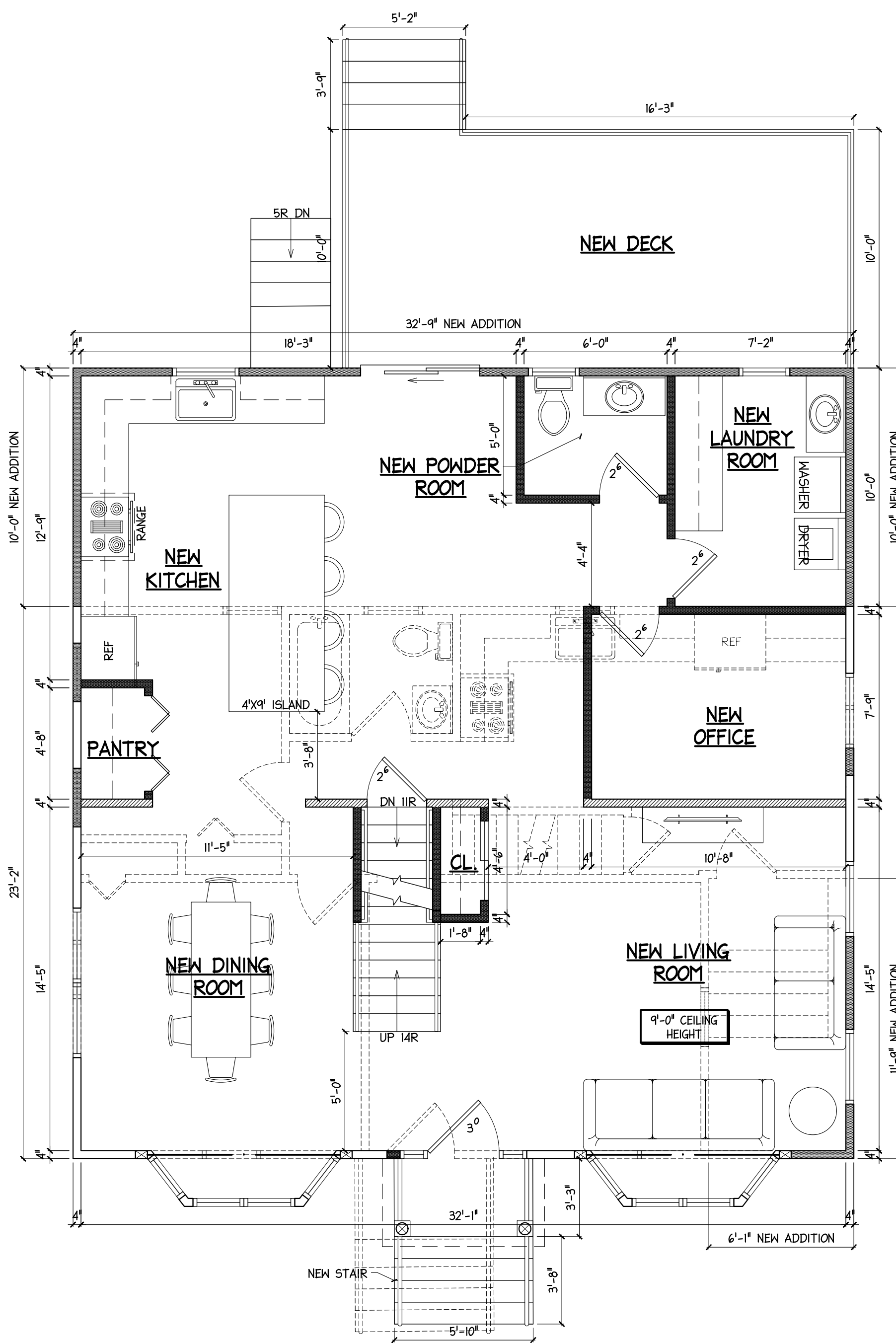


BASEMENT FLOOR PLAN

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



FIRST FLOOR PLAN

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

BUILDING DATA

BUILDING CODE: RESIDENTIAL BUILDING CODE 2018, NEW JERSEY EDITION

USE GROUP: *R-5* RESIDENTIAL
 CONSTRUCTION TYPE: *VB* FRAME
 BUILDING TYPE: SINGLE FAMILY

BUILDING S.F. CALCULATIONS
 PROPOSED 1ST FLOOR - 1,086 S.F.
 PROPOSED 2ND FLOOR - 1,086 S.F.

