

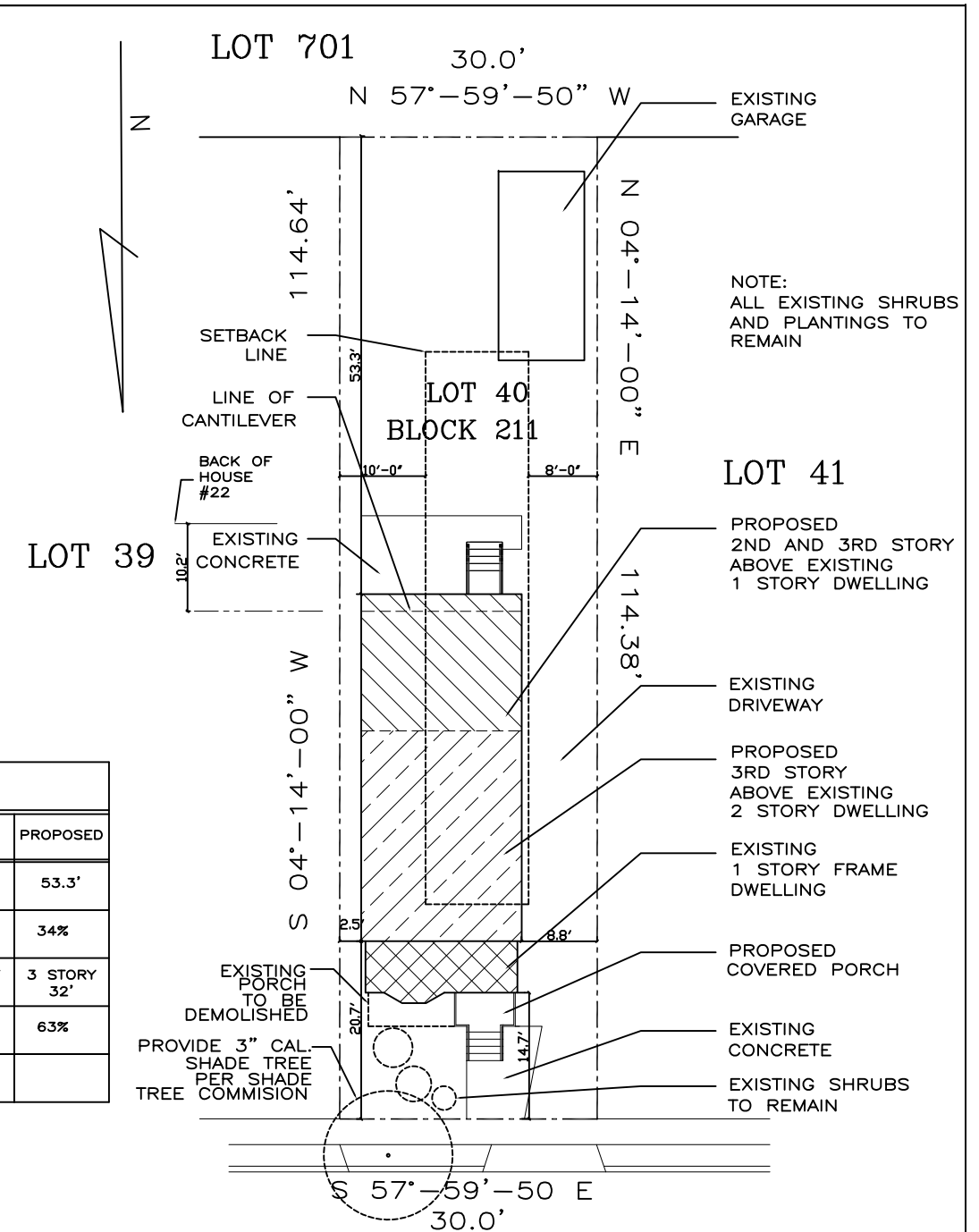
LOT 701 30.0'  
N 57°-59'-50" W  
EXISTING GARAGE  
SETBACK LINE  
LOT 40 BLOCK 211  
LOT 41  
LOT 39  
S 04°-14'-00" W  
EXISTING PORCH  
S 57°-59'-50 E  
30.0'  
CHARLES (50') STREET  
EXISTING  
SITE PLAN

SCALE: 1" = 20'-0"

**NOTE:**

INFORMATION TAKEN FROM  
SURVEY PREPARED BY  
LEO A.KALIETA  
2/27/2023. N.J. SURVEYOR'S  
LICENSE # 31268

| ZONE DISTRICT R-2   |          |                      |                      | RESIDENTIAL ONE FAMILY DWELLING |             |                |             | LOTS 40 BLOCK-211              |          |          |          |
|---------------------|----------|----------------------|----------------------|---------------------------------|-------------|----------------|-------------|--------------------------------|----------|----------|----------|
| REQUIREMENT         | REQUIRED | EXISTING             | PROPOSED             | REQUIREMENT                     | REQUIRED    | EXISTING       | PROPOSED    | REQUIREMENT                    | REQUIRED | EXISTING | PROPOSED |
| MIN. LOT WIDTH      | 62.50'   | 30.00'               | 30.00'               | REAR YARD SET BACK              | 25.0'       | 55.3'          | 53.3'       | MAX. BUILDING COVERAGE         | 30%      | 34%      | 34%      |
| MIN. LOT DEPTH      | 100.00'  | 114.64'              | 114.64'              | MAX. BUILDING HEIGHT            | 3 STORY 35' | 2 STORY 24'-2" | 3 STORY 32' | MAX. LOT COVERAGE BLDG & PAVMT | 50%      | 63%      | 63%      |
| LOT AREA            | 7500 SF  | 3431.40 SF           | 3431.40 SF           |                                 |             |                |             |                                |          |          |          |
| SIDE YARD SET BACK  | 8'/18'   | 2.5'L/8.8'R<br>11.3' | 2.5'L/8.8'R<br>11.3' |                                 |             |                |             |                                |          |          |          |
| FRONT YARD SET BACK | 25.0'    | 14.7'                | 14.7'                |                                 |             |                |             |                                |          |          |          |



LOT 701 30.0'  
N 57°-59'-50" W  
EXISTING GARAGE  
SETBACK LINE  
LOT 40 BLOCK 211  
LOT 41  
LOT 39  
S 04°-14'-00" W  
EXISTING PORCH TO BE DEMOLISHED  
PROVIDE 3" CAL. SHADE TREE PER SHADE TREE COMMISSION  
S 57°-59'-50 E  
30.0'  
CHARLES (50') STREET

PROPOSED  
SITE PLAN

SCALE: 1" = 20'-0"

