

ZONING DATA:

SITE AREA:

3,259 SF

EXISTING BUILDING COVERAGE:

DWELLING:

86.1 SF

COVERED FRONT PORCH:

186 SF

EXTERIOR SHOWER:

20 SF

SHED:

114 SF

TOTAL:

1,107 SF = 36.4%

PROPOSED BUILDING COVERAGE:

DWELLING:

85.9 SF

COVERED FRONT PORCH:

186 SF

EXTERIOR SHOWER:

20 SF

SHED:

114 SF

TOTAL:

912 SF = 38.3%

EXISTING IMPERVIOUS COVERAGE:

DWELLING:

86.1 SF

COVERED FRONT PORCH:

186 SF

EXTERIOR SHOWER:

20 SF

SHED:

114 SF

FRONT STEPS:

22 SF

DRIVEWAY:

258 SF

FRONT WALK:

62 SF

SIDE LANDING & STEPS:

(124 SF X 50%)

REAR PATIO:

21 SF

REAR CONCRETE:

113 SF

EAST SIDE CONCRETE:

22 SF

AC UNIT:

18 SF

AC UNIT:

6 SF

TOTAL:

1,815 SF = 57.8%

PROPOSED IMPERVIOUS COVERAGE:

DWELLING:

82.1 SF

COVERED FRONT PORCH:

186 SF

EXTERIOR SHOWER:

30 SF

SHED:

114 SF

FRONT STEPS:

40 SF

DRIVEWAY/WALKWAY:

(372 SF X 50%)

SIDE LANDING & STEPS:

(140 SF X 50%)

REAR PATIO:

113 SF

EAST SIDE CONCRETE:

118 SF

AC UNITS:

12 SF

TOTAL:

1,746 SF = 53.5%

EXISTING FLOOR AREA RATIO:

FIRST FLOOR:

811 SF

SECOND FLOOR:

517 SF

TOTAL:

1,328 SF = 40.7%

PROPOSED FLOOR AREA RATIO:

FIRST FLOOR:

811 SF

SECOND FLOOR:

921 SF

HALF STORY:

451 SF

TOTAL:

2,249 SF = 69.0%

EXISTING GROSS LIVABLE AREA:

FIRST FLOOR:

86.1 SF

SECOND FLOOR:

555 SF

TOTAL:

1,422 SF

PROPOSED GROSS LIVABLE AREA:

FIRST FLOOR:

921 SF

SECOND FLOOR:

910 SF

HALF STORY:

541 SF

TOTAL:

2,432 SF

HALF STORY CALCULATION:

BOROUGH OF BELMAR ZONING DEFINITION: 451 SF (8' 5" AND HIGHER) / 910 SF SECOND FLOOR AREA = 46.5%. 46.5% IS LESS THAN 60%, THEREFORE THE HALF STORY AS DESIGNED, MEETS THE BOROUGH'S DEFINITION OF A HALF STORY.

HABITABLE ATTIC CALCULATION:

IRC/R300 DEFINITION: 321 SF (8' 1" AND HIGHER) / 910 SF SECOND FLOOR AREA = 33.0%. 33.0% IS LESS THAN 33.3%, THEREFORE VB CONSTRUCTION IS ALLOWED.

PROJECT DATA: R-50 ZONE				
LOT DESCRIPTION: INTERIOR LOT, IRREGULAR SHAPE • 3,259 SF				
LOT:	LOT AREA:	EXISTING	PROPOSED	REQUIRED
	LOT FRONTAGE:	3,259 SF	3,259 SF	5,000 SF MIN
	BUILDING COVERAGE:	48.92 FT	48.92 FT	50 FT MIN
	IMPERVIOUS COVERAGE:	36.4%	38.3%	30 % MAX
	FLOOR AREA RATIO:	57.8%	53.5%	55 % MAX
	ON-SITE PARKING:	40.7%	69.0%	78 % MAX
		2 SPACES	2 SPACES	3 SPACES MIN
PRINCIPAL STRUCTURE:	FRONT YARD SETBACK, HOUSE:	12.0 FT	12.0 FT	12.1 FT (AVG.) MIN
	FRONT YARD SETBACK, PORCH:	4.5 FT	4.5 FT	4.1 FT (AVG.) MIN
	REAR YARD SETBACK:	21.4 FT	20.0 FT	35 FT MIN
	SIDE YARD SETBACK (EAST):	2.1 FT	2.1 FT	5 FT MIN
	SIDE YARD SETBACK (WEST):	18.4 FT	14.1 FT	5 FT MIN
	TOTAL SIDE YARD SETBACKS:	20.5 FT	16.2 FT	15 FT MIN
	BUILDING HEIGHT:	32.0 FT	32.0 FT	35 FT MAX
	NO. OF STORIES:	1-1/2 STORIES	2-1/2 STORIES	2-1/2 STORIES MAX
ACCESSORY STRUCTURE (SHED):	SIDE YARD SETBACK:	3.5 FT	3.5 FT	3.0 FT MIN
	REAR SETBACK:	3.8 FT	3.8 FT	3.0 FT MIN
	BUILDING HEIGHT:	18.0 FT	18.0 FT	18 FT MAX
	NO. OF STORIES:	1 STORY	1 STORY	1 STORY
	DISTANCE TO PRINCIPAL STRUCTURE:	NA	NA	NA
MISCELLANEOUS:	MECHANICAL EQUIPMENT LOCATION:	19.0 FT	10.6 FT	5 FT MIN

FLOOD ZONE DATA: (NAVD 88)

"WORKING" BASE FLOOD ELEV:

AE 10.0'

1 FT OF FREEBOARD REQ'D:

11.0'

EXISTING:

T.O. BASEMENT FLOOR:

5.4'

T.O. FINISH FIRST FLOOR:

12.4'

LOWEST ELEV OF INTERIOR MECH EQUIP:

5.7'

LOWEST ADJACENT GRADE:

8.1'

HIGHEST ADJACENT GRADE:

9.1'

LOWEST ELEV OF EXTERIOR MECH EQUIP:

8.6'

PROPOSED:

T.O. CRAWL SPACE FLOOR:

8.6'

T.O. FINISH FIRST FLOOR:

12.4'

