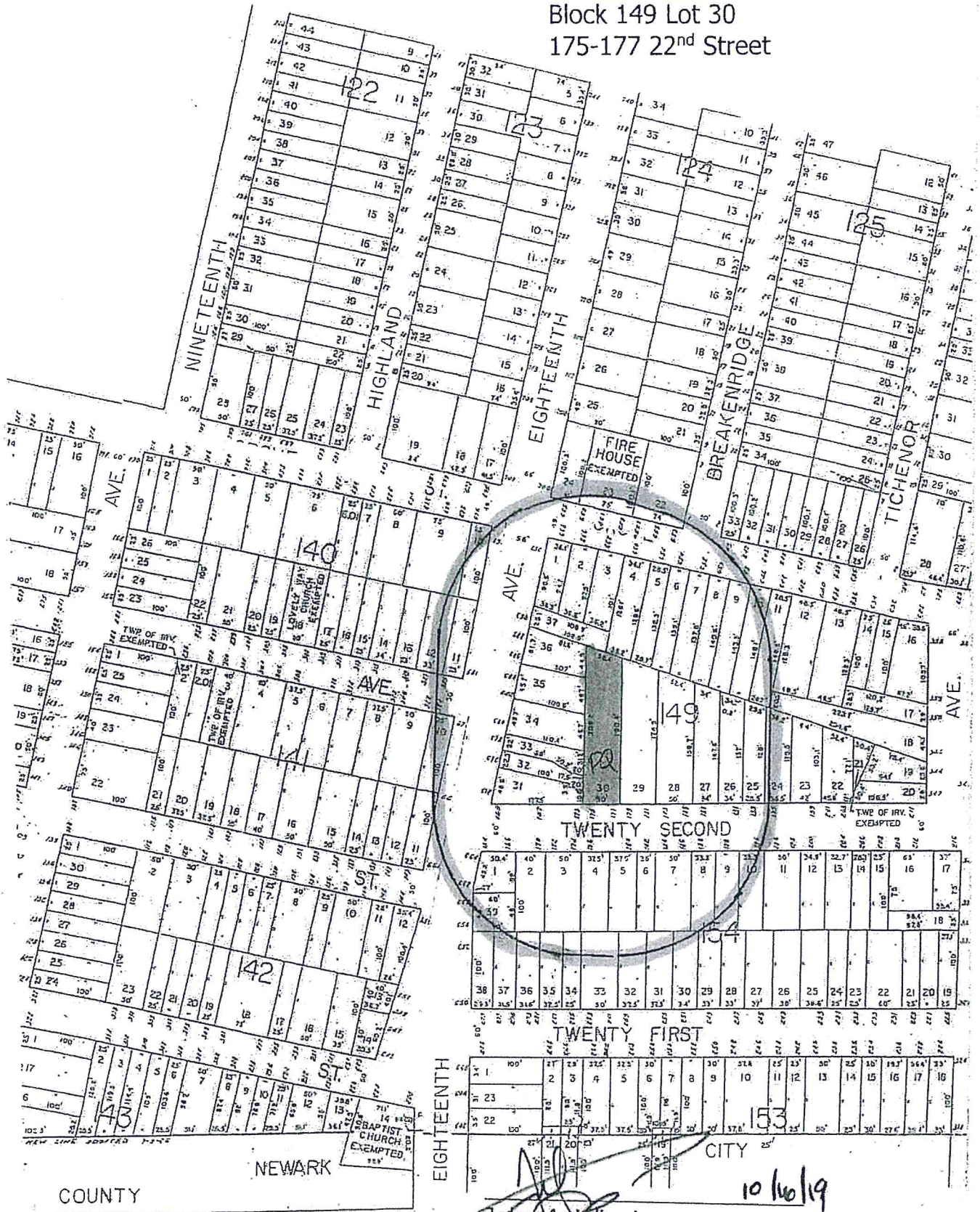


200 Foot Radius Map for:

Block 149 Lot 30

175-177 22nd Street



John A. Wiggins
N.J. P.E. No. 26251
Township Engineer

TOWNSHIP OF IRVINGTON
PLANNING BOARD AND ZONING BOARD OF ADJUSTMENT
SITE PLAN AND ZONING BOARDS
(TO BE SUBMITTED WITH APPLICATION)

This check list is designed to assist both the applicant, the Planning Board and the Zoning Board of Adjustment in assessing the completeness of plans submitted for review. The Applicant must check off each item to ensure that it is included on the plan. ITEMS OMITTED WILL RESULT IN THE APPLICATION BEING DECLARED INCOMPLETE WITH RESULTANT DELAYS IN CONSIDERATION BY THE BOARD. Utility plans, landscaping plans, architectural elevations, etc. may be shown on separate sheets.

