



ZONING SCHEDULE C- GENERAL COMMERCIAL ZONE				
	CODE	REQUIRED	EXISTING	PROVIDED
LOT AREA	205-59.C(1)	6,000 S.F.	6,325 S.F.	NO CHANGE
LOT WIDTH	205-59.C(1)	60 FT.	55 FT.**	NO CHANGE
SETBACKS:				
FRONT	205-59.C	NO REQUIREMENT	9.7 FT.	NO CHANGE
SIDE	205-59.C(2)	3 FT.	3.6 FT./15.5 FT.	NO CHANGE
REAR	205-59.C(4)	10 FT.	58.7 FT.	NO CHANGE
COMBINED SIDE	205-12.B	16.5 FT.	19.1 FT.	NO CHANGE
IMPERVIOUS COVERAGE (%)	205-33.B.(3).(a)	75%	33.1%	38.5%
IMPERVIOUS IN YARD ADJACENT TO STREET	205-33.B.(3).(a)	60%	26.8%	NO CHANGE
SETBACK TO IMPERVIOUS SURFACES ¹	205-33.B.(4)	1.5 FT.	0.4 FT.** (WOOD WALK)	NO CHANGE
HEIGHT ²	205-10.A	34 FT.	18.4 FT.	NO CHANGE
PARKING				
1 - 325 S.F. APARTMENT	205-55.E.(1)	3/UNIT - 3 TOTAL SPACES	3 SPACES REQUIRED	3 SPACES REQUIRED
RETAIL 2 SPACES/1,000 S.F.	205-59.E.(1)	3 SPACES	3 SPACES REQUIRED	N/A
RESTAURANT - 1 SPACE/6 SEATS	205-59.E.(2)	9 SPACES (54 SEATS)	N/A	9 SPACES REQUIRED
TOTAL REQUIRED			6 SPACES REQUIRED	12 SPACES REQUIRED
TOTAL PROVIDED			10 SPACES PROVIDED	11 SPACES PROVIDED**
CONDITIONS FOR A MIXED USE BLDG				
205-59.A.(18).(a)	NO RESIDENTIAL USE ON 1ST FLOOR EXCEPT ACCESS			NO RESIDENTIAL USE PROVIDED ON 1ST FLOOR
205-59.A.(18).(b)	AREA OF 2ND FLOOR RESIDENTIAL ≤ AREA OF 1ST FLOOR COMMERCIAL			1ST FLOOR COMMERCIAL (1,397 S.F.) IS GREATER THAN 1ST FLOOR RESIDENTIAL (325 S.F.)
205-59.A.(18).(b)	AREA OF 3RD FLOOR RESIDENTIAL ≤ AREA OF 2ND FLOOR RESIDENTIAL			NOT APPLICABLE - THE BUILDING HAS NO THIRD FLOOR
205-59.A.(18).(c)	# OF RESIDENTIAL PARKING SPACES TO BE ≤ # OF COMMERCIAL PARKING SPACES			# COMMERCIAL PARKING (8 SPACES) IS GREATER THAN # RESIDENTIAL PARKING (3 SPACES)
SIGNS:				
FREE STANDING SIGNS				
NUMBER OF SIGNS	205-65.B.(5).(a)	NO MORE THAN 2 SIGNS	1 FREE STANDING SIGN	NO CHANGE
AREA OF SIGNS	205-65.B.(5).(a)	40 S.F. TOTAL	75 S.F.**	NO CHANGE
LENGTH	205-65.B.(5).(a)	12 FT.	38 S.F. EACH SIDE	NO CHANGE
ATTACHED SIGNS				
NUMBER OF SIGNS	205-65.B.(7)	1 PER SIDE OF BUILDING	1 ON WEST SIDE	NO CHANGE
AREA	205-65.B.(7)	10% OF GROUND FLOOR AREA (139 S.F. MAX)	1 ON SOUTH SIDE	NO CHANGE
HEIGHT	205-65.B.(7)	5 FT. MAX	21 S.F. EACH SIGN	NO CHANGE

LEGEND:
 O = IRON PIN FOUND
 □ = EASEMENT FOUND
 U = UTILITY POLE
 T = TAX MAP
 FM = FILED MAP
 POB = POINT OF BEGINNING
 AC = AIR CONDITIONER
 E = PROPERTY LINE
 C = CENTERLINE
 E/P = EDGE OF PAVEMENT
 6.02 = SPOT ELEVATION

NOTES:

- A.K.A. LOT 1.01, FILED MAP #A-1008, FILED 4/28/1980
MINOR SUBDIVISION OF LOT 1, BLOCK 'D'19, SHT. 8, NORTH BEACH HAVEN
OCEAN COUNTY - NEW JERSEY
- FLOOD ZONE AE, BASE FLOOD DEPTH 8,
AS SHOWN ON FIRM #34029C0603F
- BASED UPON THE OCEAN COUNTY, NJ PRELIMINARY FIRM #34029C0603G
THE PROPERTY IS LOCATED IN FLOOD ZONE AE, BASE FLOOD ELEVATION 8
THE PROPERTY IS LOCATED OUTSIDE OF THE COASTAL A ZONE.
- ELEVATIONS NAVD (1988)
- TOTAL TRACT AREA 6,325 S.F. (0.15 AC.)
- BUILDING COVERAGE, EXISTING AND PROPOSED, IS 25.2% OF THE LOT AREA.
- TOPOGRAPHY AND SURVEY INFORMATION IS AS SHOWN ON A PLAN PREPARED BY
HORN, TYSON & YODER, INC., SIGNED BY LEDN J TYSZKA, PLS GS35888
TITLED "BOUNDARY AND TOPOGRAPHIC SURVEY OF LOT 1.01, BLOCK 4.19 TAX MAP SHEET #6
LONG BEACH TOWNSHIP - OCEAN COUNTY, NEW JERSEY", DATED 7/10/2024

HORN, TYSON & YODER, INC.
 CONSULTING ENGINEERS; SURVEYORS-PLANNERS
 CERTIFICATE 24GA27951700 - ISSUED SEPTEMBER 1, 2022
 8510 LONG BEACH BOULEVARD, LONG BEACH TOWNSHIP, NEW JERSEY 08008-3424
 PHONE (609) 492-5050 FAX (609) 492-4163

James D. Brzozowski
JAMES D. BRZOZOWSKI, P.E., P.P.
 Professional Engineer, N.J. License Number GE44223
 Professional Planner, N.J. License Number 33LI00606400

OWNER/APPLICANT:
 WHITTINGHAM WORLDWIDE LLC
 1501 LONG BEACH BOULEVARD
 LONG BEACH TOWNSHIP, NJ 08008

SITE PLAN
 LOT 1.01, BLOCK 4.19
 TAX MAP SHEET # 6
 LONG BEACH TOWNSHIP
 OCEAN COUNTY, NEW JERSEY

SCALE: 1" = 10'
 DRAWN BY: ASC
 SHEET 1 OF 1

JOB NO. 190-010 DATE: 11/25/2024

APPROVED
 BY THE LONG BEACH TOWNSHIP LAND USE BOARD

CHAIRMAN _____

SECRETARY _____

ENGINEER _____