NOTE:  
ALL EXISTING SHRUBS  
AND PLANTINGS TO  
REMAIN

PROPOSED  
2ND AND 3RD STORY  
ABOVE EXISTING  
1 STORY DWELLING

PROPOSED  
3RD STORY  
ABOVE EXISTING  
2 STORY DWELLING

PROPOSED  
COVERED PORCH

EXISTING SHRUBS  
TO REMAIN

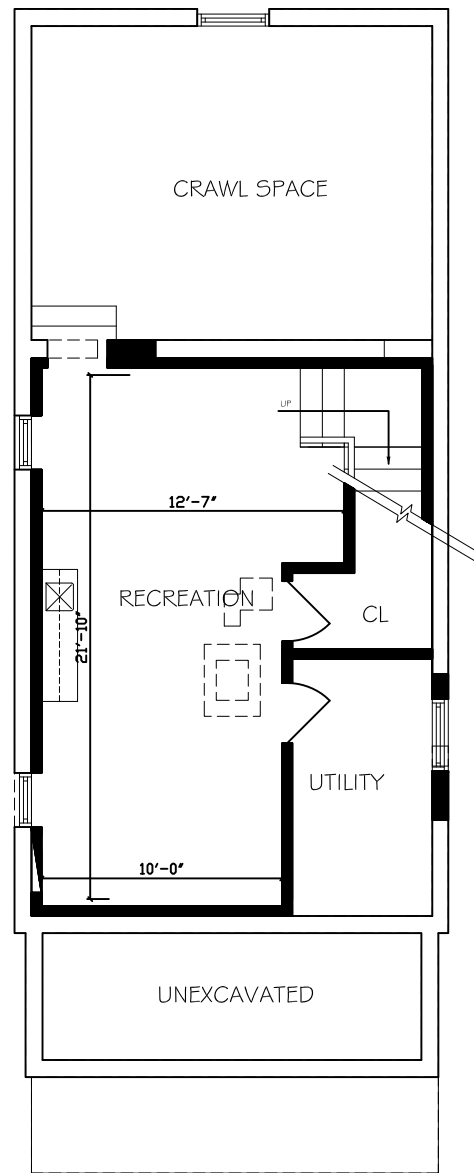
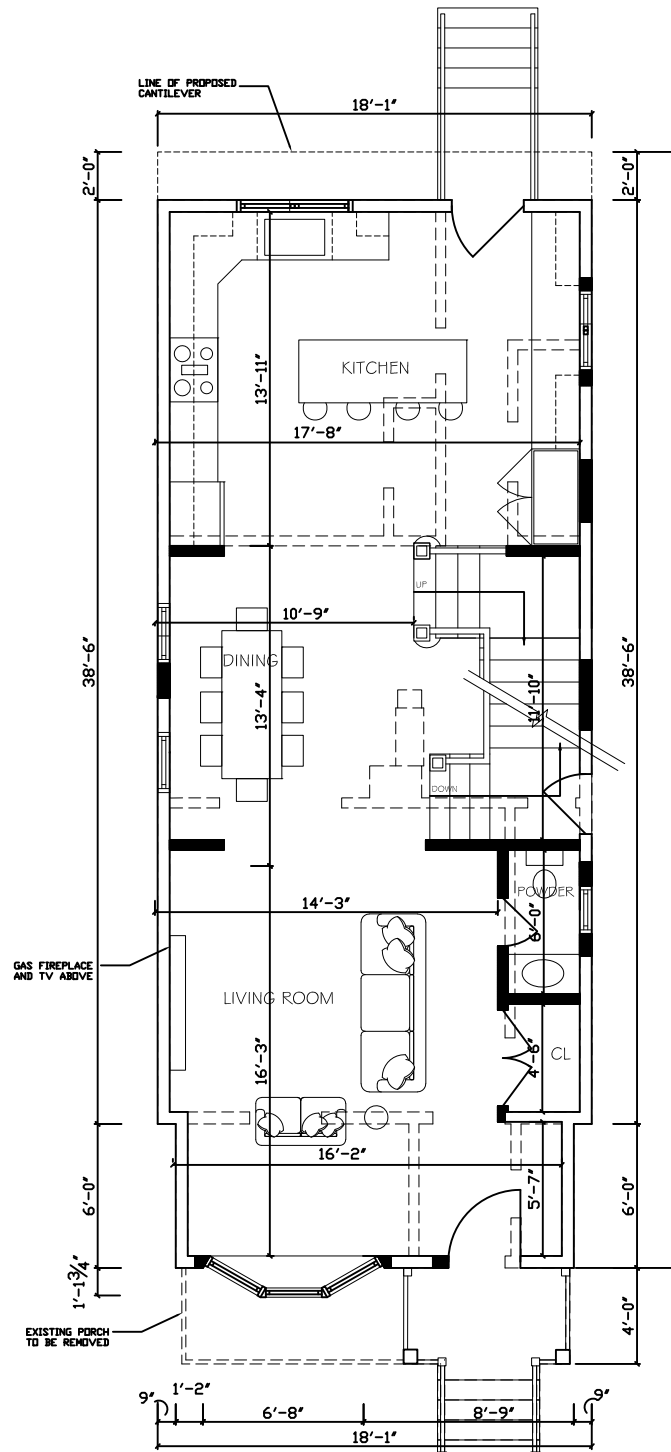
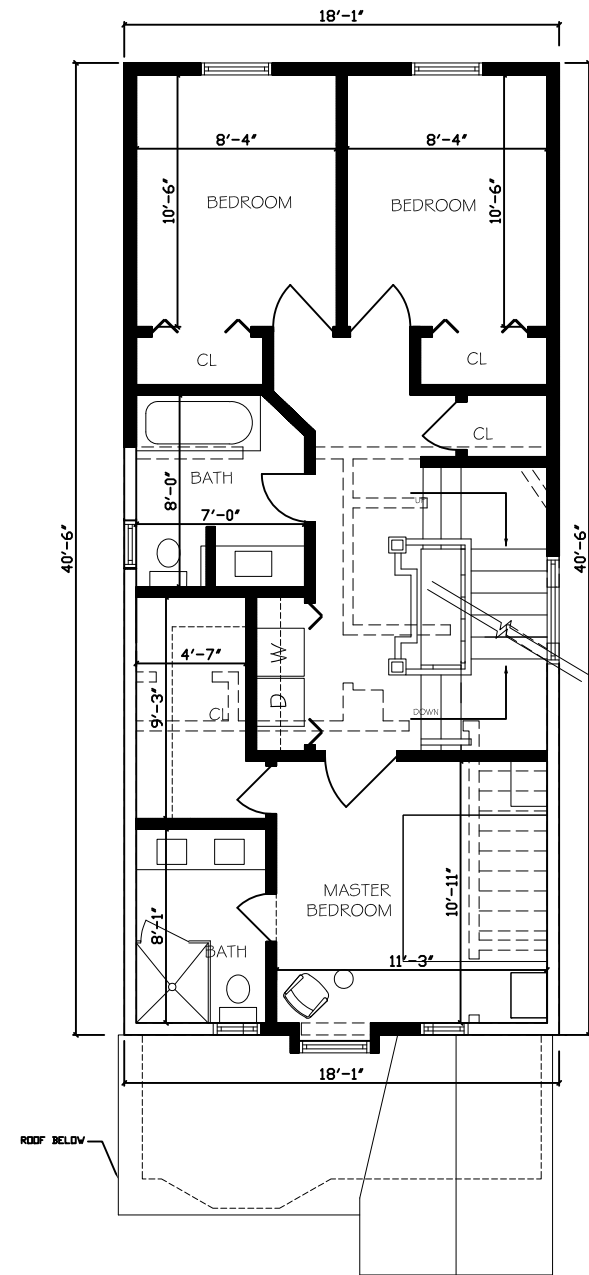
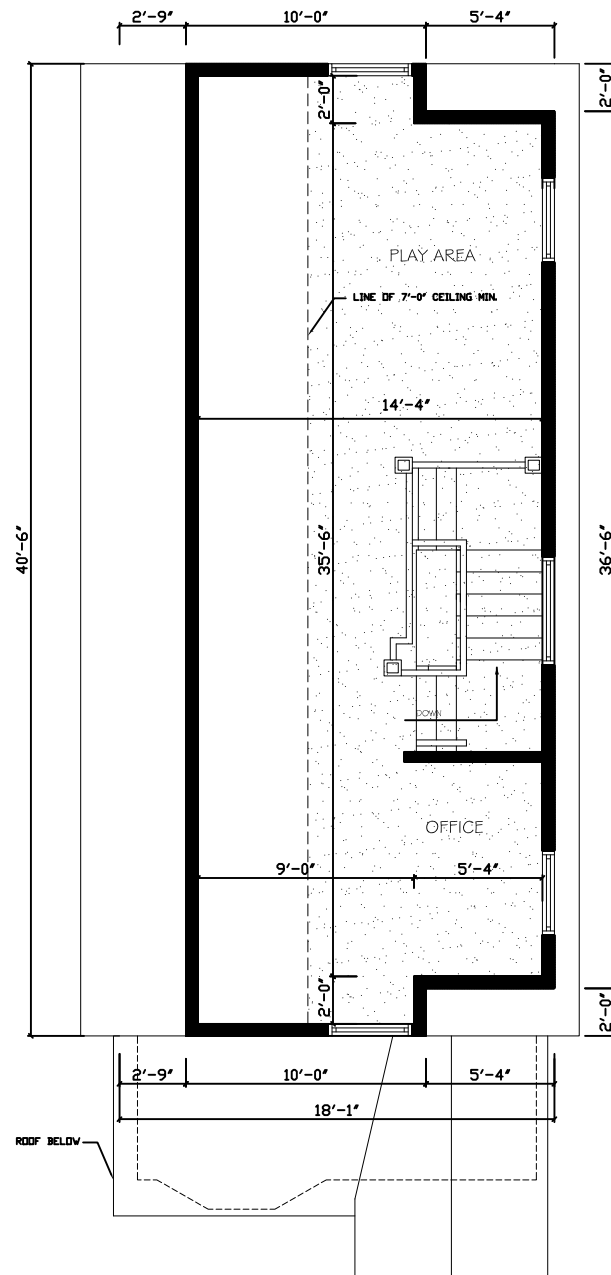
08/09/2023 REV  
05/30/2023  
05/25/2023  
05/17/2023  
05/08/2023  
05/01/2023

