

PROJECT DATA:

SITE AREA: 2250 SF		PROPOSED BUILDING COVERAGE:	
EXISTING BUILDING COVERAGE:		DWELLING: 693 SF	
DWELLING: 693 SF		FRONT COVERED PORCH: 920 SF	
FRONT COVERED PORCH: 920 SF		TOTAL: 1613 SF = 34.8%	
TOTAL: 1613 SF = 34.8%		PROPOSED IMPERVIOUS COVERAGE:	
EXISTING IMPERVIOUS COVERAGE:		DWELLING: 693 SF	
DWELLING: 693 SF		FRONT COVERED PORCH: 920 SF	
FRONT WALK & STEPS: 41 SF		FRONT WALK & STEPS: 41 SF	
REAR STEPS & PATIO: 241 SF		REAR STEPS & PATIO: 241 SF	
PAVER AREA: 35 SF		PAVER AREA: 35 SF	
EXTERIOR SHOWER: 16 SF		EXTERIOR SHOWER: 16 SF	
RETAINING WALLS: 16 SF		RETAINING WALLS: 16 SF	
TOTAL: 1132 SF = 50.3%		AC PAD: 15 SF	
		TOTAL: 1147 SF = 50.9%	
EXISTING GROSS AREA OF DWELLING:		PROPOSED GROSS AREA OF DWELLING:	
FIRST FLOOR AREA: 693 SF		FIRST FLOOR AREA: 693 SF	
SECOND FLOOR AREA: 409 SF		SECOND FLOOR AREA: 693 SF	
TOTAL: 1102 SF		TOTAL: 1386 SF	
		AREA OF ADDITION: 284 SF	
		HEIGHT OF ADDITION: 26'-8"	

APPLICATION DATA:

OWNER/APPLICANT: ARLETTE MATT
 512 PARK PLACE AVENUE
 BRADLEY BEACH, NJ 07120
 917-582-2306
 mythreessonsgaj@gmail.com

PROPERTY ADDRESS: 512 PARK PLACE AVENUE
 BRADLEY BEACH, NJ 07120
 BLOCK: 18, LOT: 19

APPROVALS:

SIGNATURE _____ DATE _____
 BOARD CHAIRPERSON

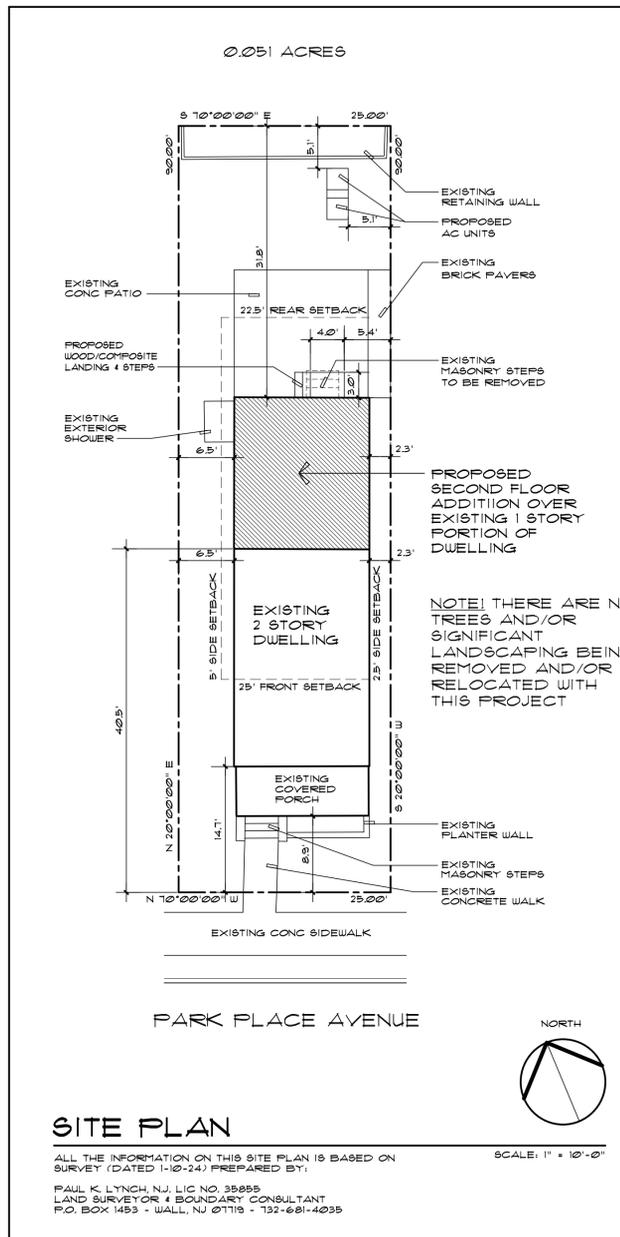
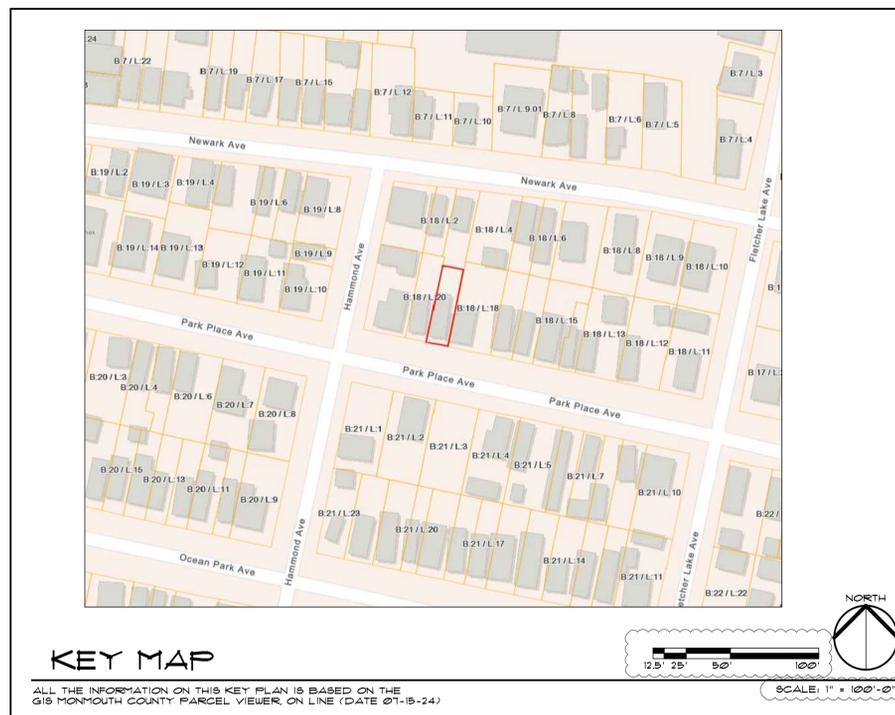
SIGNATURE _____ DATE _____
 BOARD SECRETARY

SIGNATURE _____ DATE _____
 BOARD ENGINEER

ZONING CHART: R-1 ZONE

	EXISTING	PROPOSED	REQUIRED
LOT:			
LOT AREA:	2250 SF	2250 SF	5000 SF MIN
LOT WIDTH:	25 FT	25 FT	50 FT MIN
LOT DEPTH:	90 FT	90 FT	100 FT MIN
BUILDING COVERAGE:	34.8%	34.8%	35% MAX
IMPERVIOUS COVERAGE:	50.3%	50.9%	60% MAX
ON SITE PARKING:	0 SPACES	0 SPACES	2 SPACES MIN
PRINCIPAL DWELLING:			
FRONT SETBACK, HOUSE:	14.7 FT	14.7 FT	25 FT MIN
FRONT SETBACK, PORCH:	8.5 FT	8.5 FT	17 FT MIN
REAR SETBACK:	31.8 FT	31.8 FT	22.5 FT MIN (90/100 X 25 FT)
SIDE SETBACK (CLOSEST):	2.3 FT	2.3 FT	4 FT MIN
SIDE SETBACK (FARTHEST):	6.5 FT	6.5 FT	5 FT MIN (20% LOT WIDTH)
HEIGHT:	26.6 FT	26.6 FT	30 FT MAX
NO. STORIES:	2 STORIES	2 STORIES	2 STORIES MAX
MISC:			
AC UNITS CLEARANCE:	NA	5.1 FT	5.0 FT MIN