As a guide to what must be shown on the Plans and/or submitted to the Township Board Secretary, the applicant should refer to Zoning Ordinance Chapter 650 and subdivision and Site Plan Review Ordinance Chapter 174. You or your preparer should be familiar with the Municipal Land Use Law chapter 291, Laws of N.J.1975 as amended.(NJSA 40:55d-1 et seq.)

Professionals preparing plans should refer to Subchapter 7 "Permissible Division of Responsibility in Submission of Site Plans and Major Subdivision Plats" specifically 13:40-7.1; 13:40-7.2; 13:40-7.3 and 13:40-7.4 as well as the Building Services Design Act (NJSA 45:4B-1 et seq.) and the Title Recordation Act (NJSA 46:26A-1 et seq) as well as the regulations governing professional practice in New Jersey (NJAC 13:40-1 et seq. and NJAC 13:27-1 et seq.)

Plans submitted must be signed and sealed by the representing professional licensed to practice said profession by the State of New Jersey.

Remember that this is only a guide see chapter 174 for specific requirements.

20 Copies for Planning Board Applications

16 Copies for Board of Adjustment Applications

☒ (20) Copies of Plan on standard sheet sizes (18" x 24") or (24" x 36") each folded to approximately 9"x12" Packet with title block exposed.

☒ Storm Water detention calculations¹

☒ Sanitary Sewer calculations²

☒ Place for signature of Chairman and Secretary of the Board.

☒ Place for signature of Township Engineer.

☒ Tax map lot and Block numbers.

¹ For more specific information concerning storm water information and calculations, please contact the Office of the Township Engineer (jwiggins@irvingtonnj.org)

² For more specific information concerning sanitary sewer information and calculations, please contact the Office of the Township Engineer (jwiggins@irvingtonnj.org)

- ☒ Date, scale and "north" sign.
- ☒ Key map of the site with reference to surrounding areas and existing street location.
- ☒ Zone district in which property in question falls, zone district of adjoining property and all property within a 200-foot radius of the property in question.
- ☒ Names of owners of all contiguous land and adjacent property
- ☒ Dimensions of lot, setbacks, front yard, side yards and rear yard, size, and kind of location of fences.
- ☒ Location dimensions and details of all signs and exterior lighting including type of standards, location, radius of light and intensity in foot candles.
- ☒ The outside dimension of existing and/or proposed principal building(s) and all accessory structures.
- ☒ Storm drainage plan showing location of inlets, pipes, swales, berms and other storm drainage facilities including roof leaders.
- ☒ Right-of-way, easements and all lands to be dedicated to the municipality or reserved for specific uses.
- ☒ The entire property in question, even though only a portion of said property is involved in the site plan or subdivision, provided, however, were it is physically impossible to show the entire property on the required sheet, a separate map at an appropriate scale may be submitted.
- ☒ Significant existing physical features including streams, water courses, rock outcrops, swampy soil, etc.
- ☒ Plans of off-street parking area layout and off-street loading facilities showing location and dimensions of individual parking spaces, loading areas, aisles, traffic patterns and driveways for ingress and egress.
- ☒ All driveways and streets within 200 feet of site.
- ☒ All existing and proposed curbs and sidewalks.
- ☒ All existing and proposed utility lines within and adjacent to the subject property.
- ☒ Typical floor plans and elevations.
- ☒ Existing and proposed sanitary sewerage disposal system. Hydraulically assess impact on municipal system.
- ☒ Water supply system.
- ☒ Methods of solid waste disposal and storage, provisions for recycling.
- ☒ Existing and proposed spot elevations based upon the US Coastal Geodetic datum at all building corners, all floor levels, center lines of abutting roads, top and bottom curbs, property corners, gutters and other pertinent locations.

- ☒ Location of all existing trees or tree masses, indicating general sizes and species.
- ☒ Landscaping and buffering plan showing what will remain and what will be planted indicating names of plants and trees and dimensions, approximate time of planting and method of planting (base rooted, ball and burlap).
- ☒ Soil and erosion plan as required by statute and proof of approval by the Conservation District.
- ☒ Show on the plan the required and proposed set back; bulk area coverage; lot area requirement; parking; zone requirements, etc.
- ☒ Proof of Ownership or consent of current owner to submit the application.
- ☒ Any other pertinent information as may be required by the Planning Board.