20 CHARLES STREET  
METUCHEN, NJ



955 Hermann Road  
North Brunswick, NJ 08902  
973.525.4131

|                   |             |                          |           |
|-------------------|-------------|--------------------------|-----------|
| Sheet Title       |             |                          | Sheet No. |
| SITE PLAN         |             |                          | SP-1      |
| Scale<br>AS SHOWN | Drawn<br>HA | Project No.<br>23.10.EDW |           |



| FLOOR AREA   | EXISTING       | PROPOSED      | TOTAL          |
|--------------|----------------|---------------|----------------|
| CELLAR FLOOR | 720 SF         | 0 SF          | 720 SF         |
| FIRST FLOOR  | 832 SF         | 0 SF          | 832 SF         |
| SECOND FLOOR | 458 SF         | 299 SF        | 757 SF         |
| ATTIC        | 0 SF           | 442 SF        | 442 SF         |
| <b>TOTAL</b> | <b>2010 SF</b> | <b>741 SF</b> | <b>2751 SF</b> |
| GARAGE       | 220 SF         | 0 SF          | 220 SF         |

- - - - - = PARTITION TO BE DEMOLISHED
- ▬ = NEW PARTITION
- ▭ = EXISTING PARTITION TO REMAIN
- ▨ = 7'-0" CEILING MIN.