PRE-EXISTING NON-CONFORMITY
 VARIANCE REQUESTED



MATT RESIDENCE - ADDITION & ALTERATIONS

REV # 1 9-4-24 APPLICATION CHECK LIST ITEMS ADDED

MATT RESIDENCE ADDITION & ALTERATIONS 512 PARK PLACE AVENUE - BRADLEY BEACH, NJ

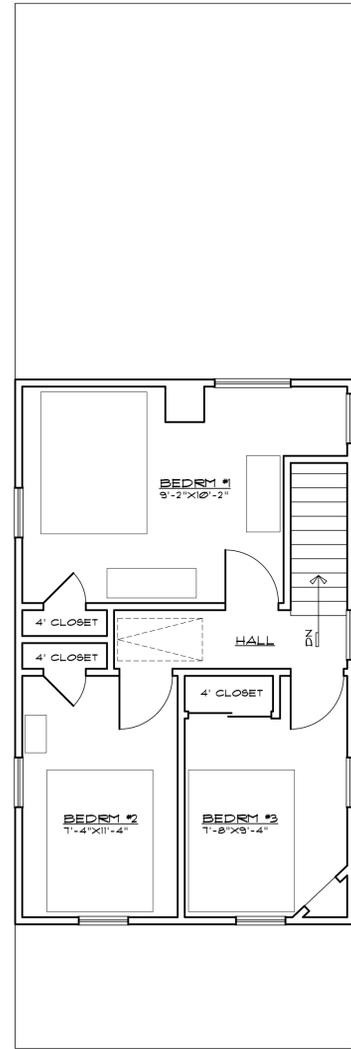
Date 1-15-24 Sheet No. 1 OF 4

Scale NOTED

Approved MEB

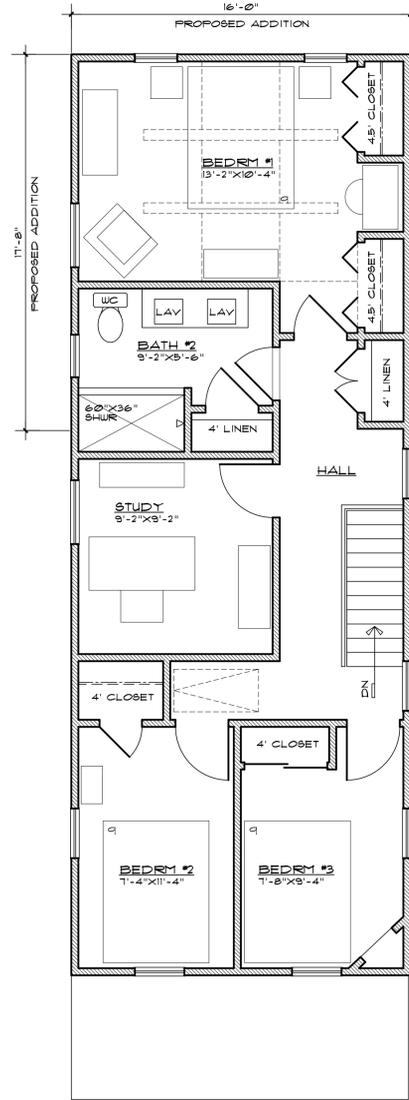
Drawn By MEB

Com. No. 23101



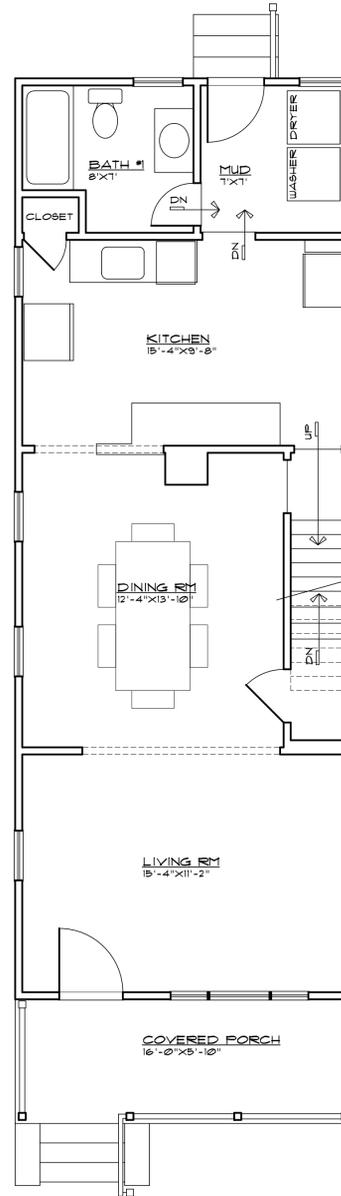
EXISTING
SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"