LOWEST ELEV OF INTERIOR MECH EQUIP:

12.4'

LOWEST ADJACENT GRADE:

8.1'

HIGHEST ADJACENT GRADE:

9.1'

LOWEST ELEV OF EXTERIOR MECH EQUIP:

12.0'

BOTTOM OF FLOOD VENTS:

9.5'

NOTE: PROJECT TO BE BROUGHT INTO FEMA COMPLIANCE

APPLICATION DATA:

OWNER/APPLICANT:

KEVIN & LAURIE GILDEA
208 SEVENTH AVENUE
BELMAR, NJ 07719
(845) 323-2310
lgildea512@verizon.net

ADDRESS OF PROPERTY:

208 SEVENTH AVENUE
BELMAR, NJ 07719
BLOCK: 61, LOT: 7

APPROVALS:

SIGNATURE

ZONING BOARD OF ADJUSTMENT CHAIRPERSON

DATE

SIGNATURE

ZONING BOARD OF ADJUSTMENT SECRETARY

DATE

GILDEA RESIDENCE - ADDITION & ALTERATIONS

BLOCK: 61

LOT: 7

208 SEVENTH AVENUE

BOROUGH OF BELMAR, NJ

GILDEA RESIDENCE
ADDITION & ALTERATIONS
208 SEVENTH AVENUE - BELMAR, NJ

SITE PLANS
PROJECT DATA
SITE DATA

Drawn By

MBH

Approved

NOTED

Scale

9-28-20

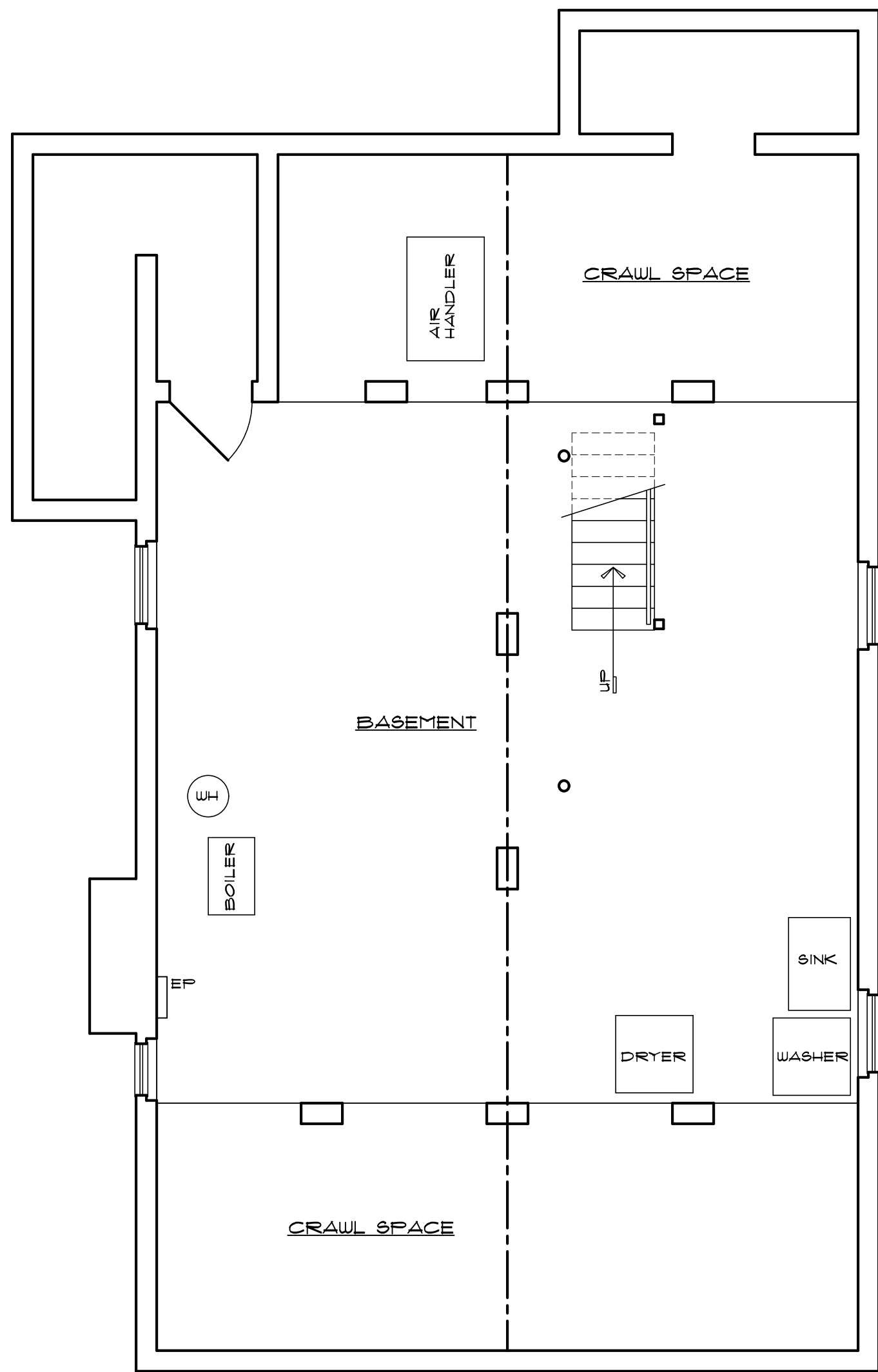
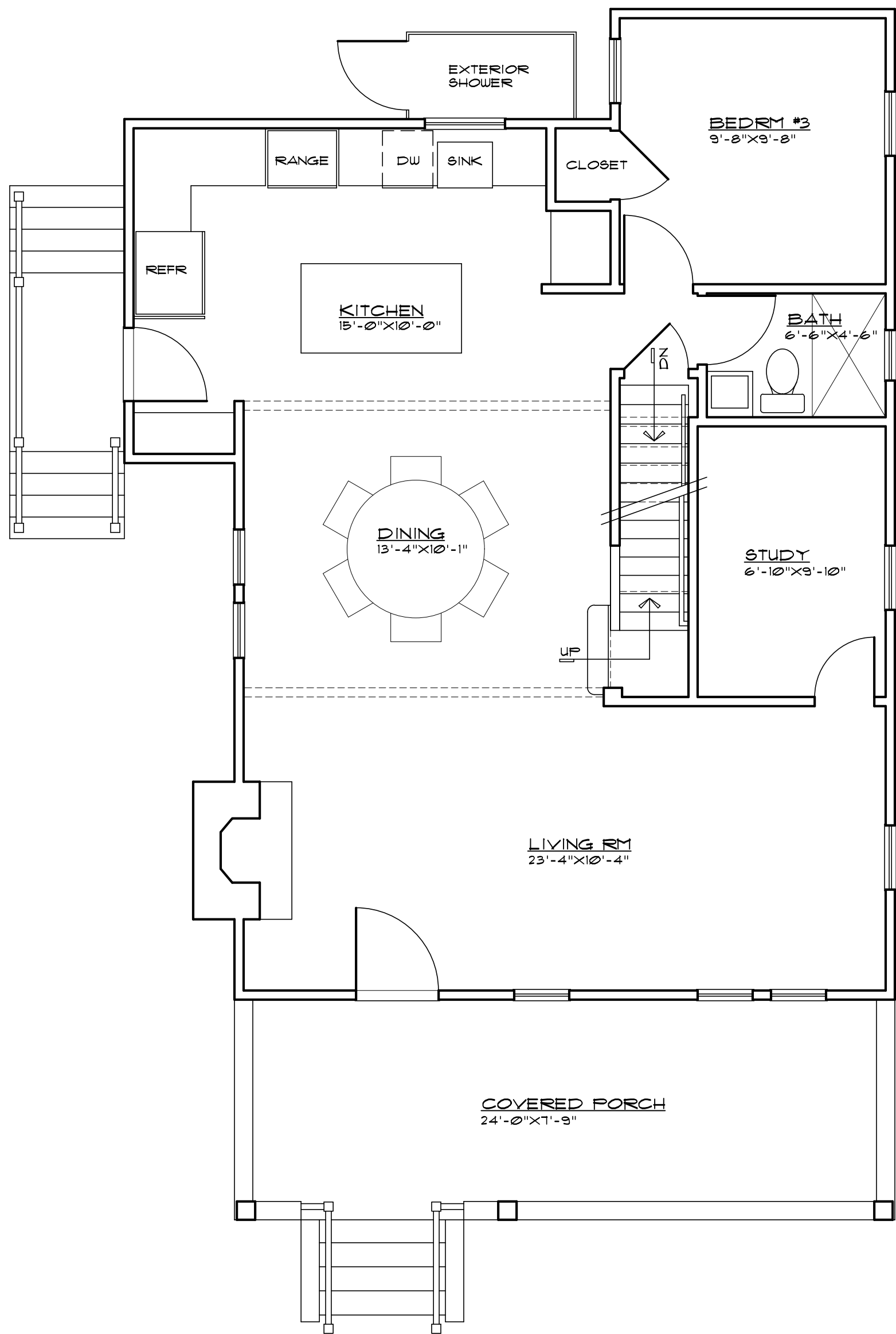
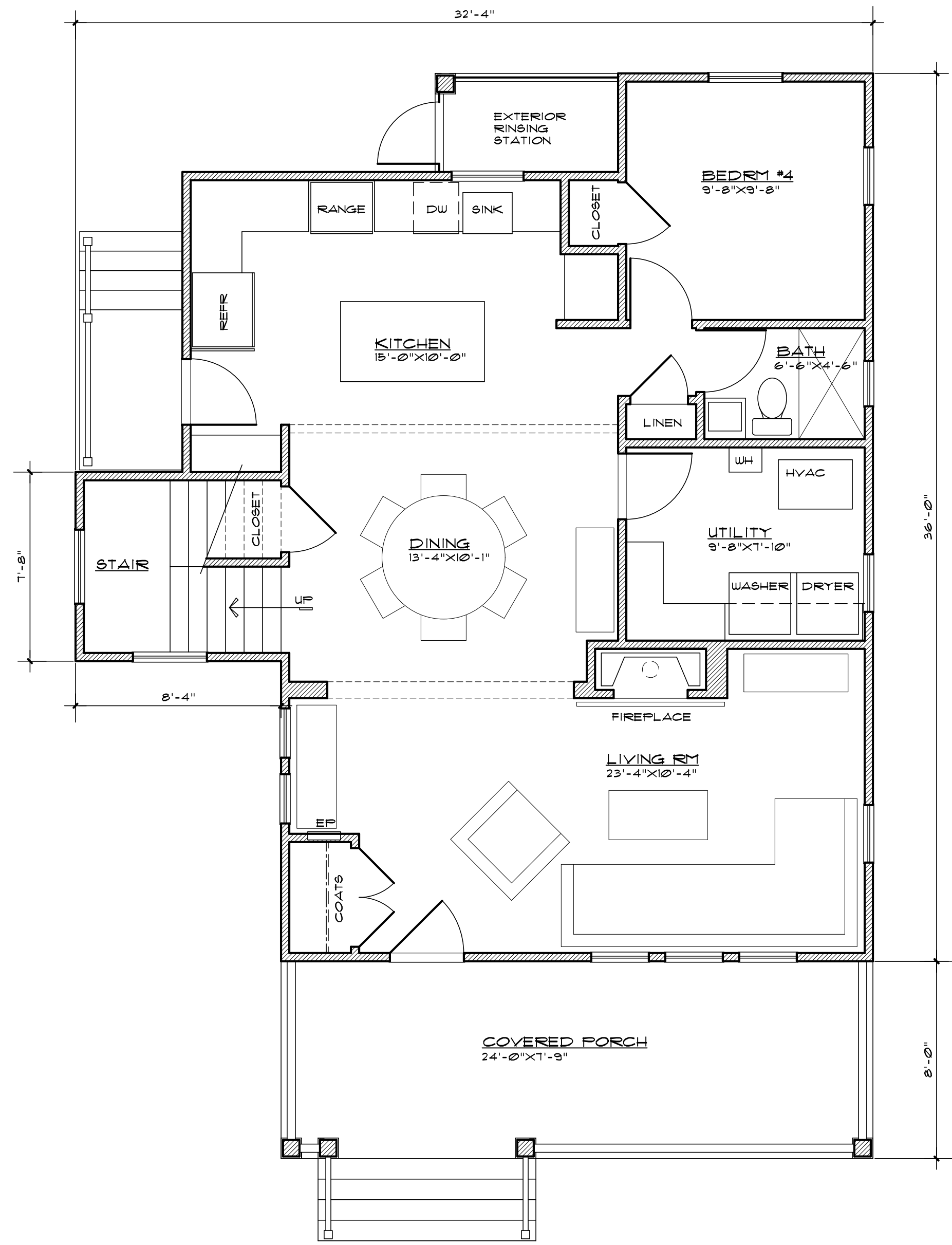
Sheet No.