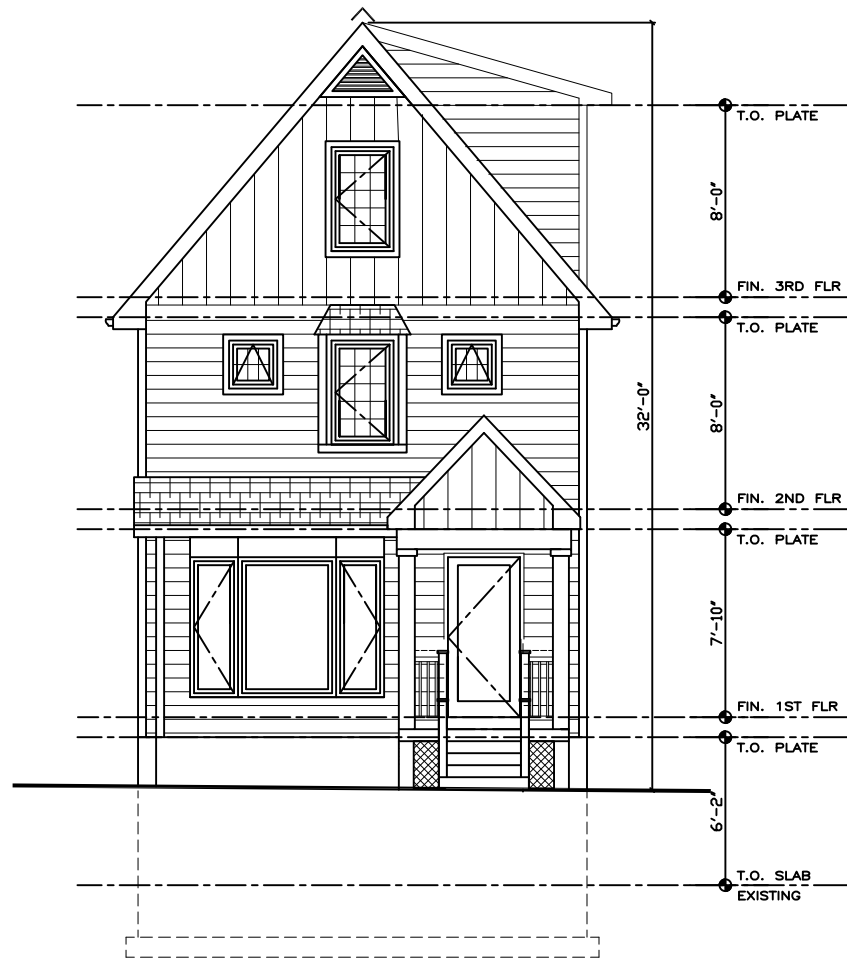
20 CHARLES STREET  
METUCHEN, NJ



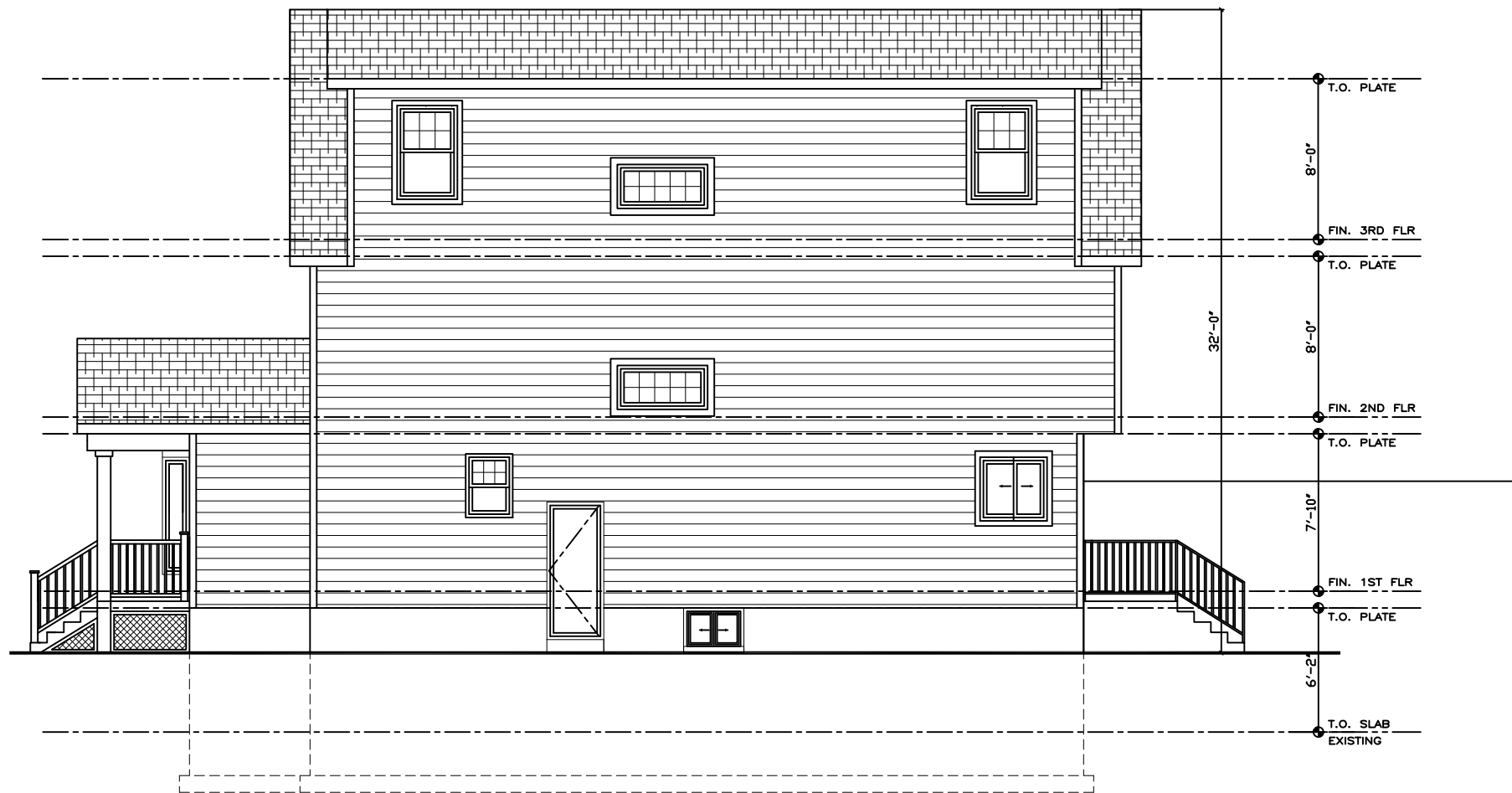
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|                       |             |                          |
|-----------------------|-------------|--------------------------|
| Sheet Title           |             | Sheet No.                |
| <b>PROPOSED PLANS</b> |             | <b>SK-1</b>              |
| Scale<br>AS SHOWN     | Drawn<br>HA | Project No.<br>23.10.EDW |