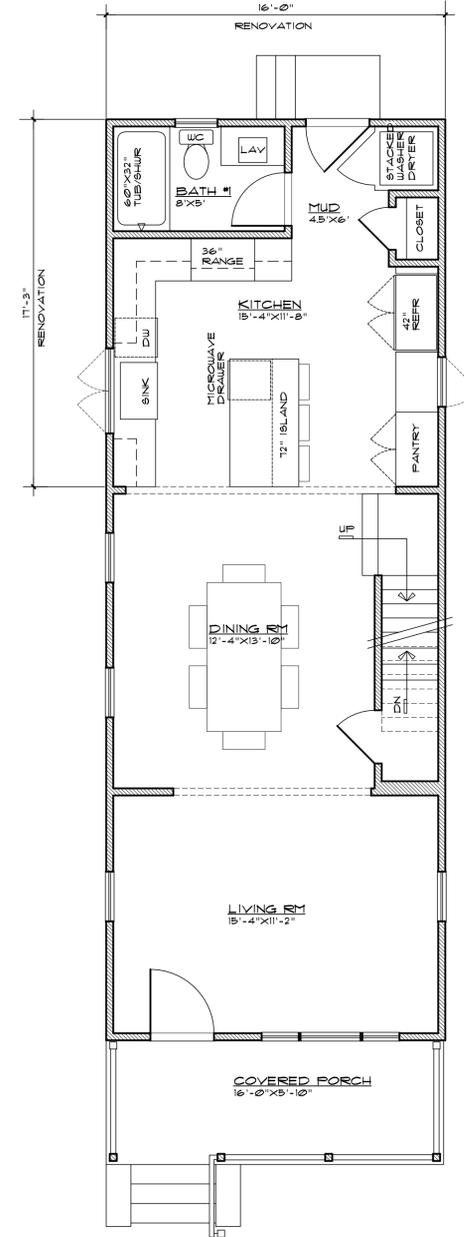
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SECOND FLOOR PLAN

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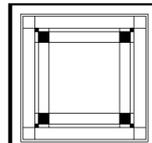
EXISTING
FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"



PROPOSED
FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"



REV # 1 9-4-24 NO CHANGES THIS SHEET

EXIST & PROPOSED 1ST FLOOR PLANS
EXIST & PROPOSED 2ND FLOOR PLANS

MATT RESIDENCE
ADDITION & ALTERATIONS
512 PARK PLACE AVENUE - BRADLEY BEACH, NJ

M. B. HEARN ARCHITECTURE, LLC
1007B MAIN STREET - BELMAR, NJ - 07719
(732) 556 - 9055 FAX: (732) 556-9012

Drawn By: MEBH
Approved: [Signature]
Scale: NOTED
Date: 1-15-24
Sheet No.: 2 OF 4