LOT COVERAGE SQUARE FOOTAGE CALCULATIONS:
 EXIST. BUILDING COVERAGE - 1,086 S.F.
 EXIST. IMPERVIOUS COVERAGE - 2,370 S.F.
 EXIST. TOTAL LOT COVERAGE - 3,456 S.F.

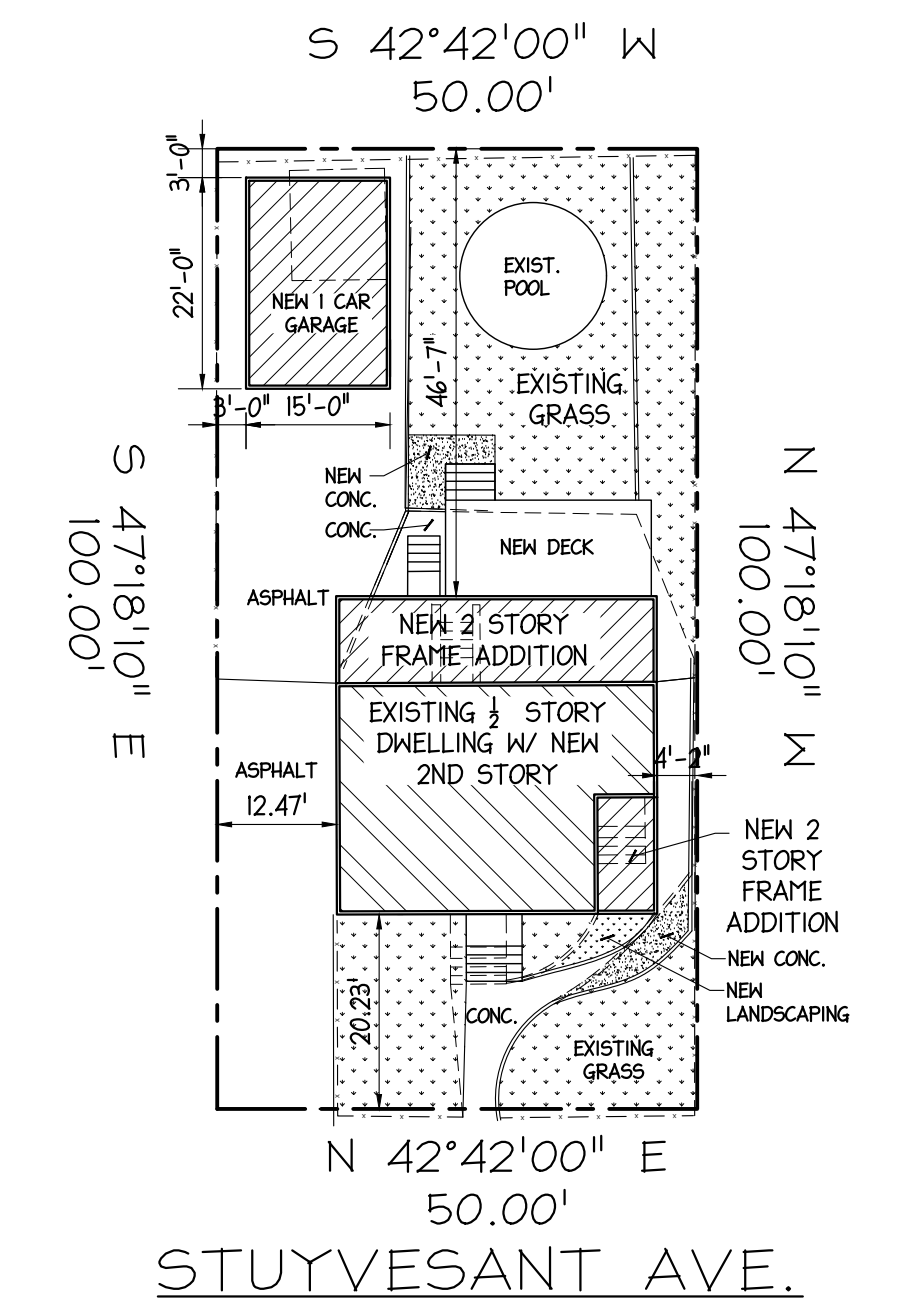
PROPOSED NEW BUILDING VOLUME = 12,279 C.F.

