

REQUIREMENTS FOR SILT FENCE:

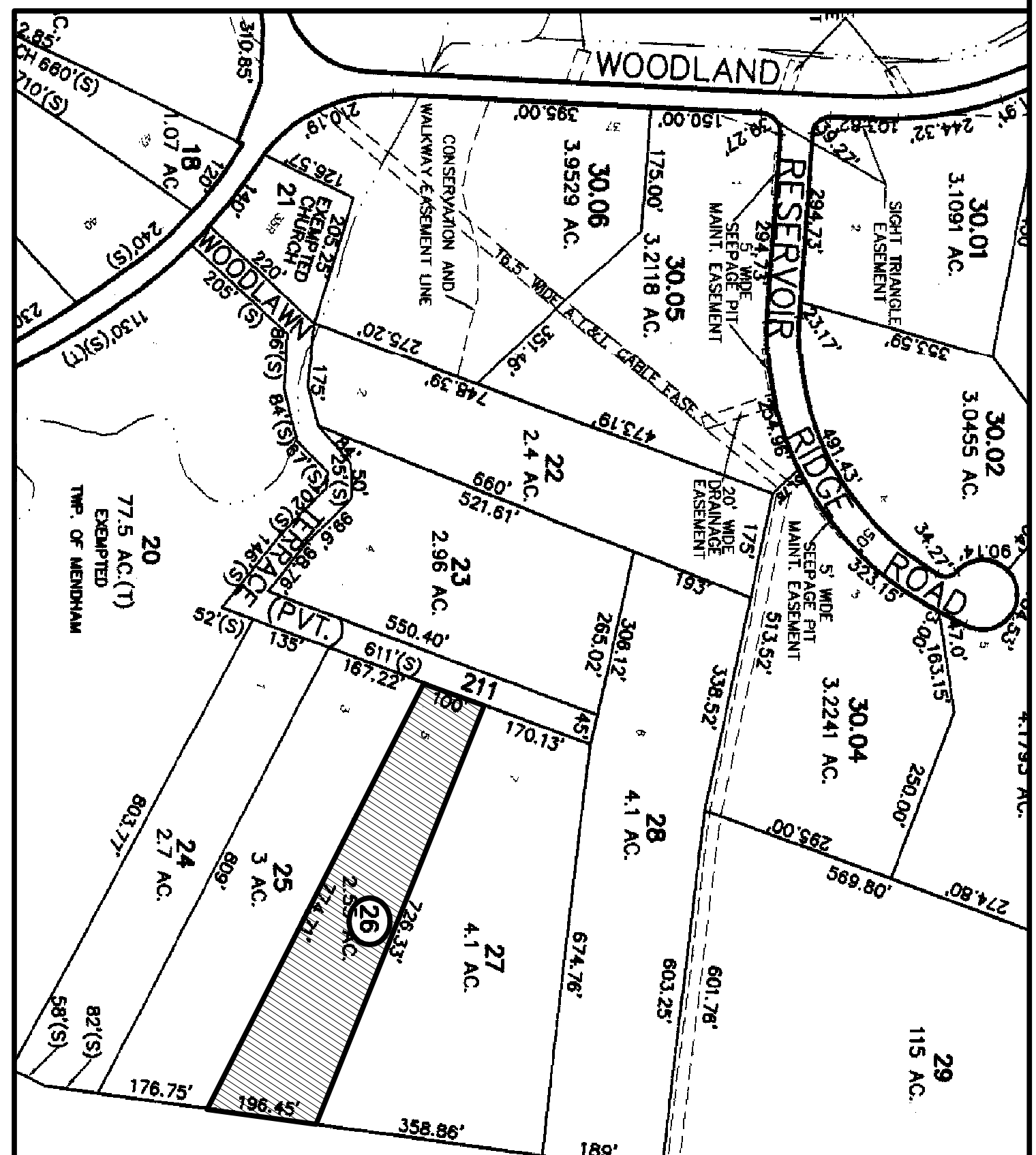
- (1) FENCE POSTS SHALL BE SPACED 8 FEET CENTER-TO-CENTER OR CLOSER. THEY SHALL EXTEND AT LEAST 18 INCHES ABOVE THE GROUND SURFACE. POSTS SHALL BE CONSTRUCTED OF HOLLOWED PIPE WITH A MINIMUM DIAMETER THICKNESS OF 1-1/2 INCHES.
- (2) A RETAIN FENCE WITH 6 INCH OR SMALLER OPENINGS AND AT LEAST 2 FEET HIGH MAY BE UTILIZED. IT MUST BE CONSTRUCTED OF RIGID MATERIAL AND BE ABLE TO WITHSTAND THE FORCE OF WATER FLOWING THROUGH THE FENCE.
- (3) A GEOTEXTILE FABRIC, RECOMMENDED FOR SUCH USE BY THE MANUFACTURER, SHALL BE SPACED AT LEAST 6 INCHES ABOVE THE GROUND SURFACE. THE FABRIC SHALL BE SECURED TO THE POSTS WITH 1/2 INCH DIAMETER GALVANIZED STEEL RINGS OR STAPLES AND A HIGH STRENGTH NON-CORROSIVE METALLIC NYLON WEBBING OR STRAP. THE FABRIC SHALL BE TENSIONED AWAY FROM THE POST. THE FABRIC SHALL BE SECURED TO THE POSTS WITH 1/2 INCH DIAMETER GALVANIZED STEEL RINGS OR STAPLES AND A HIGH STRENGTH NON-CORROSIVE METALLIC NYLON WEBBING OR STRAP. THE FABRIC SHALL BE TENSIONED AWAY FROM THE POST. THE FABRIC SHALL BE SECURED TO THE POSTS WITH 1/2 INCH DIAMETER GALVANIZED STEEL RINGS OR STAPLES AND A HIGH STRENGTH NON-CORROSIVE METALLIC NYLON WEBBING OR STRAP.