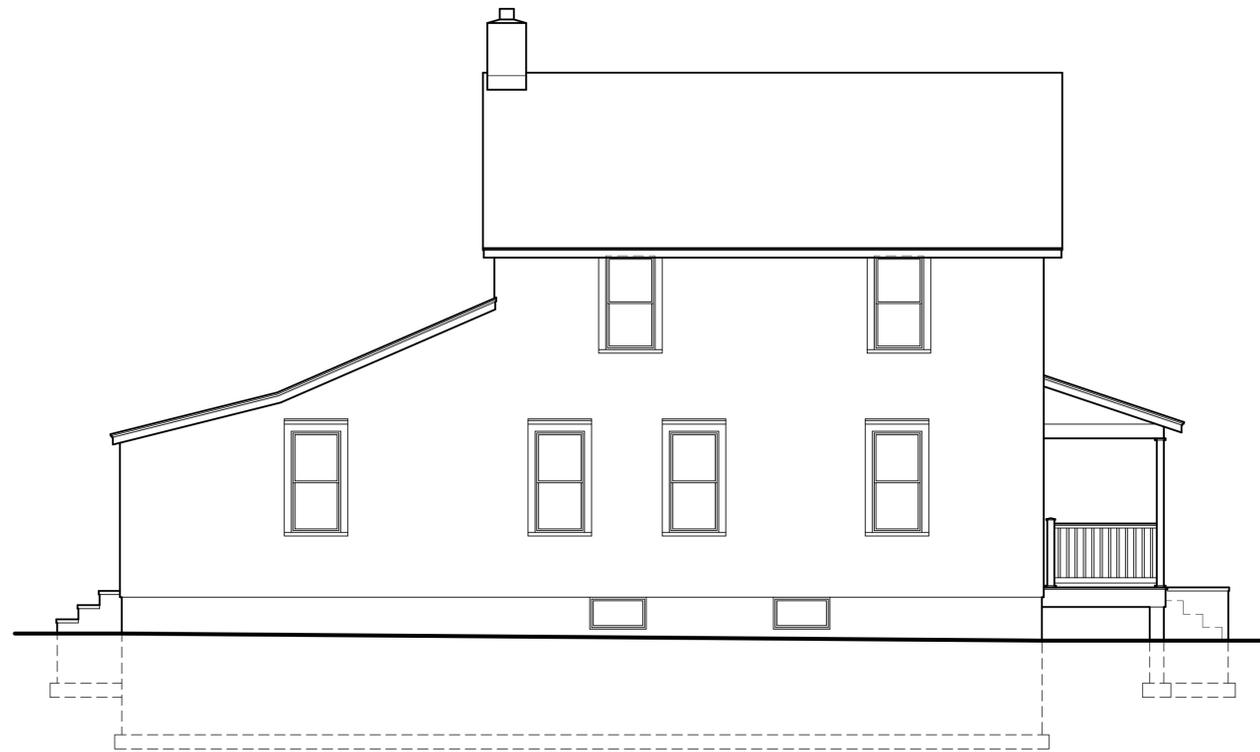
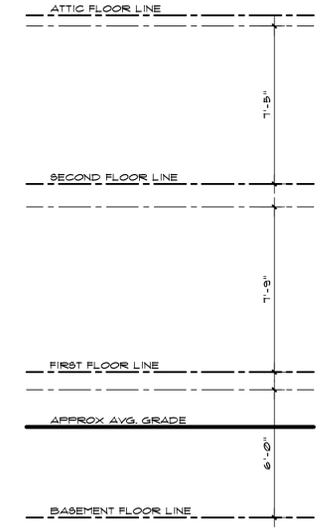
PROPOSED
WEST (SIDE) ELEVATION

SCALE: 1/4" = 1'-0"



PROPOSED
SOUTH (FRONT) ELEVATION

SCALE: 1/4" = 1'-0"



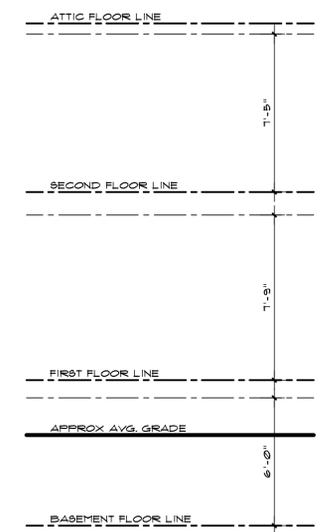
EXISTING
WEST (SIDE) ELEVATION

SCALE: 1/4" = 1'-0"



EXISTING
SOUTH (FRONT) ELEVATION

SCALE: 1/4" = 1'-0"