08/09/2023 REV  
05/30/2023  
05/25/2023  
05/17/2023  
05/08/2023  
05/01/2023



NORTH ELEVATION  
1/8"=1'-0" PROPOSED



WEST ELEVATION  
1/8"=1'-0" PROPOSED

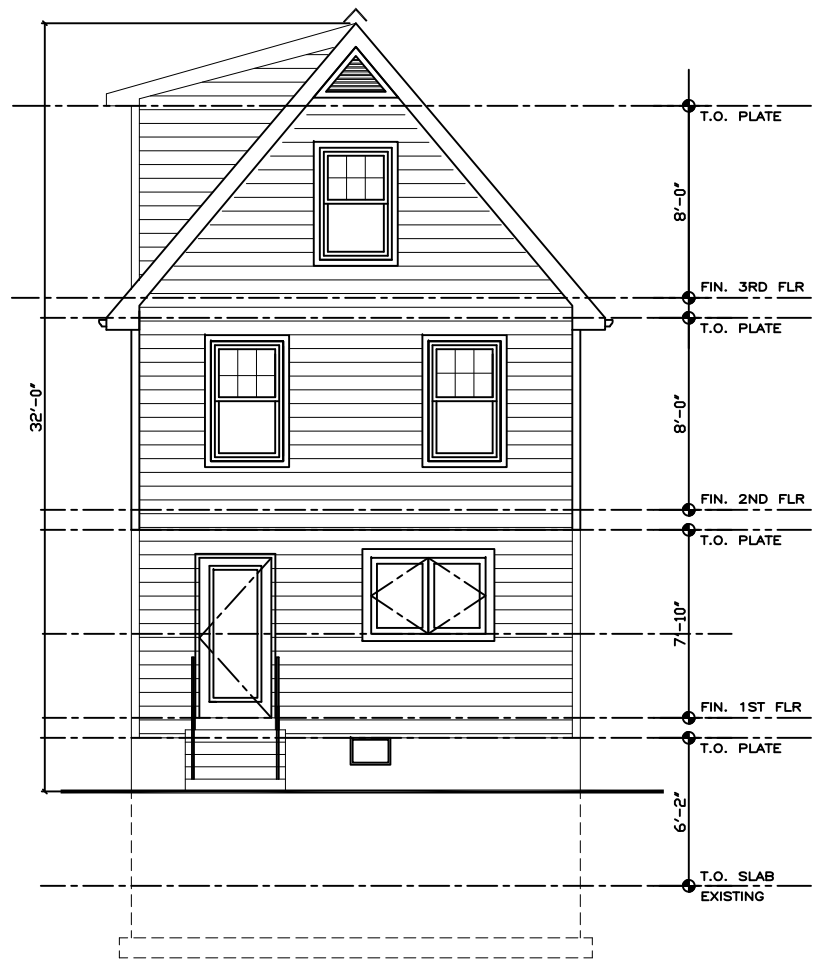
08/09/2023 REV  
05/30/2023  
05/25/2023  
05/17/2023  
05/08/2023  
05/01/2023

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METUCHEN, NJ

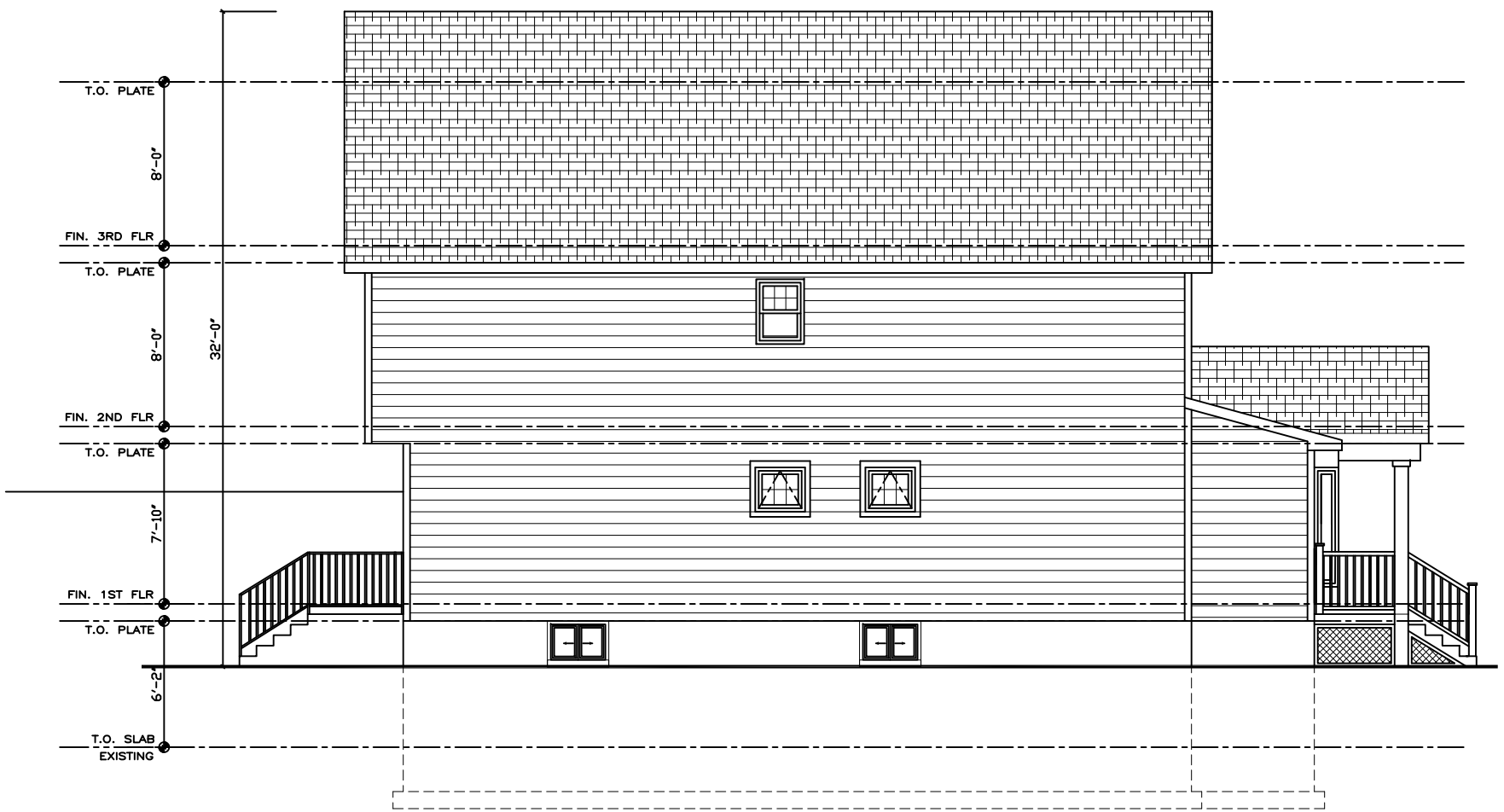
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|                    |             |                          |
|--------------------|-------------|--------------------------|
| Sheet Title        |             | Sheet No.                |
| PROPOSED ELEVATION |             | SK-2                     |
| Scale<br>AS SHOWN  | Drawn<br>HA | Project No.<br>23.10.EDW |