1 OF 5

M. B. HEARN ARCHITECTURE, LLC

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200303



M. B. HEARN ARCHITECTURE, LLC

1007B MAIN STREET - BELMAR, NJ - 07719
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M. B. Hearn
TIMOTHY HEARN, AIA
REGISTERED ARCHITECT
C - 15098

FLOOR PLANS

GILDEA RESIDENCE
ADDITION & ALTERATIONS
208 SEVENTH AVENUE - BELMAR, NJ

Sheet No. 2 OF 5

Date 9-28-20

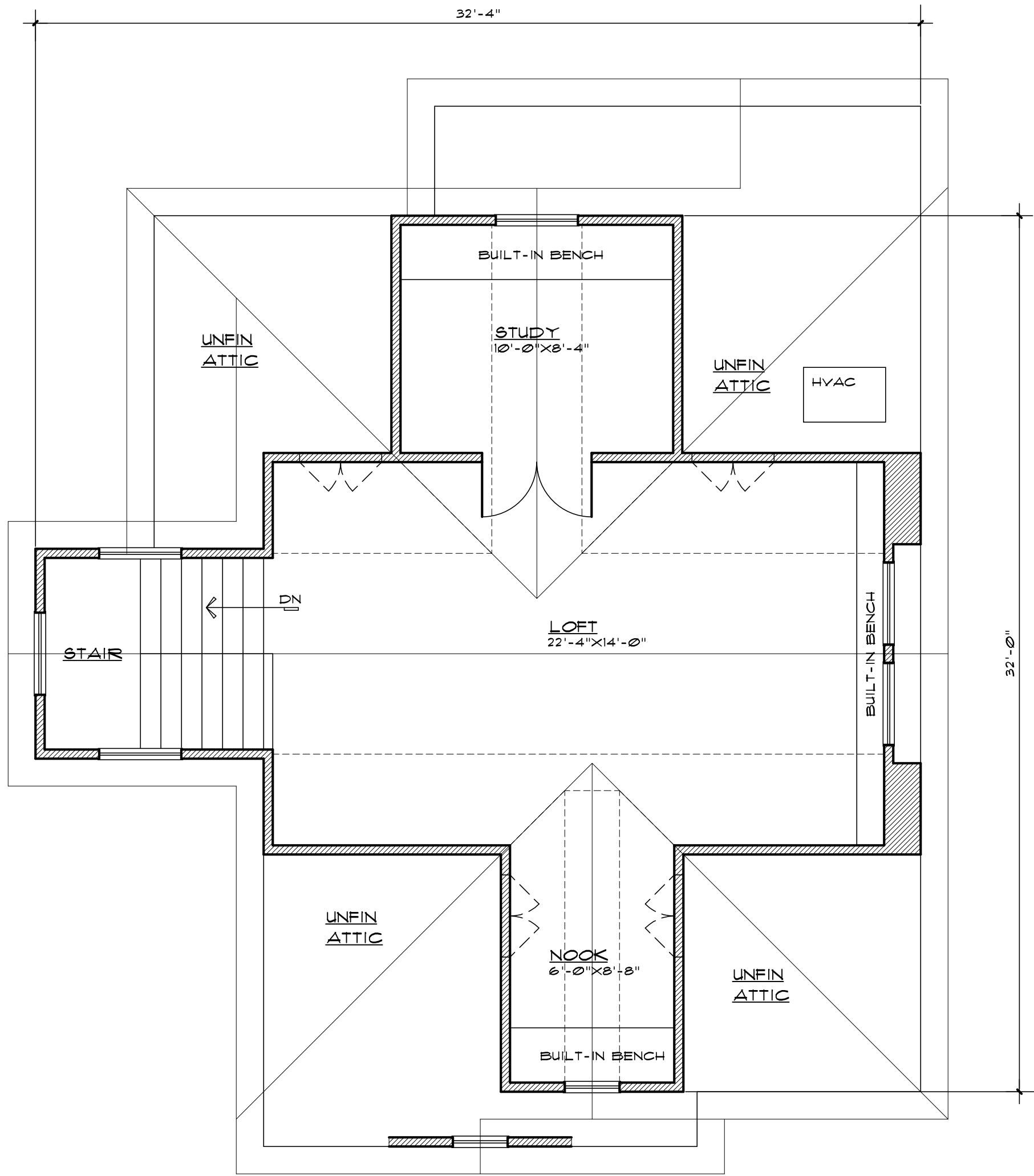