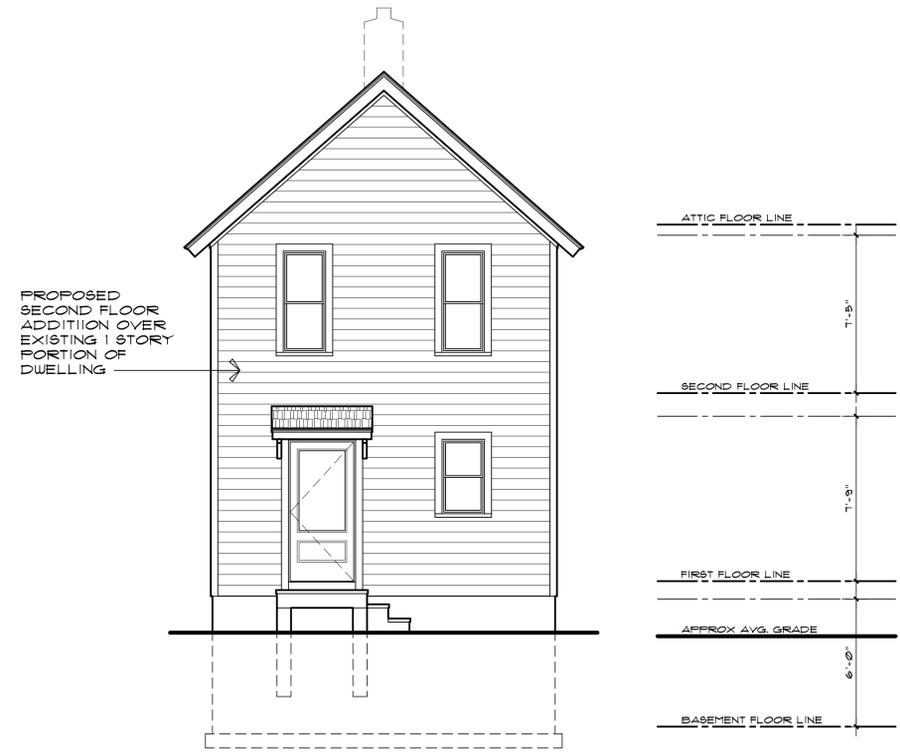


	REV # 9-4-24 NO CHANGES THIS SHEET	MATT RESIDENCE ADDITION & ALTERATIONS 512 PARK PLACE AVENUE - BRADLEY BEACH, NJ	Date 1-15-24 Sheet No. 3 OF 4	Drawn By MEB Approved	Scale NOTED Scale	Project No. 231101
EXIST & PROPOSED ELEVATIONS		 <small>M. B. HEARN, AIA REGISTERED ARCHITECT C. E. B. 0009</small>				
M. B. HEARN ARCHITECTURE, LLC 1007B MAIN STREET - BELMAR, NJ - 07719 (732) 556-3056 - 3055 FAX: (732) 556-3012						
		Comm. No. 231101				