LOT SIZE - 5,000 S.F. EXIST.
 BUILDING COVERAGE - 1,086 S.F. (21.7%)
 LOT COVERAGE - 3,456 S.F. (69.1%)

FLOOR LOAD 40 P.S.F. L.L.
 CEILING LOAD 20 P.S.F. L.L.
 ROOF LOAD 30 P.S.F. L.L.

LEGEND

- INDICATES EXISTING PARTITIONS
- ▬ INDICATES NEW INTERIOR PARTITIONS 2"x4" @ 16" O.C.
- ▬ INDICATES NEW EXTERIOR PARTITIONS 2"x4" @ 16" O.C.
- ▨ INDICATES INTERIOR LOAD BEARING PARTITION 2"x4" @ 16" O.C.
- - - - - INDICATES DEMOLITION
- ⊠ WOOD POST W/ SOLID BLOCKING DOWN TO FOUNDATION, TYP.
- ⊕ DUPLEX RECEPTACLE
- ⊕ SWITCH
- ⊕ LIGHT FIXTURE. FINAL SELECTION BY OWNER.



SITE PLAN

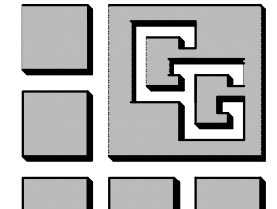
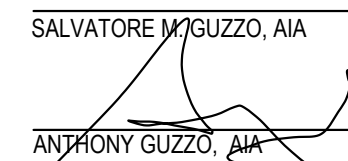
SCALE: 1" = 20'-0"

NOTE: ALL EXISTING SITE INFORMATION IS TAKEN FROM SURVEY DONE BY MANNO SURVEYING, INC. DATED JULY 28, 2020

REVISIONS

NO.	DATE	DESCRIPTION

ZONING CHART		LOT 54 BLOCK 187			
(LOCATED IN B ZONE) R-A (SINGLE FAMILY RESIDENTIAL) ZONING REQUIREMENTS					
MINIMUM LOT DIMENSIONS	AREA, Sq. Ft.	5,000 Sq. Ft.	5,000 Sq. Ft.	5,000 Sq. Ft.	YES
	WIDTH, Feet	50.0'	50.0'	50.0'	YES
	DEPTH, Feet	100.0'	100.0'	100.0'	YES
MINIMUM YARD SETBACKS	FRONT, Feet (STUYVESANT AVE)	20.0'	20.23"	20.23"	YES
	REAR, Feet	20.0'	55'-8"	46'-7"	YES
	SIDE, Feet	ONE: 6'-0" BOTH: 15'-0"	L: 12.47' / R: 4'-2 1/2" BOTH: 16'-8"	L: 12.47' / R: 4'-2 1/2" BOTH: 16'-8"	YES
MAXIMUM BUILDING COVERAGE		MAIN BLDG: 30%	MAIN BLDG: 16.3%	MAIN BLDG: 21.7%	YES
MAXIMUM HEIGHT		32'-0" / 2-1/2 STORIES	± 20'-0"	27'-0"	YES
BUILDING TYPE		ONE FAMILY	ONE FAMILY	ONE FAMILY	YES