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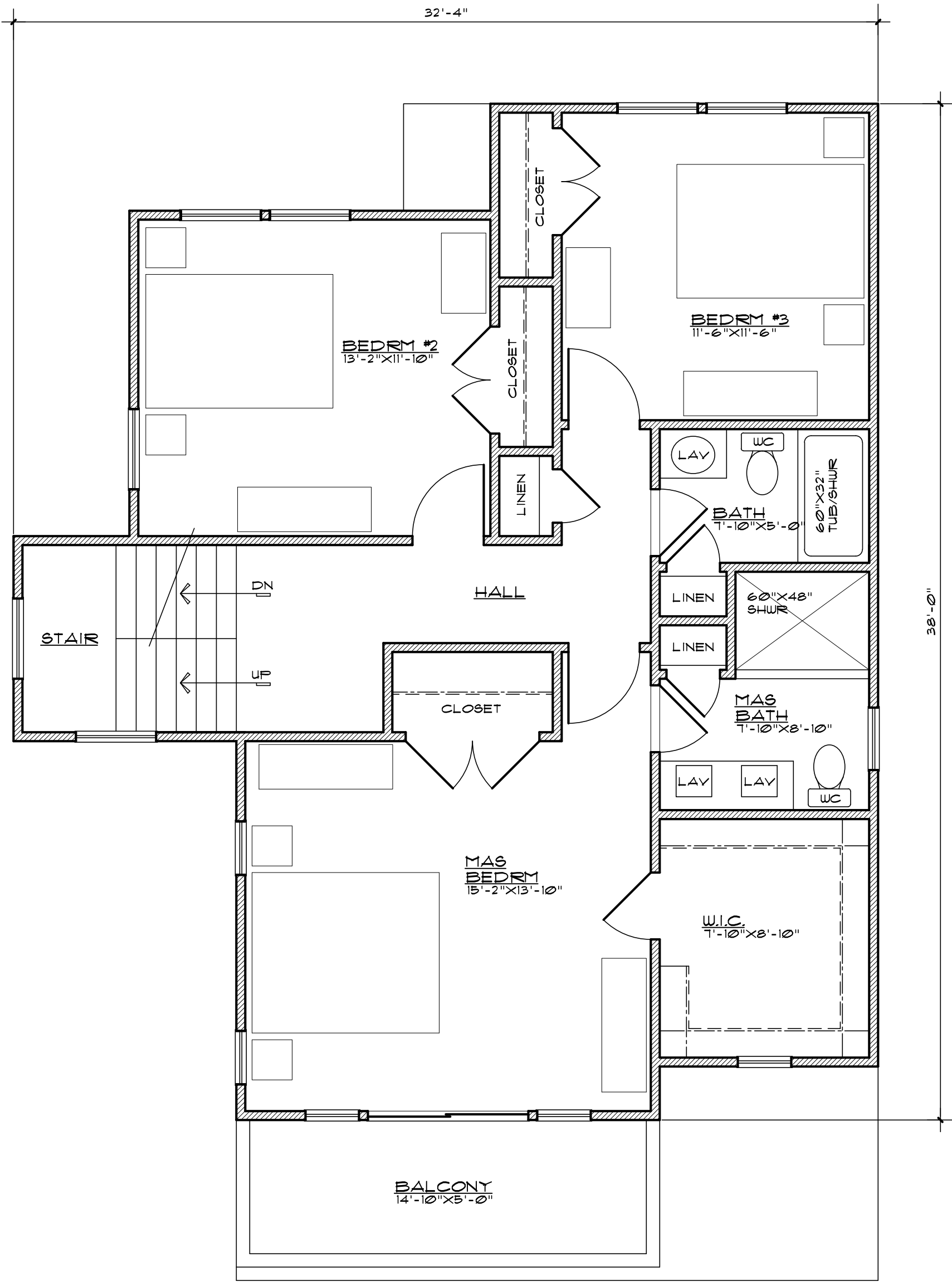
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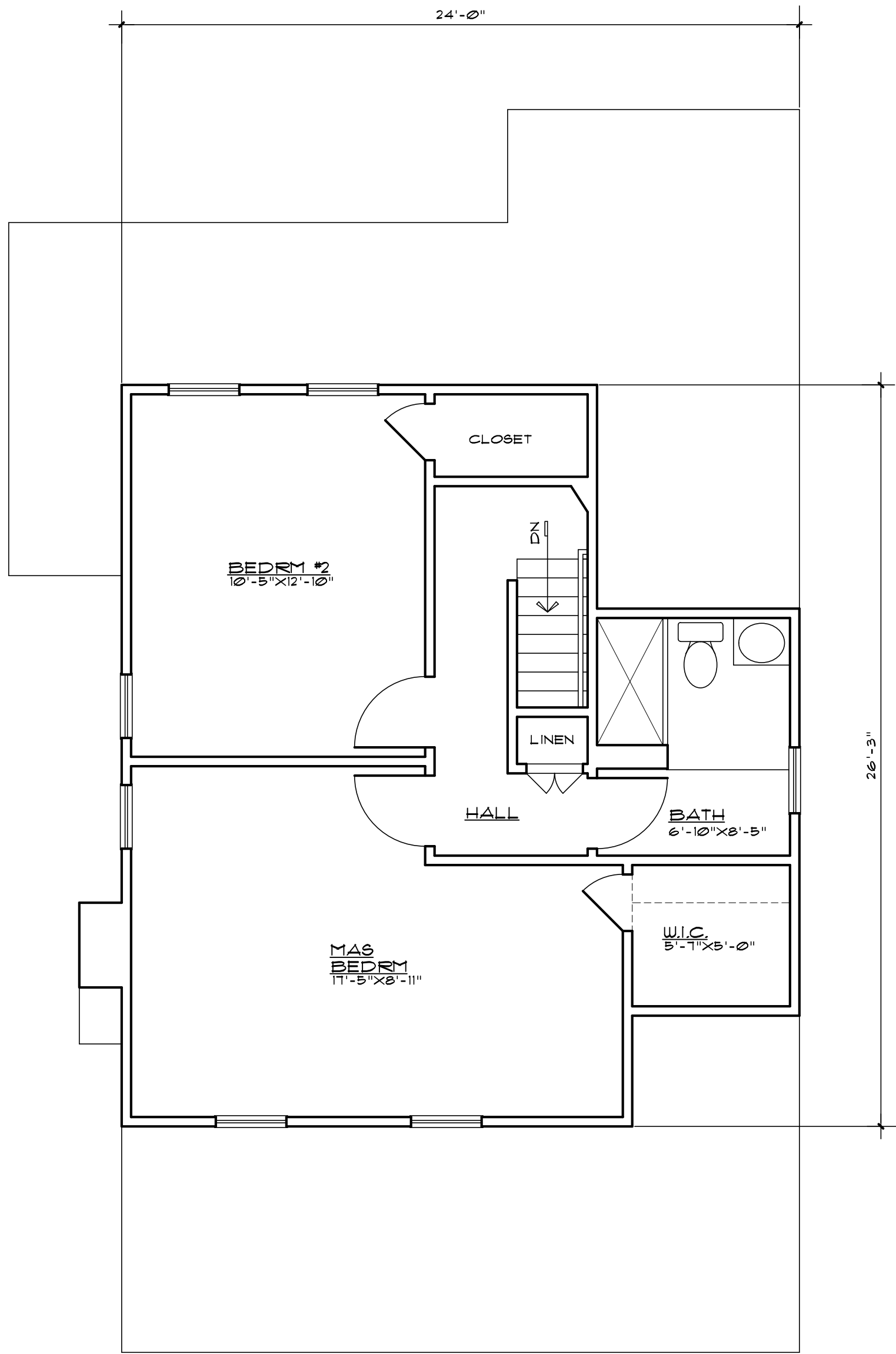
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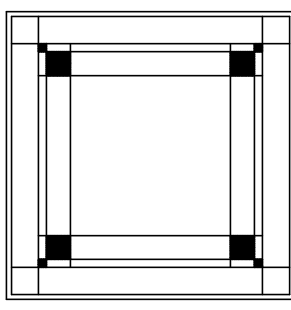
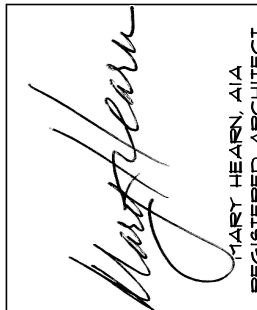
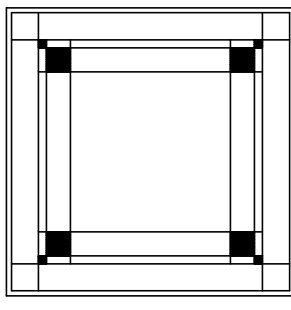
PROPOSED HALF STORY FLOOR PLAN
SCALE : 1/4" = 1'-0"