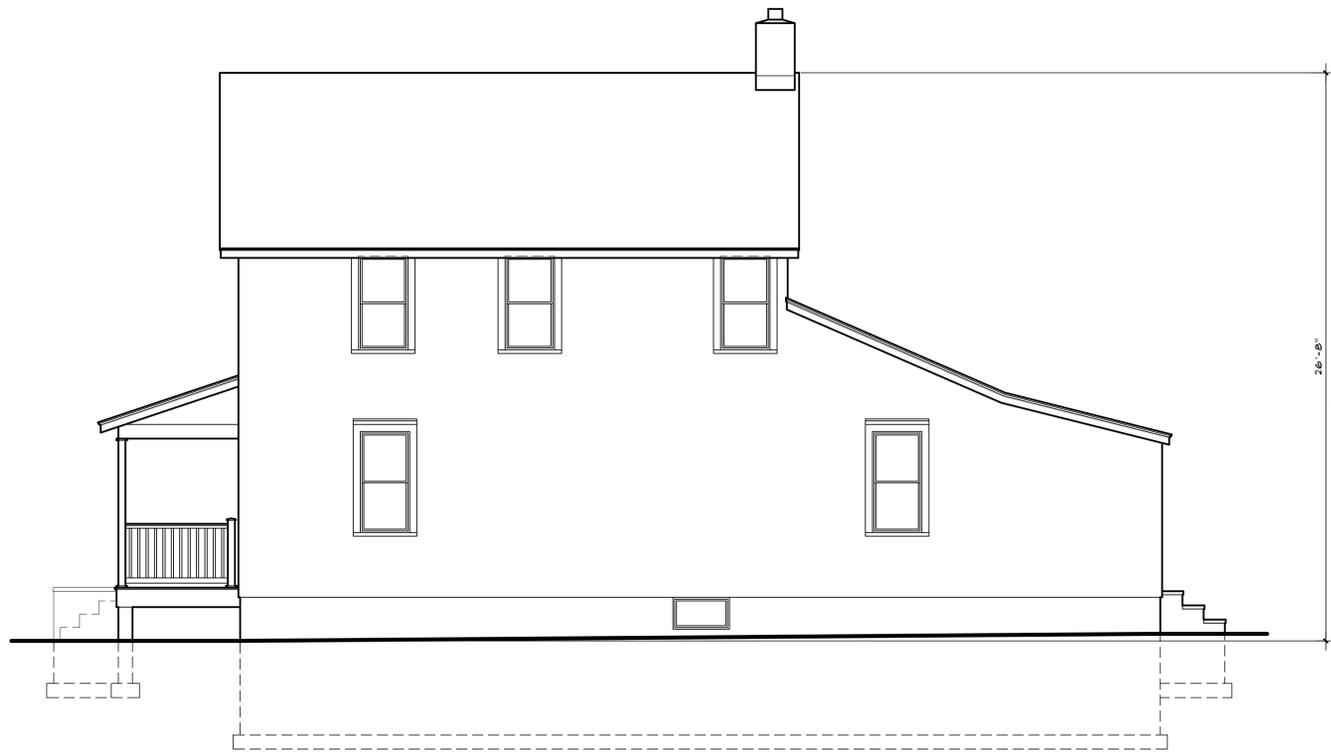
PROPOSED
EAST (SIDE) ELEVATION

SCALE: 1/4" = 1'-0"



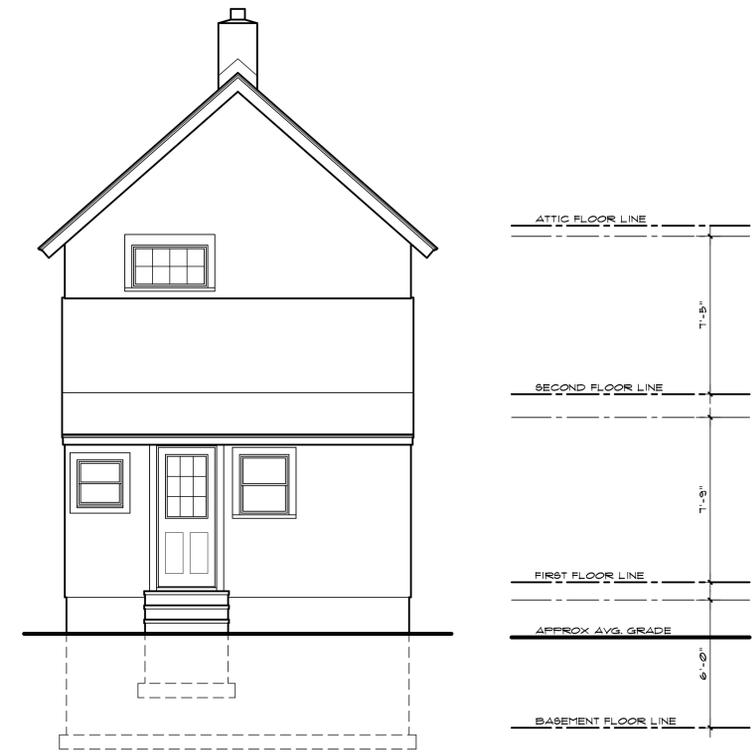
PROPOSED
NORTH (REAR) ELEVATION

SCALE: 1/4" = 1'-0"



EXISTING
EAST (SIDE) ELEVATION

SCALE: 1/4" = 1'-0"



EXISTING
NORTH (REAR) ELEVATION

SCALE: 1/4" = 1'-0"

REV # 9-4-24 NO CHANGES THIS SHEET

EXIST & PROPOSED ELEVATIONS

MATT RESIDENCE
ADDITION & ALTERATIONS
512 PARK PLACE AVENUE - BRADLEY BEACH, NJ

Sheet No.

4 OF 4

Date

1-15-24

Scale

NOTED

Approved

Drawn By

MJBH

M. B. HEARN
M. B. HEARN, AIA
REGISTERED ARCHITECT
C. 1989

M. B. HEARN ARCHITECTURE, LLC

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Cont. No.

231101