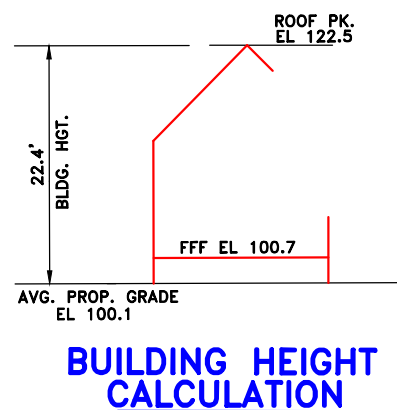


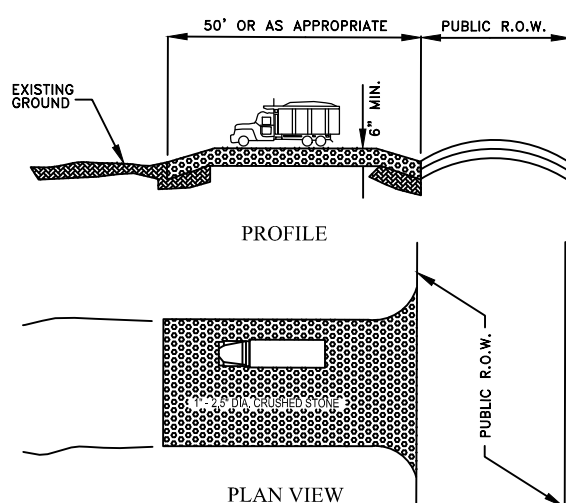
R-4 Residential				
	Required	Existing	Proposed	Variance Required
Lot Area	7500 sf	7500 sf	7500 sf	No
Lot Width/Frontage	75 ft	75 ft	75 ft	No
Lot Depth	100 ft	100 ft	100 ft	No
Setbacks				
Fnt Yd	30 ft	23.4 ft*	23.4 ft	Yes
Side Yard	10 ft/30% width	17.0 ft/17.7 ft	10.0 ft/10.2 ft	Yes
Rear Yard	25 ft	22.4 ft*	22.4 ft	Yes
Bldg. Height	35 ft	22.3 ft	22.4 ft	No
Bldg. Coverage	25%	1748 sf/23.3%*	2106 sf/28.1%	Yes
Impervious Cov.	30%	2914 sf/38.8%*	2825 sf/37.7%	Yes
FAR**	35%	2401 sf/32%	3029 sf/40.4%	Yes

* Existing non-conformance
** See architectural drawings

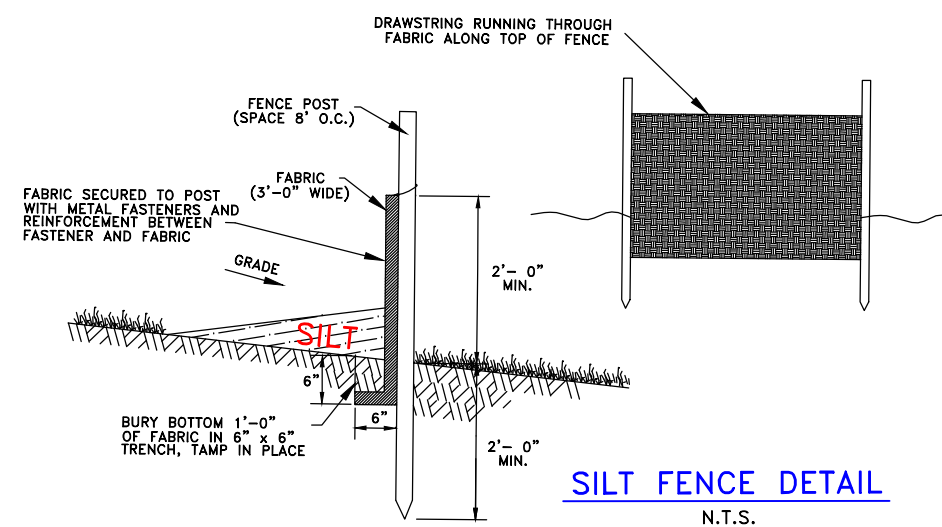
Ground Elev.
99.4
99.5
100.2
100.5
100.8
100.8
100.2
99.4
Avg. Elev. 100.1
Peak Elev. 122.5
Avg. Elev. -100.1
Bldg. Hgt. 22.4'