SOUTH ELEVATION  
1/8"=1'-0" PROPOSED



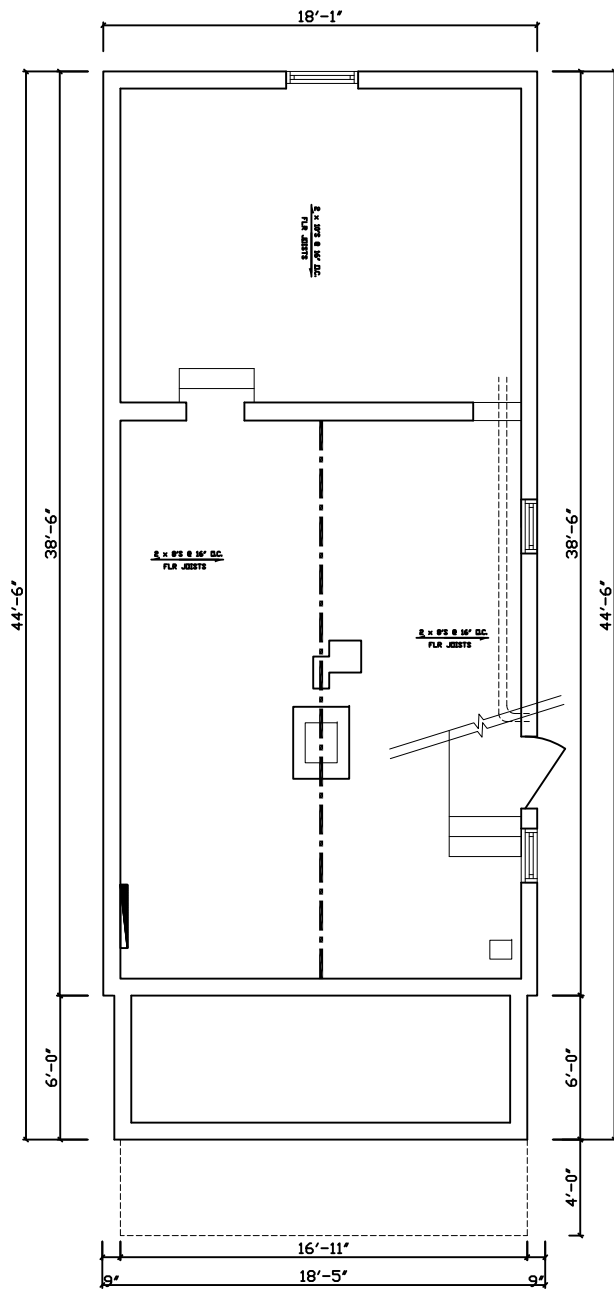
EAST ELEVATION  
1/8"=1'-0" PROPOSED

08/09/2023 REV  
05/30/2023  
05/25/2023  
05/17/2023  
05/08/2023  
05/01/2023

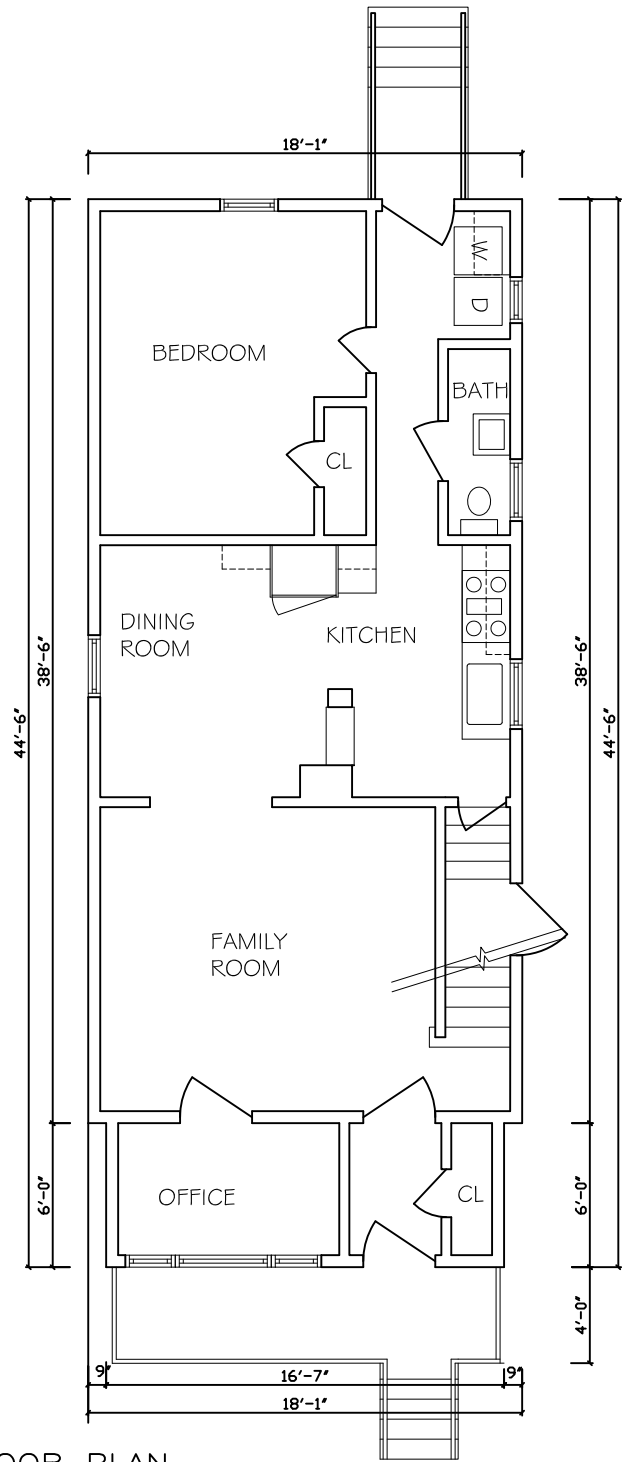
20 CHARLES STREET  
METUCHEN, NJ

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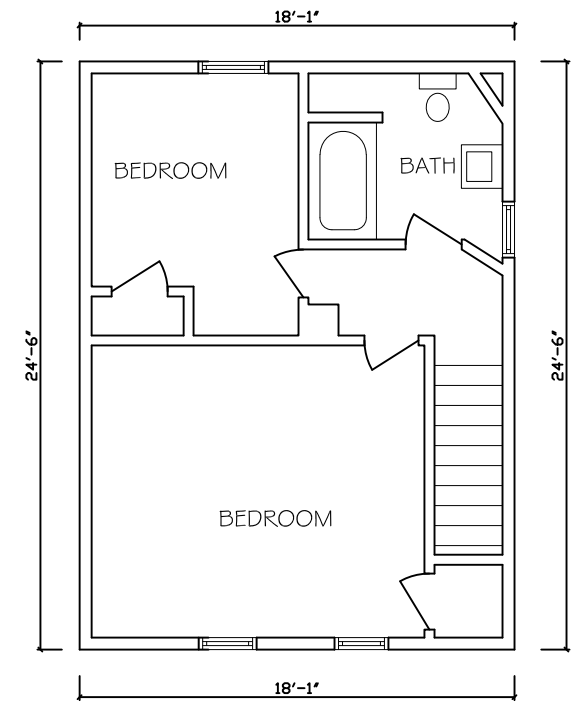
|                           |             |                          |
|---------------------------|-------------|--------------------------|
| Sheet Title               |             | Sheet No.                |
| <b>PROPOSED ELEVATION</b> |             | <b>SK-3</b>              |
| Scale<br>AS SHOWN         | Drawn<br>HA | Project No.<br>23.10.EDW |