SILT FENCE DETAIL

REF: STANDARD FOR SOIL EROSION AND SEDIMENT CONTROL IN NEW JERSEY, PAGE 25-4

GENERAL NOTES:

1. OWNER/APPLICANT: COLLEEN BETZLER, BROOKSIDE, NJ 07906
2. LOT AREA = 108,239 SQ.FT. = 2.485 ACRES. NET DISTURBANCE = 4,519 SQ.FT. = 0.104 ACRES. PROPOSED POOL = 787 SQ. FT. = 0.018 ACRES.
3. BOUNDARY INFORMATION USED TO PREPARE THIS PLAN IS TAKEN FROM A SURVEY PREPARED BY JAMES P. DEARDY SURVEYOR, LLC AND SIGNED BY JOHN G. RITZ, MAPS LIC. NO. 2450942400, DATED 4/25/16.
4. THE TOPOGRAPHY SHOWN ON THIS PLAN WAS COLLECTED UNDER MY SUPERVISION ON 8/31/21.
5. ELEVATIONS ARE IN AN ASSUMED DATUM BENCHMARK = FT-108.00
6. THE BURNING OF BRUSH, STUMPS, TREES OR ANY CONSTRUCTION RELATED MATERIALS IS PROHIBITED.
7. ALL ON SITE GRADING NOT TO EXCEED 3:1 SLOPES.
8. ALL UTILITIES ARE TO BE INSTALLED UNDERGROUND. AFTER THE BACKFILLING OF PREVIOUSLY EXISTING UTILITIES, THESE AREAS ARE TO BE STABILIZED WITH TOP SOIL AND FERTILIZED.
9. DISTURB AS LITTLE AREA AS POSSIBLE DURING EXCAVATION. EXCAVATED MATERIAL IS TO BE DISPOSED OF ON SITE AFTER ALL BUILDING CONSTRUCTION IS COMPLETED, OR IS TO BE DISPOSED OF IN A OFFSITE APPROVED LANDFILL.
10. THERE ARE NO WETLANDS ON OR WITHIN 150 FEET OF THE PROPOSED SOIL DISTURBANCE.
11. NO TREES SHALL BE REMOVED AS A RESULT OF THIS PROJECT.
12. OBTAINING APPROVED LOCAL OR COUNTY ORDINANCES FROM THE CONTRACTOR AND IS NOT INFORMATION PRIOR TO BEGINNING ANY CONSTRUCTION. THE CONTRACTOR SHALL CALL ALL UTILITIES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES PRIOR TO CONSTRUCTION.
13. NET CUT IS APPROX 20 CU. YDS. OF SOIL MATERIAL. DISPOSAL OF THIS MATERIAL AT AN OFFSITE LOCATION SHALL BE APPROVED BY TOWNSHIP ENGINEER PRIOR TO ITS REMOVAL. THE CONTRACTOR TO CONDUCT COST ESTIMATING FOR THE RECEIVING SITE PRIOR TO MOVEMENT. ALL SOIL SHALL BE TRANSPORTED AND DISPOSED IN ACCORDANCE WITH ALL STATE AND FEDERAL REQUIREMENTS.
14. THE CONTRACTOR SHALL NOTIFY THE TOWNSHIP ENGINEER FOR THE FOLLOWING INSPECTIONS 48 HOURS IN ADVANCE:
 - a. SILT FENCE INSTALLATION PRIOR TO SOIL DISTURBANCE
 - b. GRADIENT EXAMINATION PRIOR TO INSTALLATION OF MATERIALS BACKFILL
 - c. PRIOR TO REMOVAL OF SOIL EROSION CONTROL MEASURES
 - d. OTHER INSPECTIONS WHICH MAY BE SPECIFIED AT THE TIME OF CONSTRUCTION
15. THE PROPOSED POOL SHALL BE EMBEDED WITHIN A MINIMUM 4' HIGH FENCE WITH SELF-CLOSING GATE.
16. NO DISTURBANCE IS PROPOSED ON SLOPES IN EXCESS OF 10%