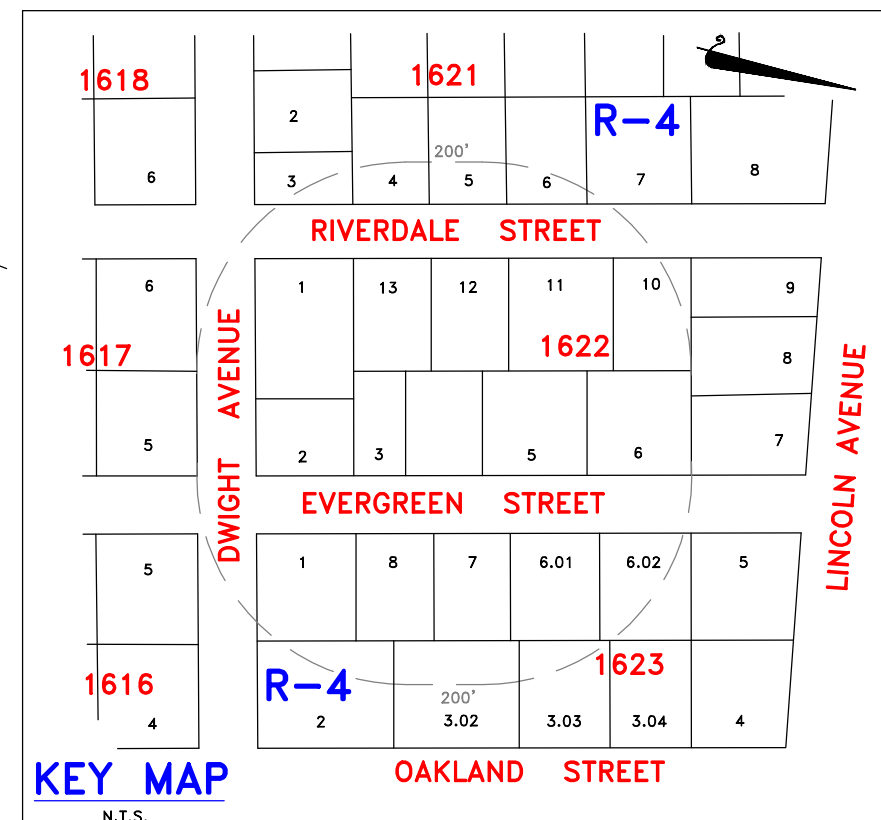
BUILDING HEIGHT CALCULATION



STABILIZED CONSTRUCTION ENTRANCE
N.T.S.



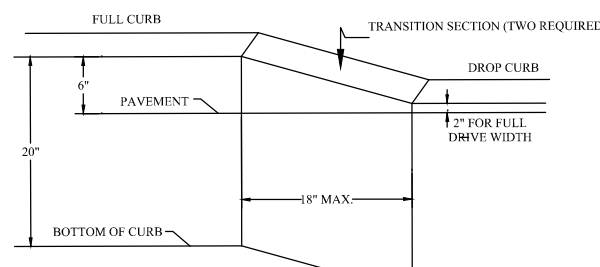
SILT FENCE DETAIL
N.T.S.



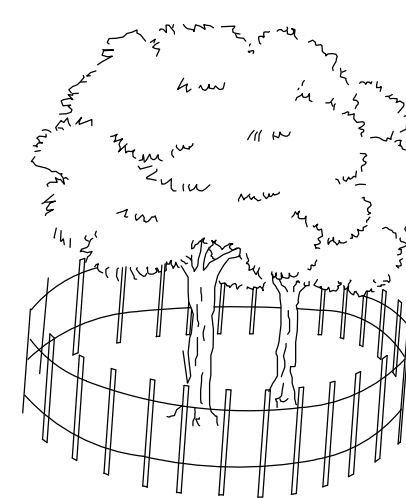
KEY MAP
N.T.S.