PROPOSED SECOND FLOOR PLAN
SCALE : 1/4" = 1'-0"



EXISTING SECOND FLOOR PLAN
SCALE : 1/4" = 1'-0"

	M. B. HEARN ARCHITECTURE, LLC 1007B MAIN STREET - BELMAR, NJ - 07719 (732) 556-3055 FAX: (732) 556-3012	 M. B. HEARN, AIA REGISTERED ARCHITECT C - 15098	FLOOR PLANS		GILDEA RESIDENCE ADDITION & ALTERATIONS 208 SEVENTH AVENUE - BELMAR, NJ			
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PROPOSED WEST (SIDE) ELEVATION

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

35' HEIGHT RESTRICTION



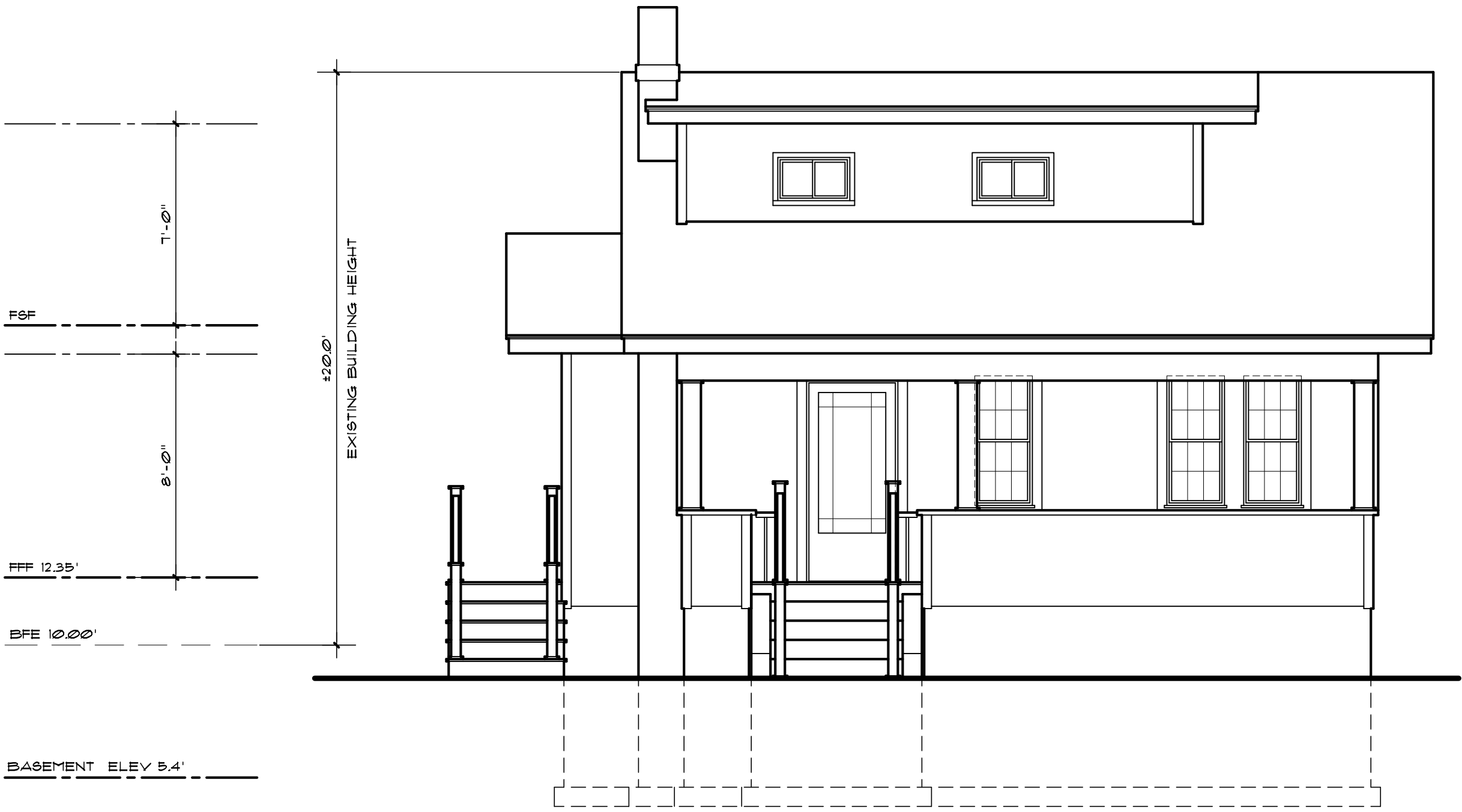
PROPOSED SOUTH (FRONT) ELEVATION

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



EXISTING WEST (SIDE) ELEVATION

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



EXISTING SOUTH (FRONT) ELEVATION

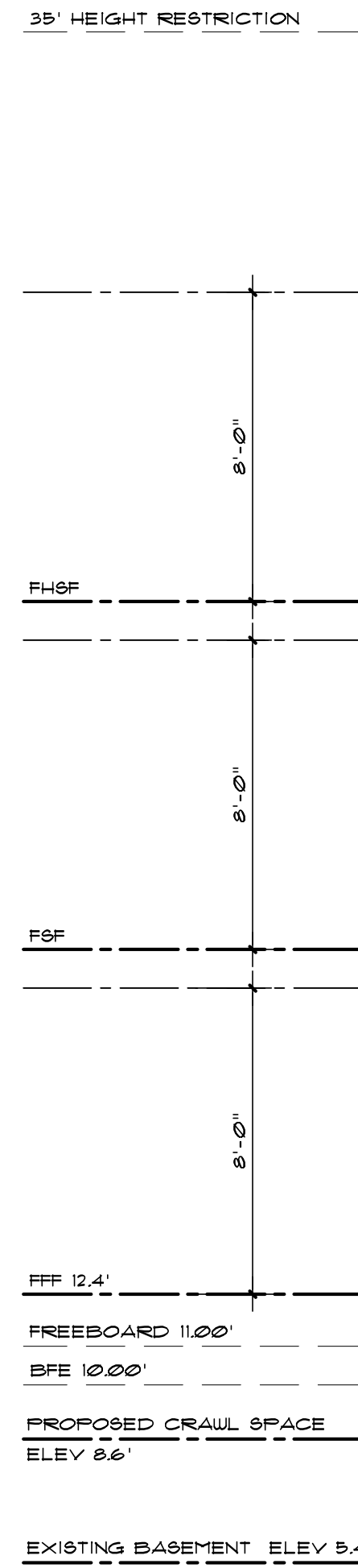
SCALE : 1/4" = 1'-0"

ELEVATIONS	
GILDEA RESIDENCE ADDITION & ALTERATIONS 208 SEVENTH AVENUE - BELMAR, NJ	
Drawn By	MBH
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M. B. HEARN ARCHITECTURE, LLC	
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Comm. No. 200303	