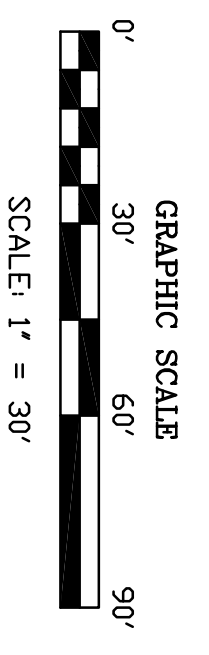
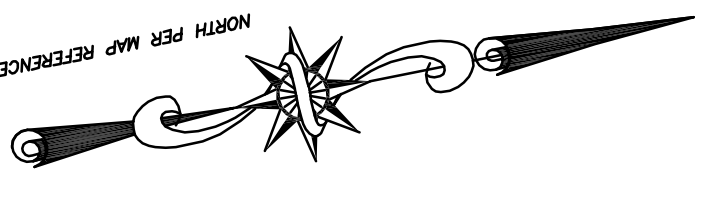
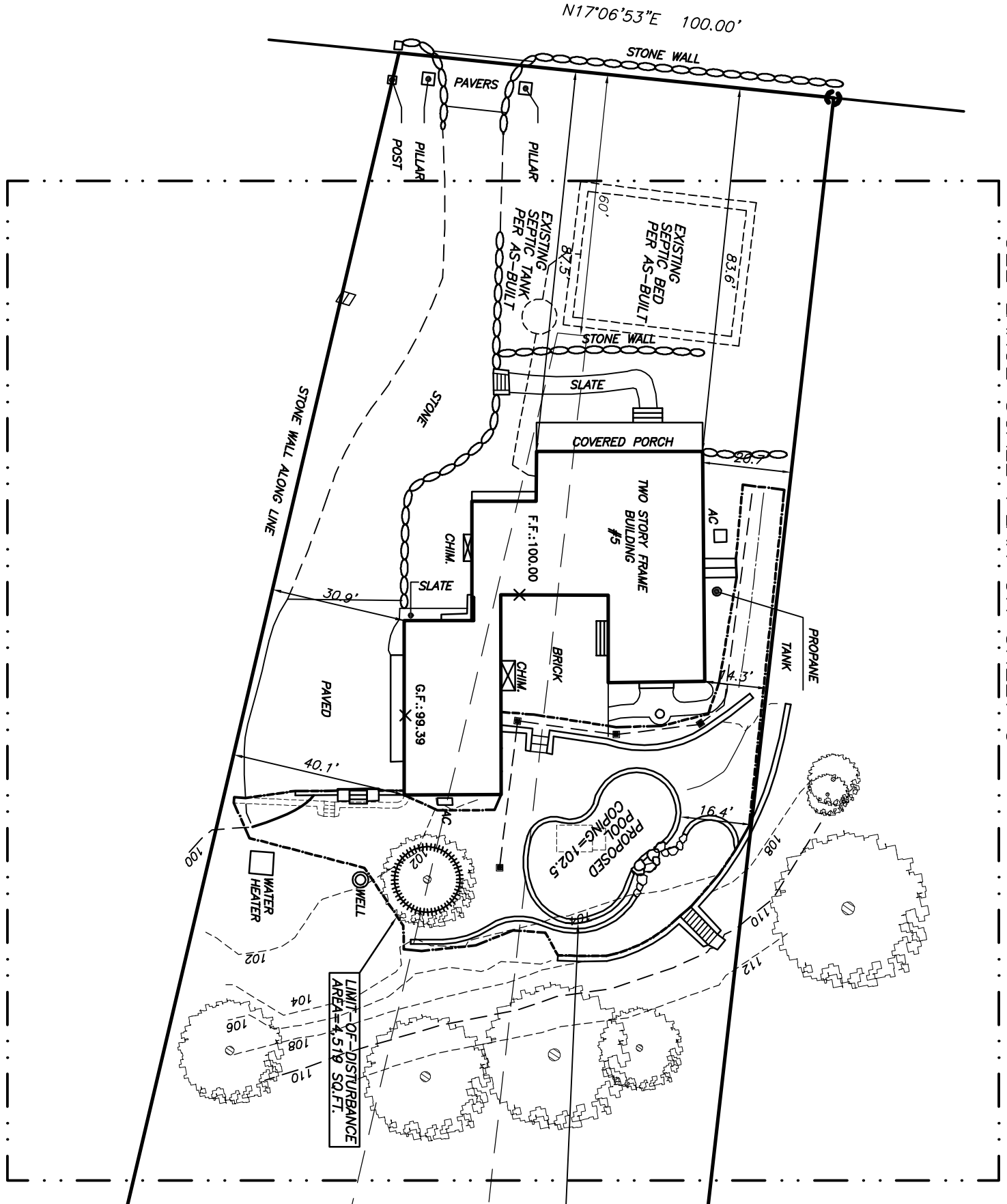