LOT COVERAGE CALCULATIONS

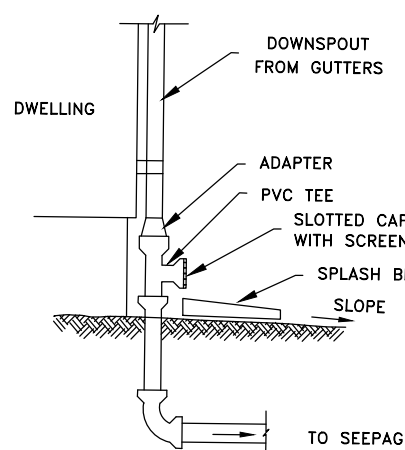
EXISTING	PROPOSED
DWELLING 1665 sf	DWELLING 1877 sf
SHED 83	COVERED PORCH 17
TOTAL BLDG. 1748 sf = 23.3%	COVERED PATIO 202
	TOTAL 2106 sf = 28.1%
STEPPING STONES 122 @ 50% 61	AC's 18
SLATE WALK 74 @ 50% 37	PAVER WALK 70 @ 50% 35
DECKING 332 @ 50% 166	DECKING 342 @ 50% 171
MISC. CONC. 70	REAR STEPS 24
DRIVEWAY 832	DRIVEWAY 468
TOTAL 2914 sf = 38.8%	TOTAL 2825 sf = 37.7%



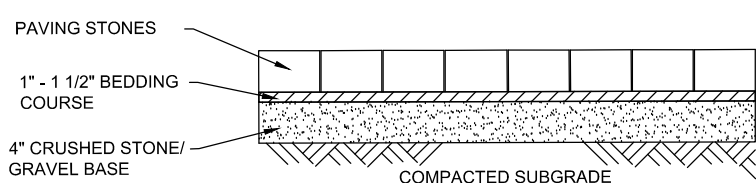
DROP CURB DETAIL
N.T.S.



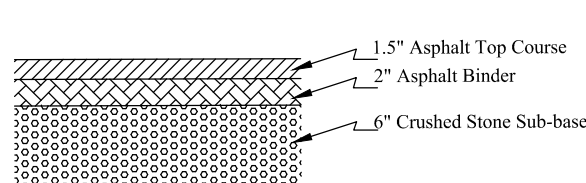
TREE PROTECTION DETAIL
N.T.S.



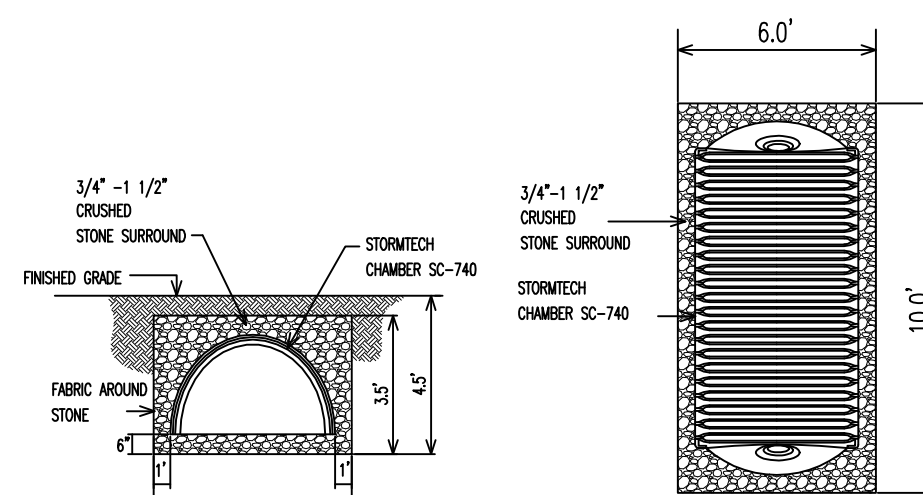
DOWNSPOUT DETAIL
N.T.S.