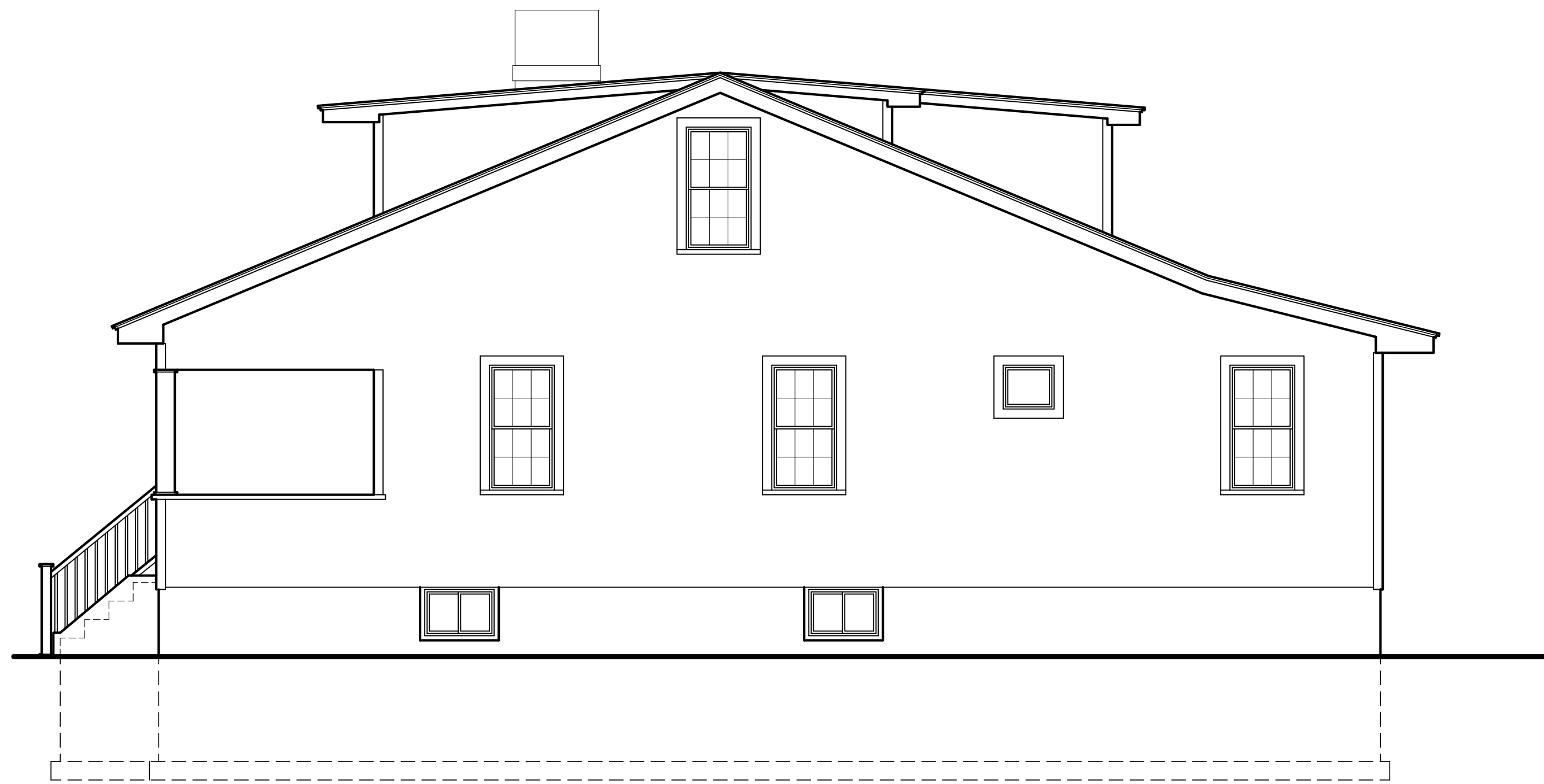
PROPOSED EAST (SIDE) ELEVATION

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



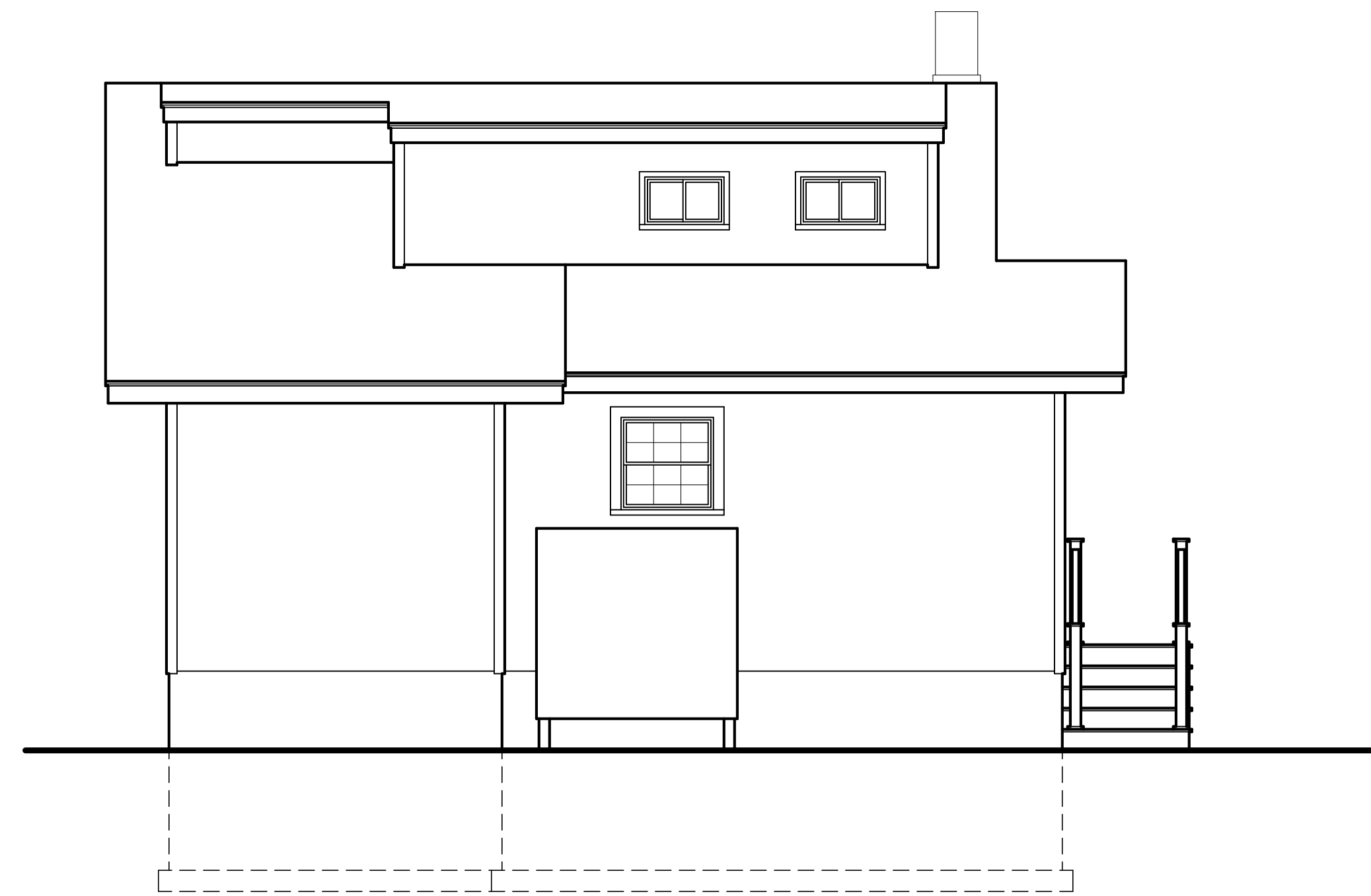
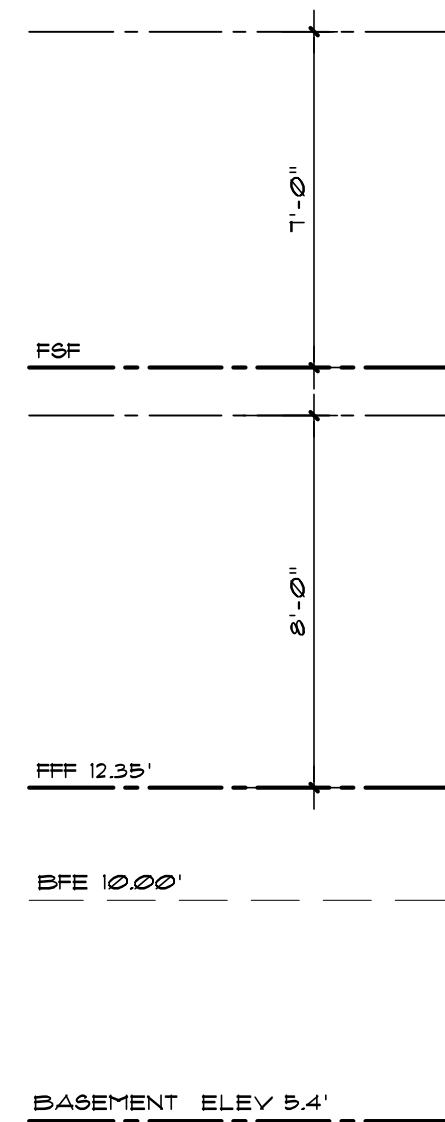
PROPOSED NORTH (REAR) ELEVATION

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



EXISTING EAST (SIDE) ELEVATION

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



EXISTING NORTH (REAR) ELEVATION

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

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REGISTERED ARCHITECT
C - 15099

ELEVATIONS

GILDEA RESIDENCE
ADDITION & ALTERATIONS
208 SEVENTH AVENUE - BELMAR, NJ

Sheet No.
5 OF 5

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9-28-20

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