CELLAR FLOOR PLAN  
1/8"=1'-0" EXISTING



FIRST FLOOR PLAN  
1/8"=1'-0" EXISTING



SECOND FLOOR PLAN  
1/8"=1'-0" EXISTING

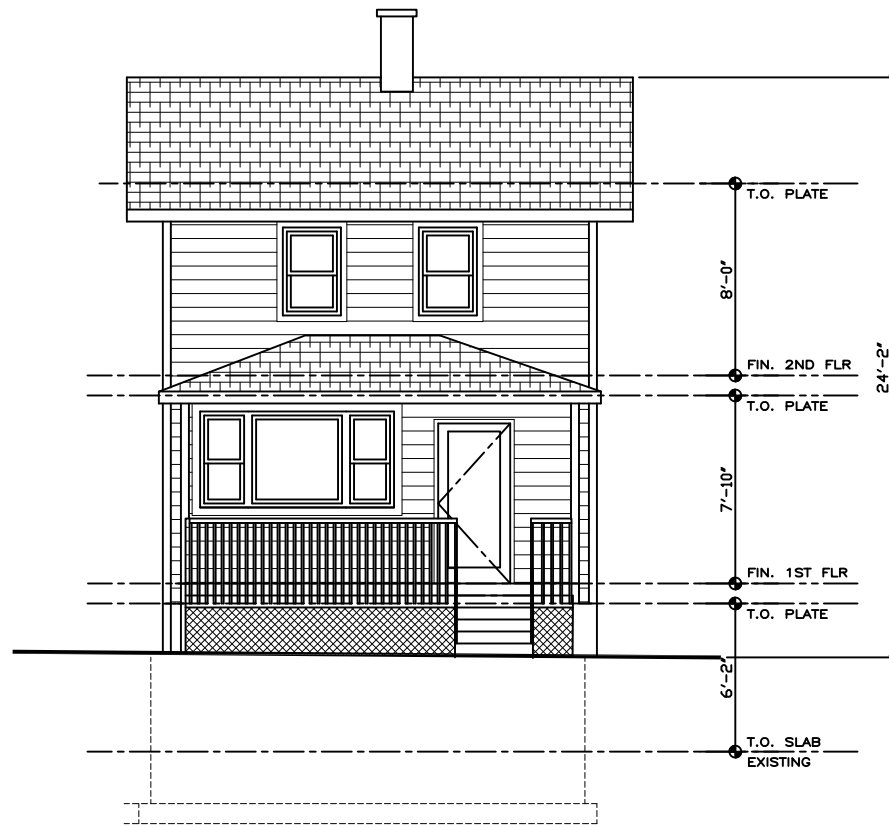
08/09/2023 REV  
05/30/2023  
05/01/2023

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METUCHEN, NJ

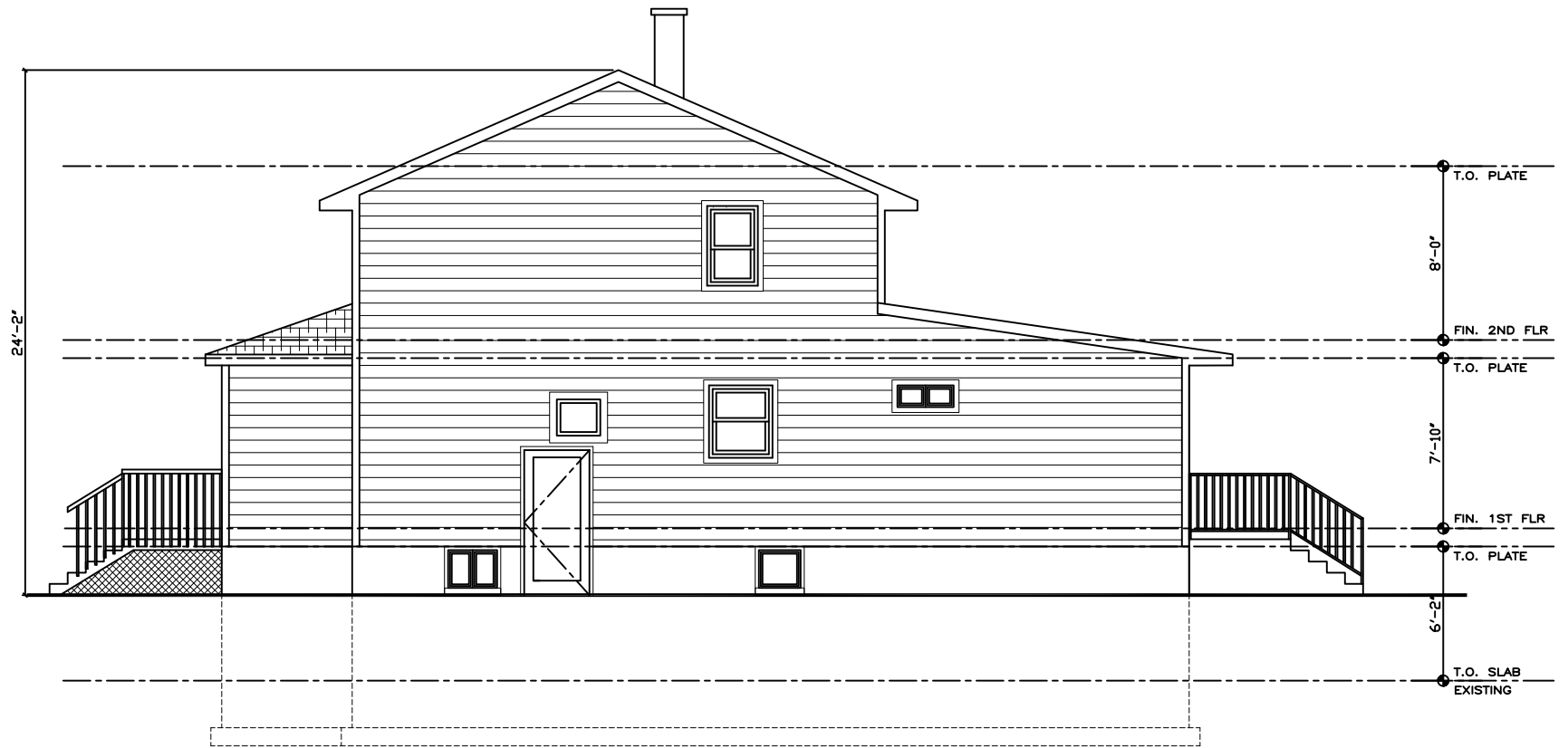


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|                   |             |                          |
|-------------------|-------------|--------------------------|
| Sheet Title       |             | Sheet No.                |
| EXISTING PLANS    |             | EX-1                     |
| Scale<br>AS SHOWN | Drawn<br>HA | Project No.<br>23.10.EDW |



NORTH ELEVATION  
1/8"=1'-0"



WEST ELEVATION  
1/8"=1'-0"

