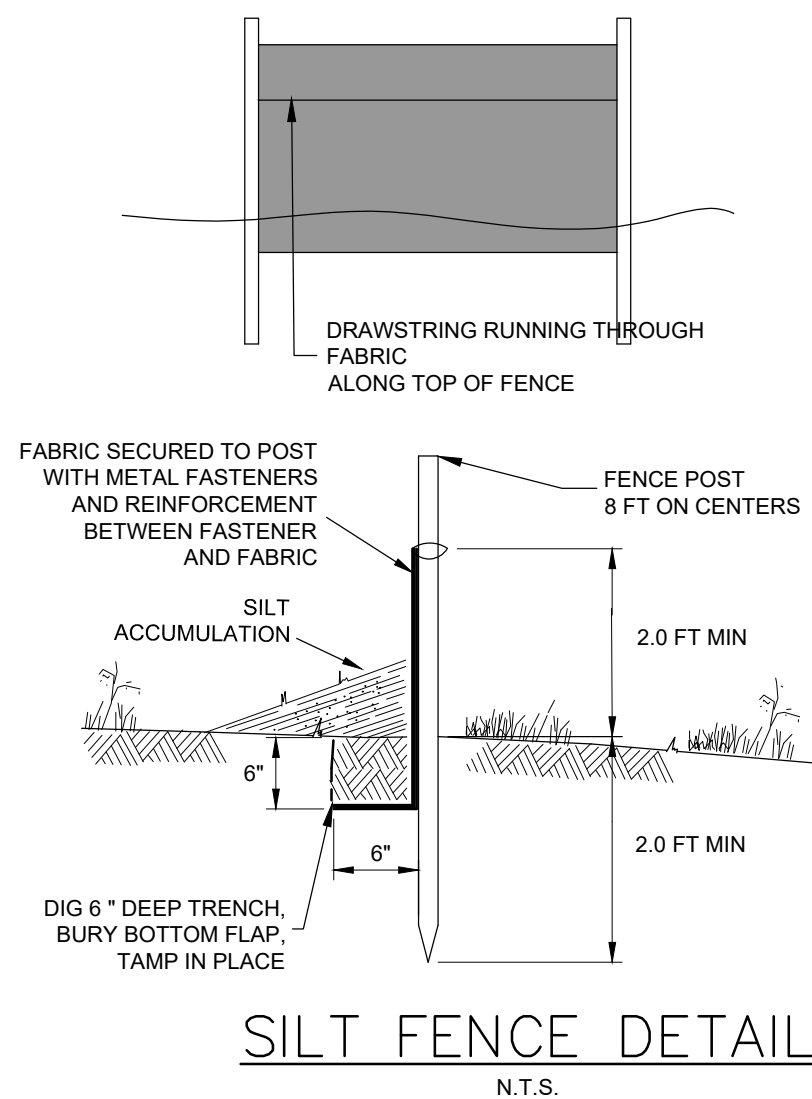
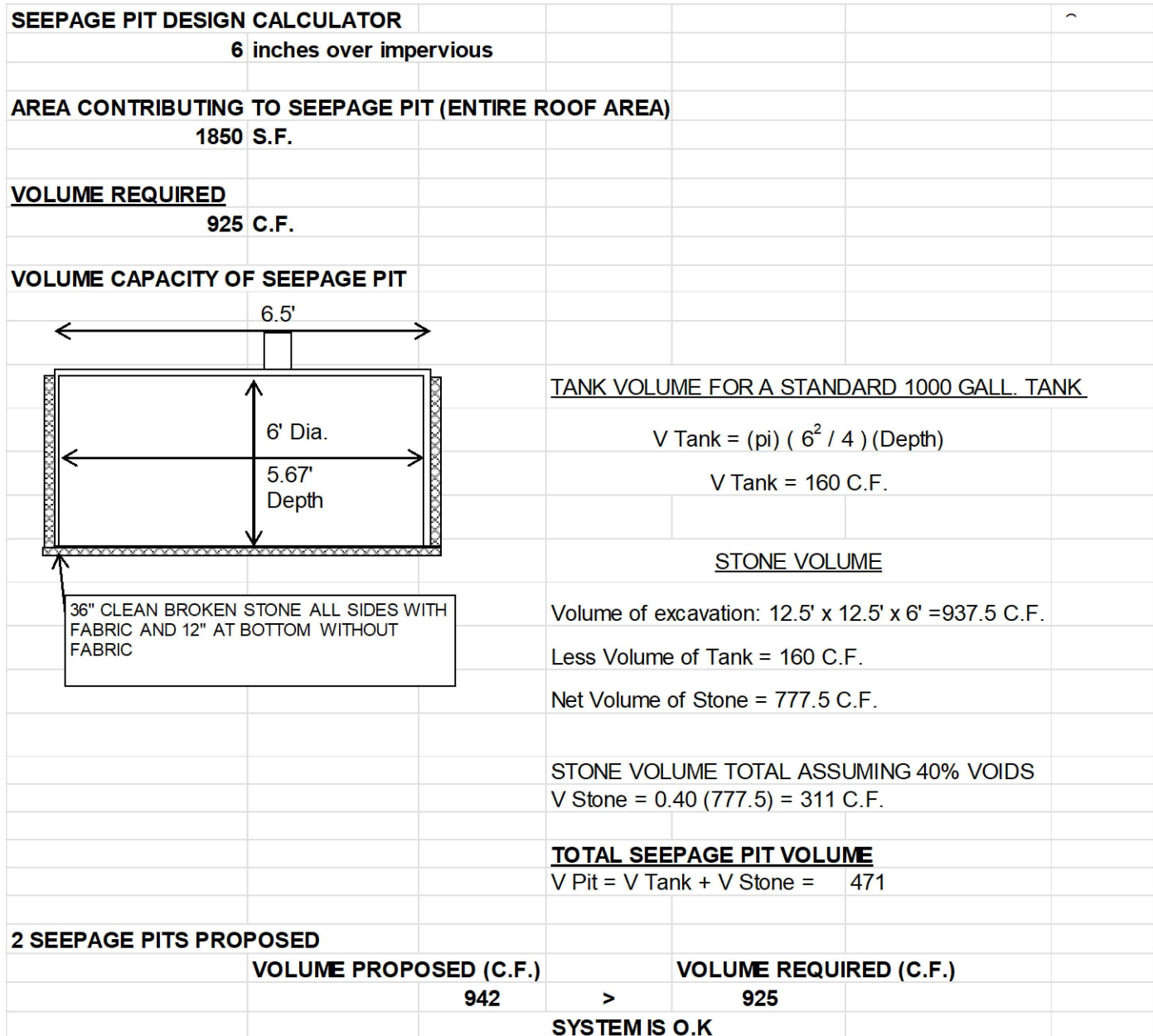