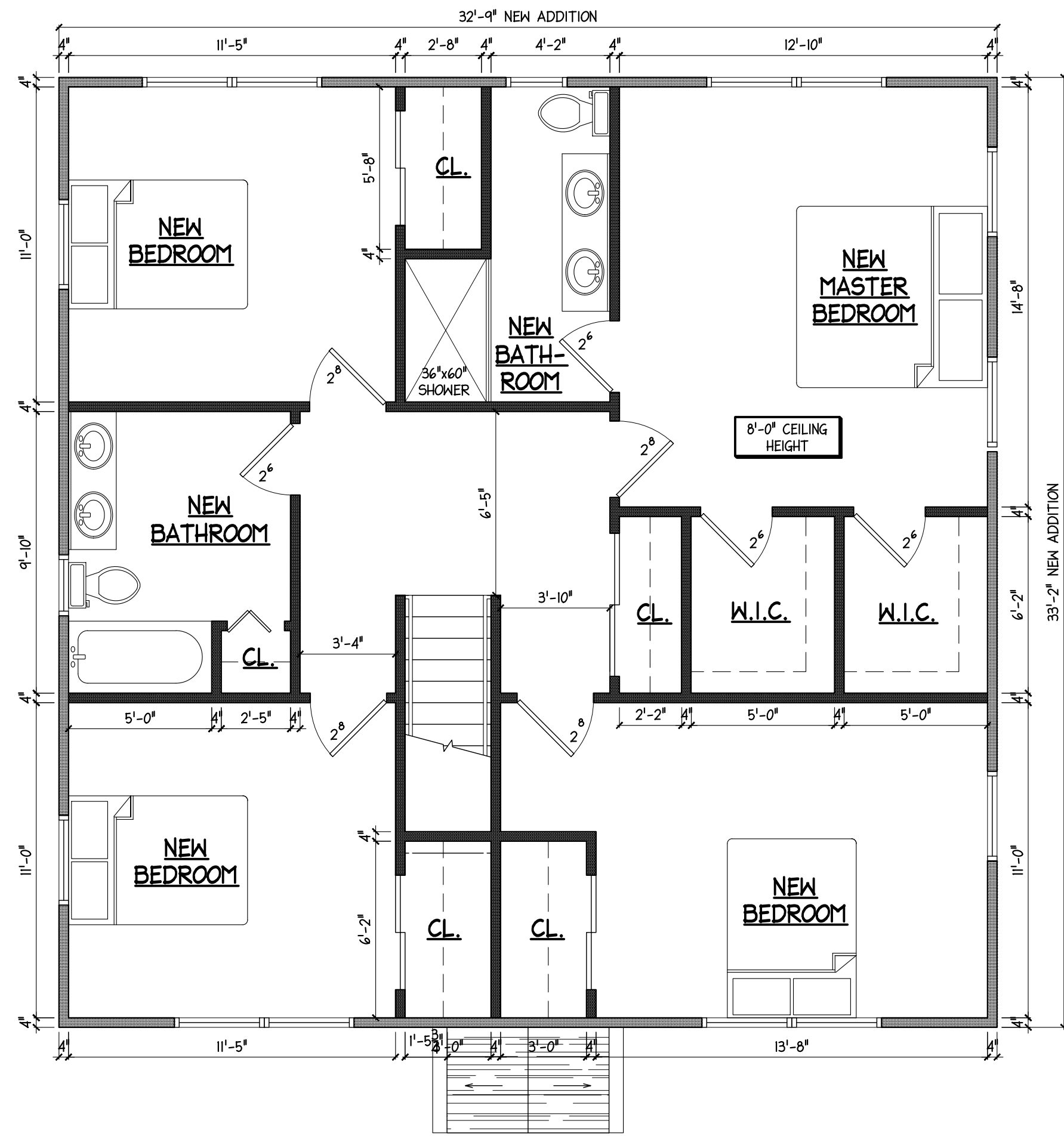

 SALVATORE M. GUZZO, AIA N.J. LIC. NO. C-3651

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GUZZO + GUZZO ARCHITECTS, L.L.C.
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FLOOR PLANS, BUILDING DATA, LEGEND & NOTES
PATROCINIO RESIDENCE
ADD-A-LEVEL & ADDITION
 744 STUYVESANT AVE.
 LYNDHURST, NJ 07071

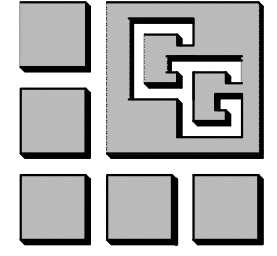
DATE 8/27/2020	SCALE AS NOTED	COMMISSION 20086	DRAWING A-1
ISSUED	AA KE		



