THE TOWNSHIP RIGHT-OF-WAY.
8	18. NO SOIL MAY BE IMPORTED TO, OR REMOVED FROM THE SITE UNLESS A SOIL IMPORTATION OR EXPORTATION PERMIT HAS BEEN OBTAINED FROM THE TOWNSHIP AS REQUIRED BY THE TOWNSHIP LAND DEVELOPMENT ORDINANCE. SOIL REMOVAL SHALL BE IN ACCORDANCE WITH SECTION 112-8N
HARA & SANGEETHA V.	OF THE ORDINANCE. 19. AN AS-BUILT PLAN PREPARED BY A LICENSED NEW JERSEY LAND SURVEYOR IS TO BE SUBMITTED
3 R	TO THE TOWNSHIP PRIOR TO A CERTIFICATE OF OCCUPANCY INSPECTION. THE APPLICANT SHALL ALSO SUBMIT CAD-GENERATED DATA FILES, PREPARED BY A NEW JERSEY LICENSED LAND
7	SURVEYOR, DIRECTLY TRANSLATABLE INTO AN IDENTICAL IMAGE OF THE AS-BUILT PLAN PER THE REQUIREMENTS OF SECTION 112-329.
	NO. DATE DESCRIPTION
R	59 DAHMER ROAD
	VARIANCE PLAN / BUILDING PERMIT PLOT & GRADING PLAN
	BLOCK 84.01, LOT 40 TAX MAP SHEET ND. 55.02
	TAX MAP SHEET NO. 55.02 TOWNSHIP OF FRANKLIN SOMERSET COUNTY, NEW JERSEY
	EAST POINT 11 South Main Street Marlboro, NJ 07746
	ENGINEERING, LLC Tel: 732.577.0180
	Date: Project NUMBER: 11-11-20 20-316
Page 1 of 1	1 12-09-20 SCALE: CHECKED BY: 1" = 20' BNP
	MARC S. LEBER DATE N.J. PROFESSIONAL ENGINEER, LICENSE NO. 24GE04452400 N.J. PROFESSIONAL PLANNER, LICENSE NO. 33LIOD589800 SHEET NO. 1 OF 1