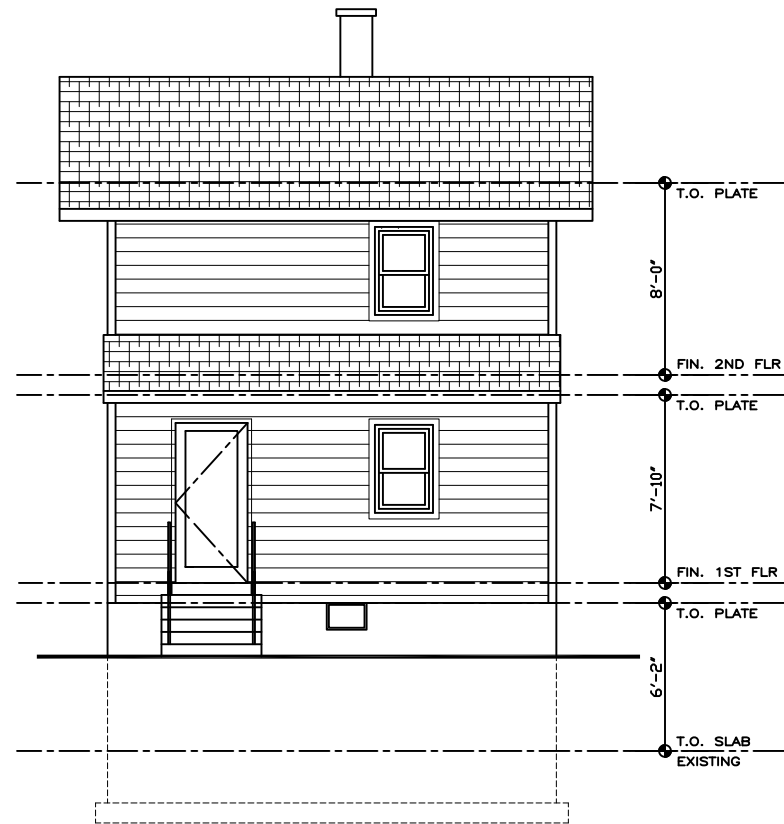
08/09/2023 REV  
05/30/2023  
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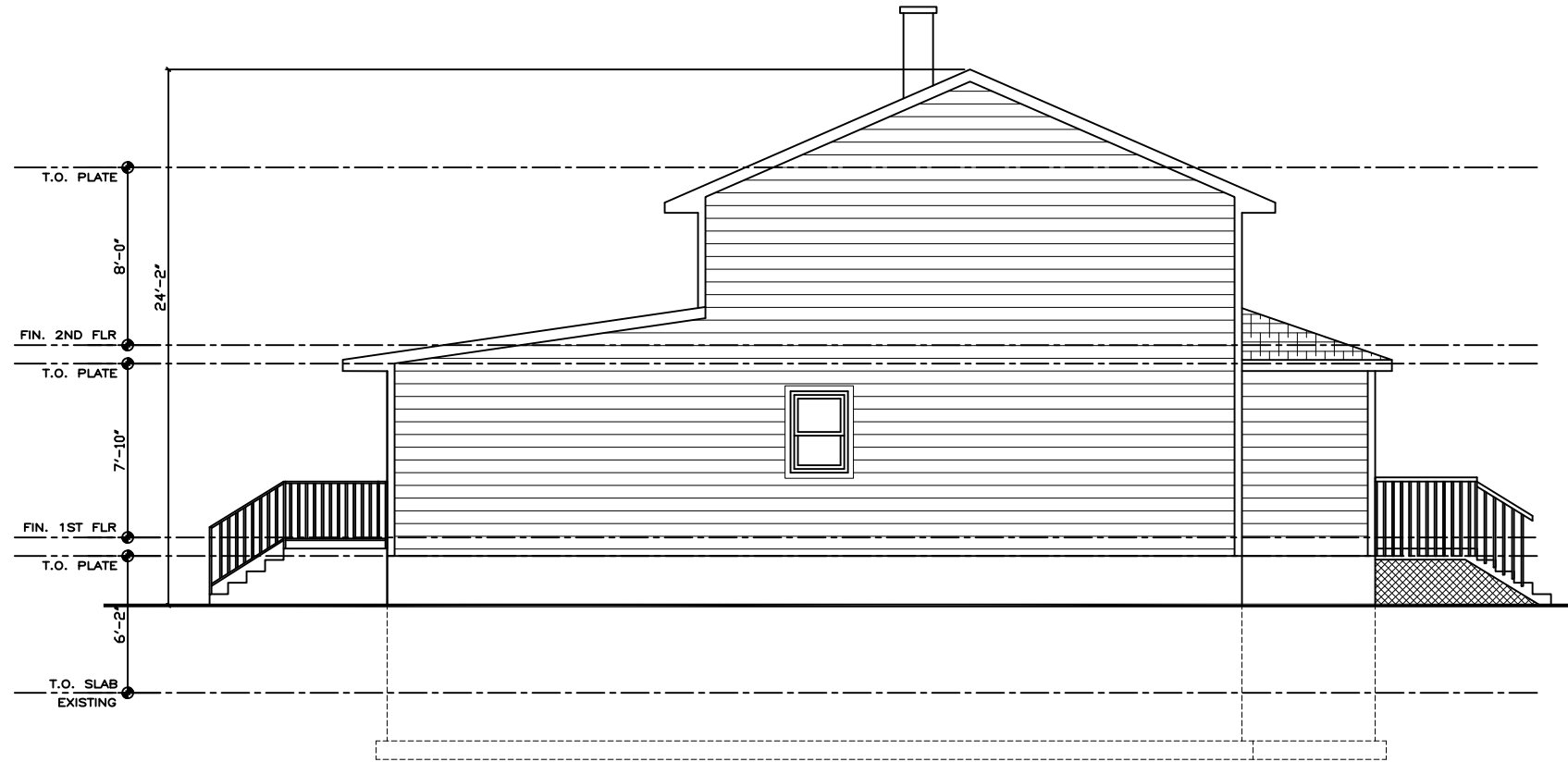
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|                    |             |                          |
|--------------------|-------------|--------------------------|
| Sheet Title        |             | Sheet No.                |
| EXISTING ELEVATION |             | EX-2                     |
| Scale<br>AS SHOWN  | Drawn<br>HA | Project No.<br>23.10.EDW |



SOUTH ELEVATION  
1/8"=1'-0"



EAST ELEVATION  
1/8"=1'-0"

08/09/2023 REV  
05/30/2023  
05/01/2023

20 CHARLES STREET  
METUCHEN, NJ

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|                    |             |                          |
|--------------------|-------------|--------------------------|
| Sheet Title        |             | Sheet No.                |
| EXISTING ELEVATION |             | EX-3                     |
| Scale<br>AS SHOWN  | Drawn<br>HA | Project No.<br>23.10.EDW |