SECOND FLOOR PLAN

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

REVISIONS	

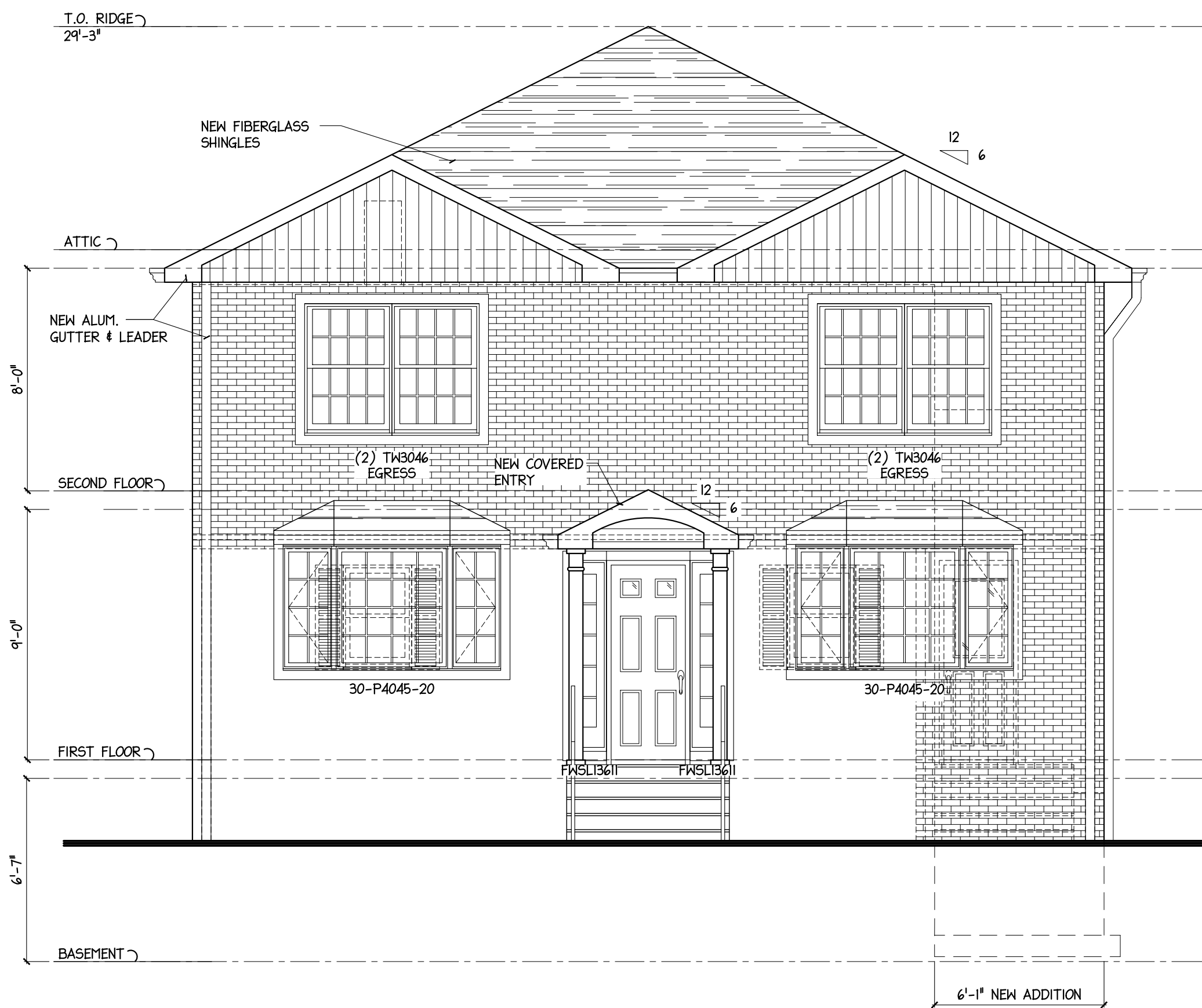


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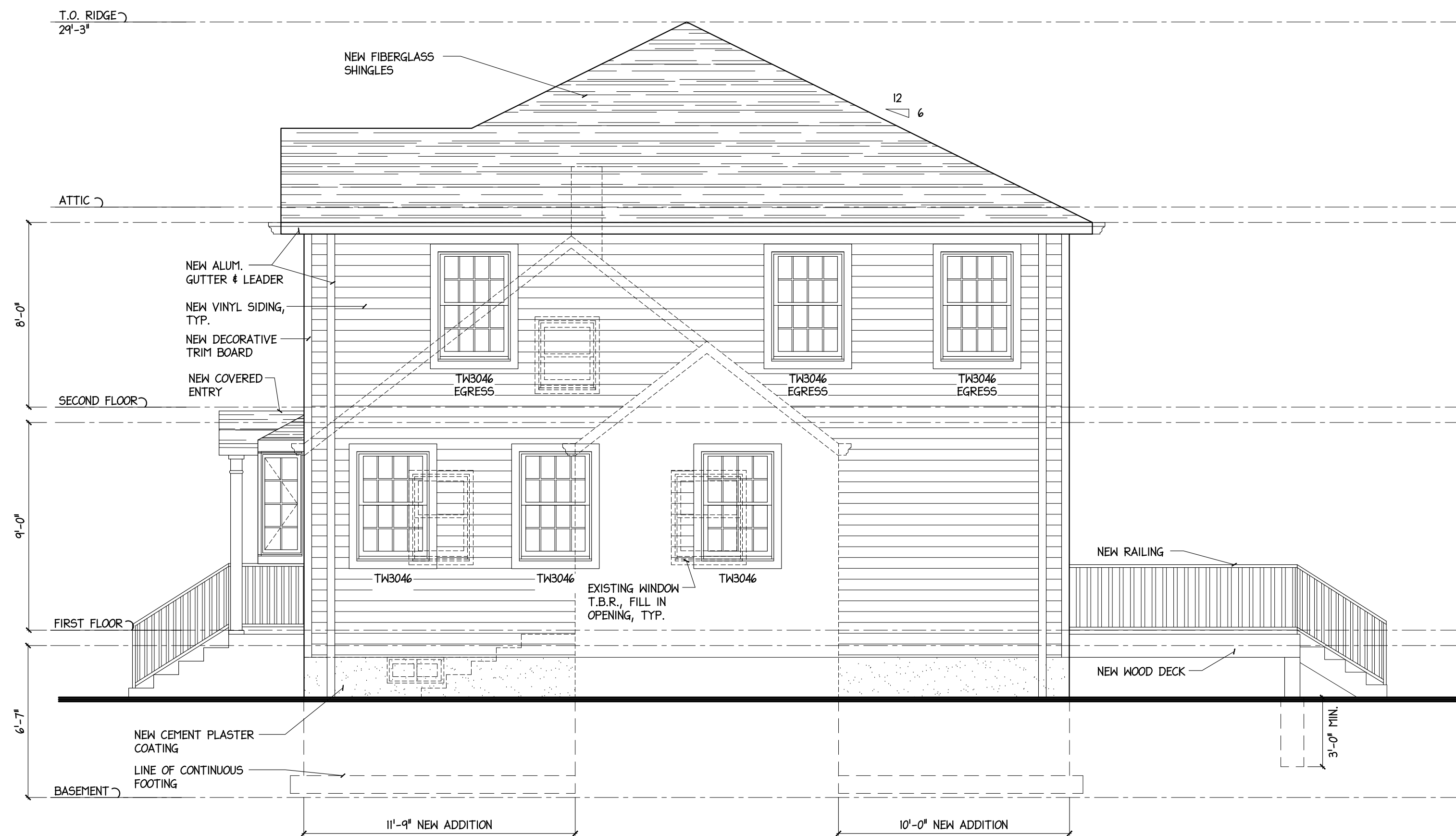
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FLOOR PLANS			
PATROCINIO RESIDENCE ADD-A-LEVEL & ADDITION 744 STUYVESANT AVE. LYNDHURST, NJ 07071			
DATE 8/27/2020	SCALE AS NOTED	COMMISSION	DRAWING
ISSUED	DRAWN AA KE	20086	A-2