PAVER PATIO/WALKWAY DETAIL
N.T.S.



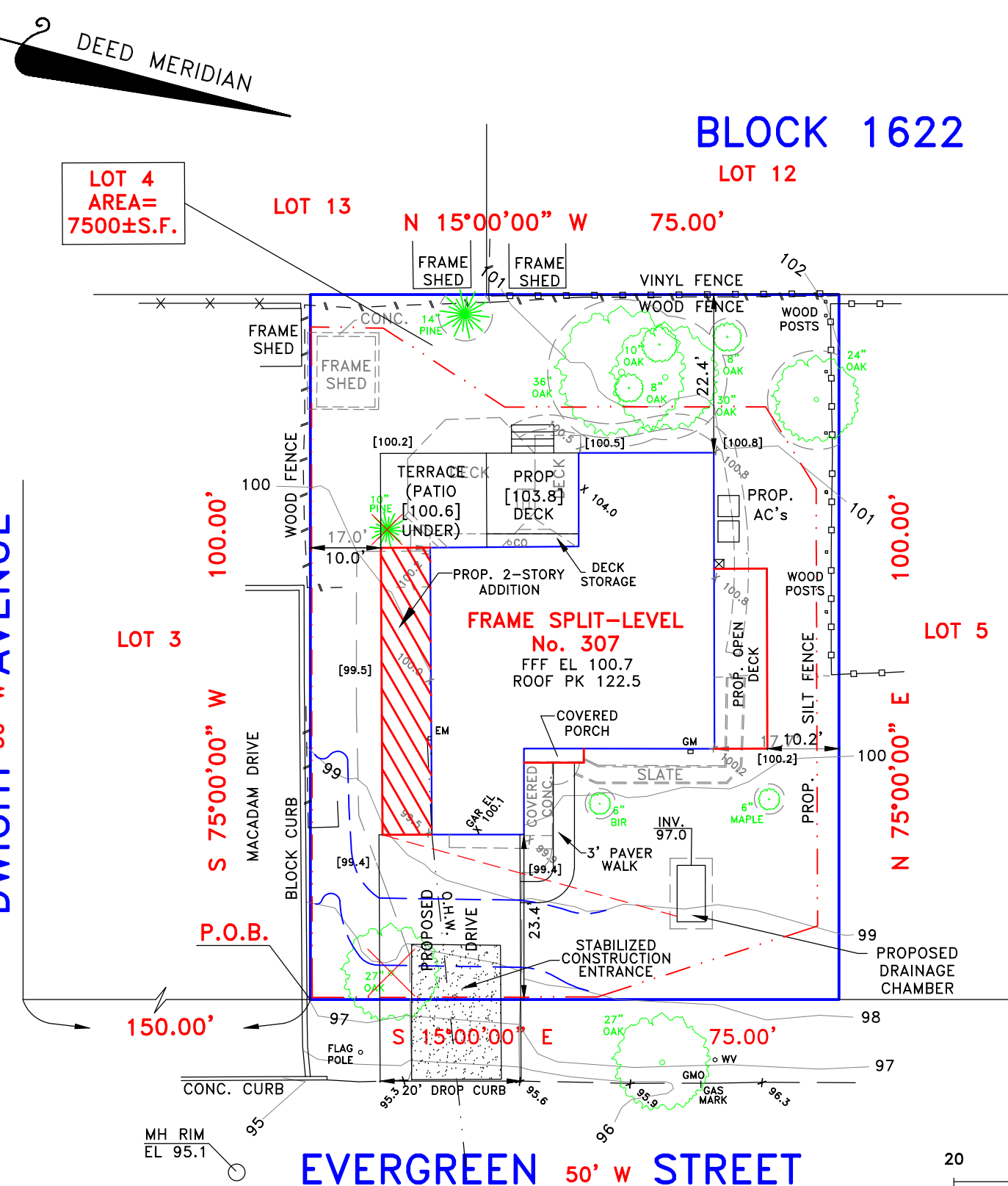
DRIVEWAY PAVEMENT DETAIL
N.T.S.