SITE PREPARATION PLAN



SOIL MOVEMENT CALCULATION

CUTS:
NEW WALL/PATIO - 35 C.Y.
NEW SEEPAGE PITS - 70 C.Y.
TOTAL CUT - 105 C.Y.

ALL SOIL TO BE REMOVED FROM SITE

ZONING TABLE

BLOCK 158 LOT 3
TOWNSHIP OF WEST ORANGE, ESSEX COUNTY, NEW JERSEY
ZONE: R-5 (RESIDENTIAL)

ITEM	REQUIRED	EXISTING	PROPOSED
MIN. LOT AREA	15,000 S.F.	14,982 S.F.	NO CHANGE
MIN. LOT WIDTH	100 Ft.	104 Ft.	NO CHANGE
MIN. FRONT YARD SETBACK	30 Ft.	34.5 Ft.	NO CHANGE
MIN. SIDE FRONT YARD SETBACK	30 Ft.	8.3 Ft.	NO CHANGE
MIN. SIDE YARD SETBACK	15 Ft + 10 Ft.	8.3 Ft + 20.3 Ft.	NO CHANGE
MIN. REAR YARD SETBACK	35 Ft.	80.1 Ft.	NO CHANGE
MAX. BUILDING HEIGHT	2.5 Stories / 35 Ft.	< 2 Stories / 30 Ft.	NO CHANGE
MAX. BUILDING COVERAGE	30% (4,500 S.F.)	16.5% (2,472 S.F.)	16.2% (2,431 S.F.)
MAX. LOT COVERAGE	40% (6,000 S.F.)	27.4% (4,116 S.F.)	31.8% (4,770 S.F.)
MIN. SIDE YARD SETBACK - POOL	25 Ft.	n/a	n/a
MIN. REAR YARD SETBACK - POOL	10 Ft.	n/a	n/a

(E) = EXISTING NON-CONFORMANCE
(V) = VARIANCE REQUESTED

COVERAGE TABLE

BLOCK 158 LOT 3
TOWNSHIP OF WEST ORANGE, ESSEX COUNTY, NEW JERSEY

TOTAL LOT AREA	14,982 SF				
ALLOWABLE BUILDING COVERAGE (30%)	2,996 SF				
ALLOWABLE LOT COVERAGE (40%)	4,495 SF				
Existing Coverages			Proposed Coverages		
Description	Area (SF)	Percentage	Description	Area (SF)	Percentage
Dwelling	2,166		Dwelling	2,166	
Sunroom	306		Additions	265	
Total Building Coverage	2,472	16.5%	Total Building Coverage	2,431	16.2%
Driveway	1,120		Driveway	1,120	
Front walk & Steps	128		Front walk & Steps	128	
Rear Concrete Patio	396		Concrete Walk	82	
			Paver Patio, Steps and Landing	723	
			Deck	286	
Total Impervious Coverage	4,116	27.5%	Total Impervious Coverage	4,770	31.8%
			Increase in Impervious Coverage	654	

[illegible]

PROJ.: 240402
DATE: 7/29/24
CHKD: KO

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15 EDGEWOOD AVE NORTH
SURVEY, PLOT PLAN, NOTES
AND DETAILS
TAX MAP BLOCK 158, LOT 3
WEST ORANGE TOWNSHIP, ESSEX COUNTY, NEW JERSEY

SHT
SP-1,3
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OF