



PROJECT DESCRIPTION:
 EXISTING RESIDENCE OF 3 BDRM, 1-1/2 BATH
 ADDITION OF 2 BATHS, ALTERATION OF
 KITCHEN
 TO MAKE 3 BEDROOM, 3-1/2 BATHS
 ALTERATIONS AND RECREATION ROOM TO
 BASEMENT

LEVEL	EXISTING AREA
ATTIC FLOOR	611 sq ft
SECOND FLOOR	622 sq ft
FIRST FLOOR	638 sq ft
TOTAL AREA	1871 sq ft
FRONT PORCH	106 sq ft
BASEMENT	568 sq ft
VOLUME	15950 cu ft

BRADLEY BEACH BOROUGH,
 MONMOUTH COUNTY NJ
 ZONING DISTRICT: R-1
 BLOCK 46 LOT 19
 NON-CONFORMING LOT

ZONING REQUIREMENTS

ZONING REQUIREMENTS DISTRICT: R-1 EAST-WEST STREETS			
LOT	REQUIRED	EXISTING	PROPOSED
LOT	5000 SQ. FT	2788 SF	NO CHANGE
LOT WIDTH	50 FT	25 FT	NO CHANGE
LOT DEPTH	100 FT	113.95' TO 110.77'	NO CHANGE
FRONT YARD	25 FT	16.25 FT	NO CHANGE
SIDE YARDS	5 & 10 FT	2.1' TO 5.067'	NO CHANGE
REAR YARD	25 FT	25 FT	NO CHANGE
BUILDING COVER	35%	778 SF = 27 %	31.30%
IMPERVIOUS	60%		38%
			55.80%

COVERAGE	AREA
HOUSE	778 sq ft
WALKS	290 sq ft
NEW PATIO	385 sq ft
NEW SHED	104 sq ft
TOTAL COVER	1557 sq ft
PROPERTY	2788 sq ft
BLDG COVER	31.3%
IMPERVIOUS	55.8%

5TH STREET

Project Title RENOVATED RESIDENCE 602 5TH STREET BRADLEY BEACH, NJ 07720 ALTERATIONS Sheet Title plot plan	Design Firm David J. Barici, RA 732 Cottage Rd. Glenside, PA 19038 phone: 215.833.4375 fax: 888.335.8041 djbarchitect@comcast.net www.djbarchitect.net PA: RA-011072-X NJ: 10999 MD: 0014403	Date	9/20/2022	No. Date Revision Notes
		Drawn By	DJB	
		Checked By	DJB	
Scale NOTED		Sheet No. zoning 4 of 4		