CROSS SECTION
N.T.S.
PLAN VIEW
N.T.S.
STORMTECH SC-740 CHAMBER DETAIL
N.T.S.

DRAINAGE CALCULATIONS			
10 Year Storm (I=2"/hr., 60 min. duration)			
Increase in Building Area = 2,106 - 1,748 = 358 sf			
Runoff Coef.	Area	CIA	
Roof, Patio, etc. .99	358 sf	0.008 Acres	0.016 cfs
Volume = (60 * Qpeak) (60)		Volume = 58.6 CF = 438 Gallons	
Minimum Storage Required:		438 Gallons	
Storage Provided:		834 Gallons	

StormTech SC-740 Chamber or equal
Chamber spec: 85.4" long, 51.0" Wide, 30.0" High
Chamber capacity 45.9 Cubic Feet = 343 gallons
Hole Volume = L x W x H = (10)(6)(3.5) = 210 Cubic Feet
Stone Volume = 210-45.9 = 164.1 Cubic Feet
Using 40% void for stone, (0.40)(164.1) = 65.6 Cubic Feet
65.6 + 45.9 = 111.5 Cubic Feet = 834 Gallons



Soil Moving Requirements	
Foundation 56 L.ft (56 ft)(4.5)(4.5)	42 cu yds cut
Backfill (2/3)(42)	28 cu yds fill
Drainage Chamber	10 cu yds cut 2 cu yds fill
Total Cut	52 cu yds cut
Total Fill	30 cu yds fill
Net Soil Removed from Site	22 cu yds

- NOTES:**
- Owner/Applicant: Eric Davis
 - Property address: 307 Evergreen Street, Hillsdale, NJ.
 - Property known as Block 1622, Lot 4 in accordance with the Tax Assessment Map of the Borough of Hillsdale.
 - Property is located in the R-4 Residential Zone.
 - Elevations based on an assumed datum.
 - Existing spot elevations indicated with an X. Proposed spot elevations in [].
 - Underground utility locations to be verified and marked-out in the field prior to commencement of construction activities.
 - No new utility service connections shall be required for proposed additions.
 - Roof leaders shall be connected to seepage pits as shown.
 - The applicant shall be responsible for the replacement of any pavement damaged or destroyed as a result of construction activities.
 - Property survey and topography performed May 18, 2023 by Lantelme, Kurens & Associates, P.C.

REVISED-2/20/24- FOOTPRINT: BULK TABLE
REVISED-12/06/23- FAR INFO

THIS SURVEY IS SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.

Lantelme, Kurens & Associates, P.C. Engineers & Land Surveyors
101 West Street, P.O. Box 486, Hillsdale, New Jersey 07642 (201) 666-2450

SCALE: 1"=20'	Site Plan for Irene Davis Revocable Trust , 307 Evergreen Street, Lot 4, Block 1622, Borough of Hillsdale, Bergen County, N.J.
DATE: JULY 17, 2023	
PARTY: EW	PROPERTY SITUATED IN THE BOROUGH OF HILLSDALE, BERGEN COUNTY, NEW JERSEY.
PREPARED BY: CJL	
DRAWN BY: JW	MAP SOURCE: "MAP OF HILLSDALE MANOR, WASHINGTON TOWNSHIP, BERGEN CO., N.J." FILED IN THE BERGEN COUNTY CLERK'S OFFICE JULY 25, 1892 AS MAP NO. 598.
LOT No. 32-34 (FILE MAP)	
BLOCK No. 43 (FILE MAP) FILE No. SP307EVERGREEN	

Christopher Lantelme
P.E. & L.S. 39580