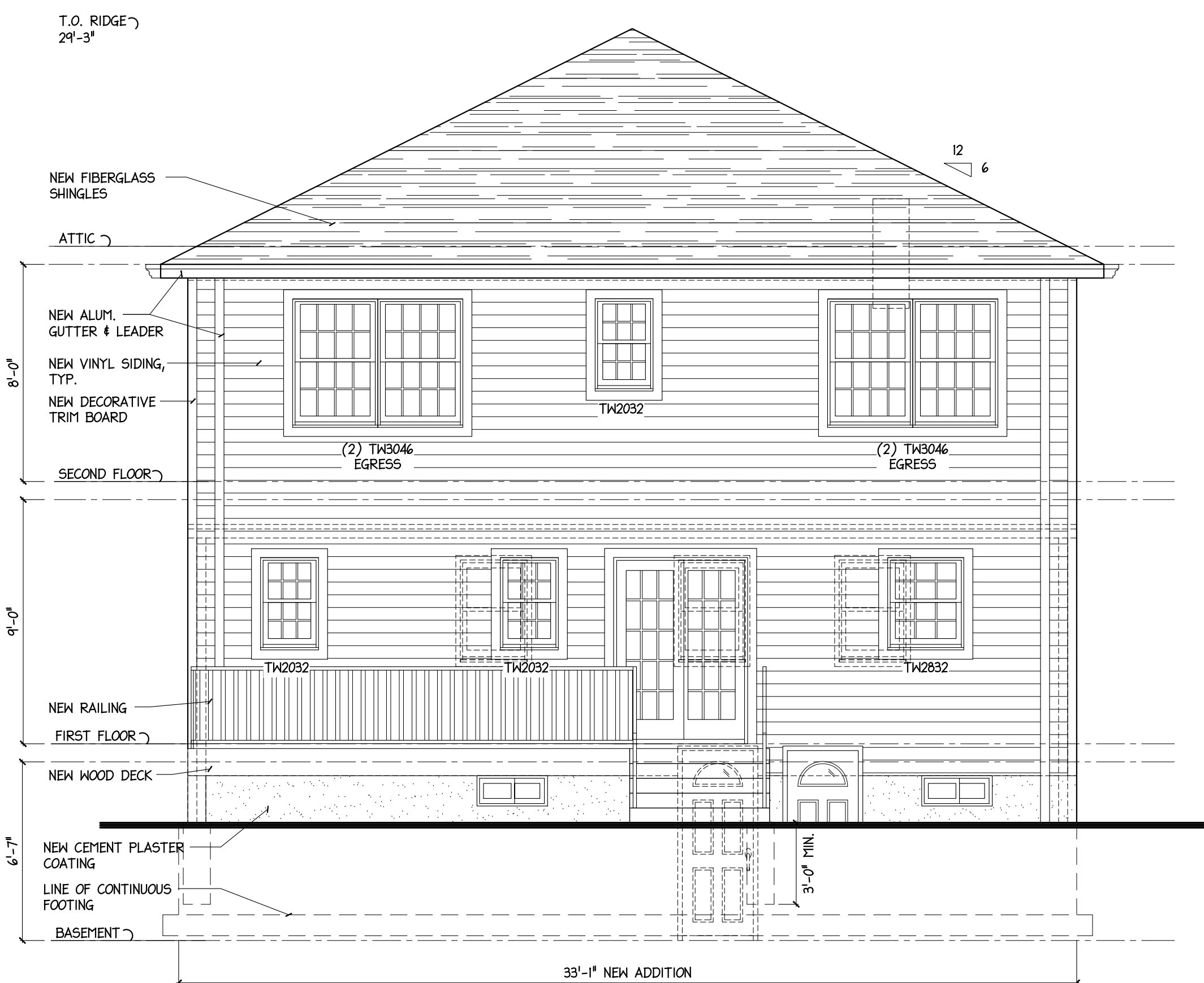
FRONT ELEVATION

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



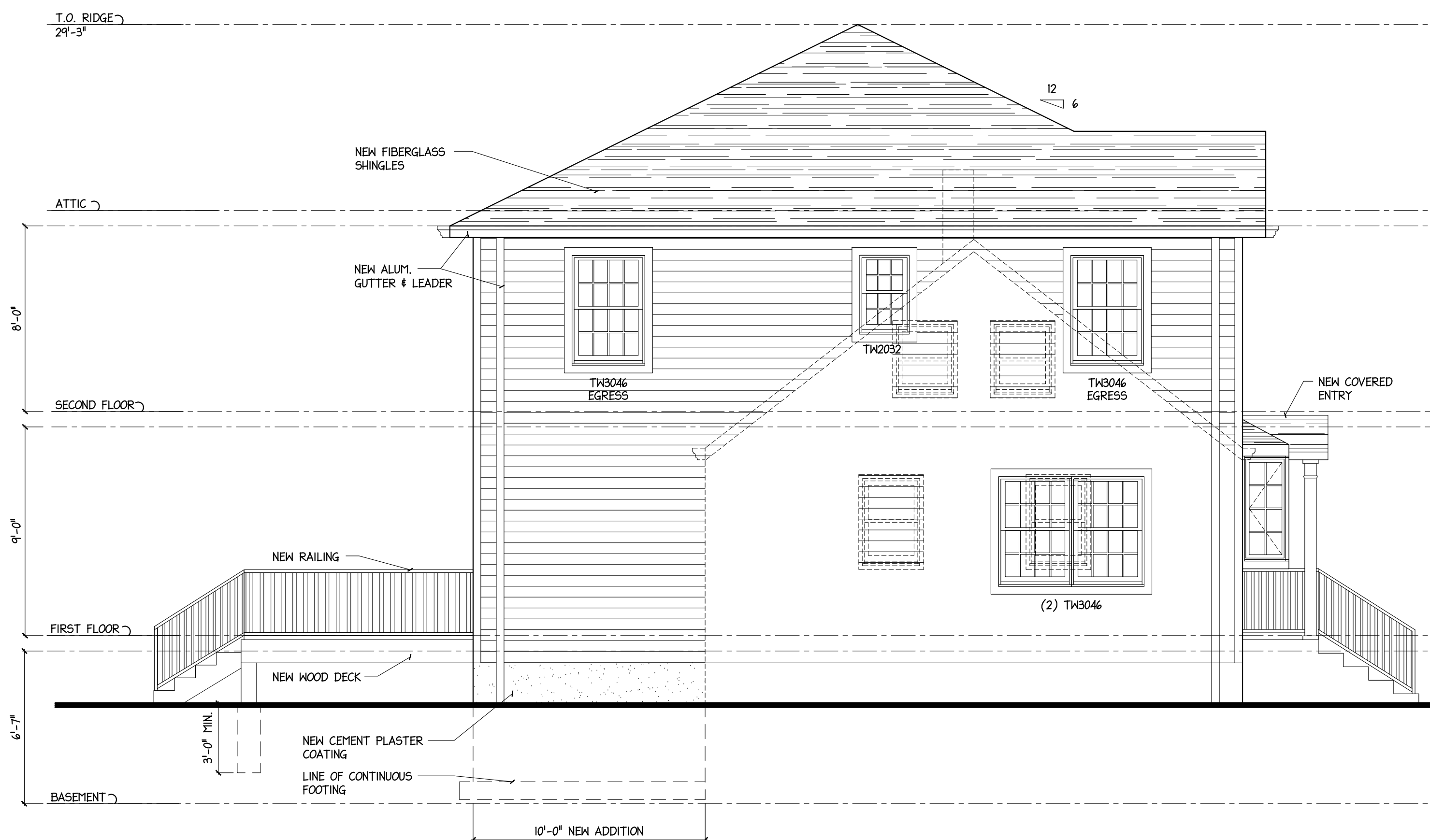
RIGHT ELEVATION

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



REAR ELEVATION

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



LEFT ELEVATION

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

REVISIONS

SALVATORE M. GUZZO, AIA N.J. LIC. NO. C-3651
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EXTERIOR ELEVATIONS

PATROCINIO RESIDENCE
 ADD-A-LEVEL & ADDITION
 744 STUYVESANT AVE.
 LYNDHURST, NJ 07071

DATE 8/27/2020	SCALE AS NOTED	COMMISSION 20086	DRAWING A-3
ISSUED	DRAWN AA KE		