DATE OF APPLICATION

KALTSIS ARCHITECTURE LLC
SIGNATURE OF PLAN PREPARER

ADDRESS & PHONE NBR.

8005 KENILWORTH BLVD
NORTH BERGEN, NJ 07047
201-662-1001

NAME & ADDRESS OF APPLICANT:

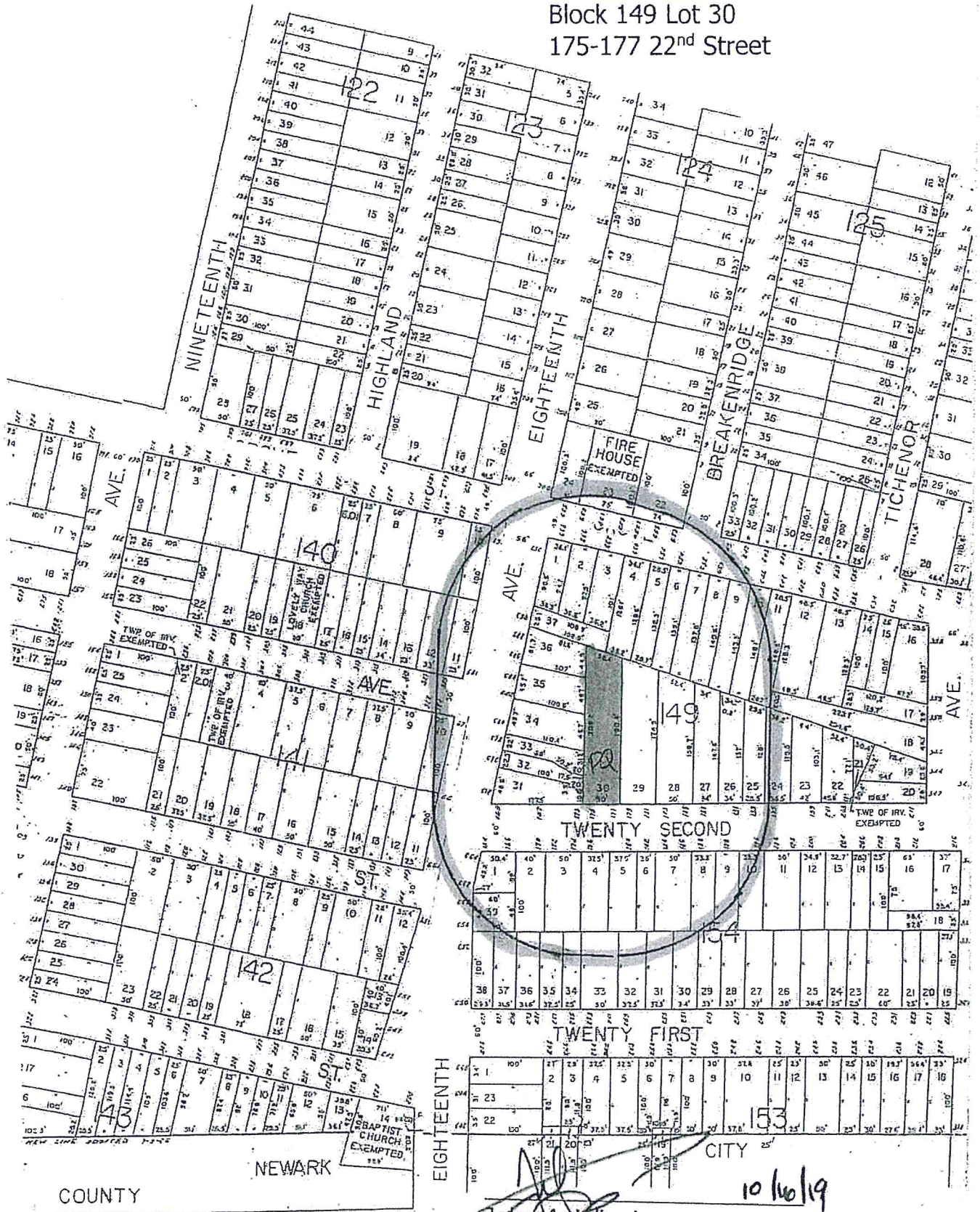
175-177 22nd Street, LLC - 175-177 22nd Street, Irvington NJ 07111

PHONE NUMBER: 201-442-9200

200 Foot Radius Map for:

Block 149 Lot 30

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10/16/19