ZONE REQUIREMENTS

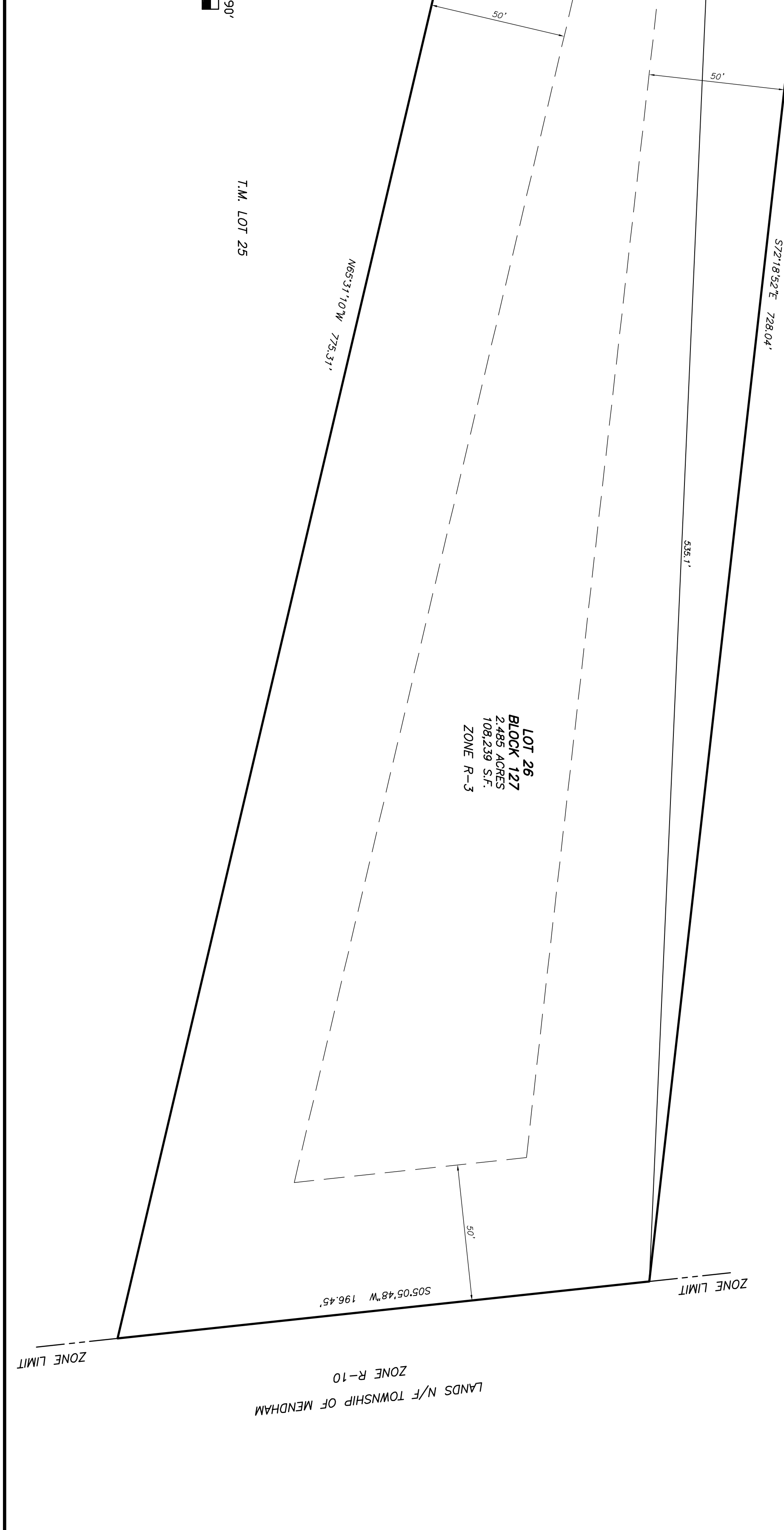
PROPERTY IS LOCATED IN THE R-3 ZONE - SINGLE FAMILY RESIDENTIAL

ORDINANCE ITEM	REQUIRED	PROVIDED
MIN. LOT AREA	3 ACRES	2.485 ACRES = 108,239 SQ.FT.
MIN. LOT FRONTAGE	100 FT.	100.00 FT.
MIN. FRONT YARD	60 FT.	83.6 FT. (EX. DWELLING)
MIN. SIDE YARD	50 FT.	16.4 FT. (PROPOSED POOL)
MIN. REAR YARD	50 FT.	535.1 FT. (PROPOSED POOL)

WOODLAWN TERRACE
(45' WIDE R.O.W. PER T.M.)
(PRIVATE ROAD)



T.M. LOT 25



RYAN L. SMITH 1/6/23
DATE:
NEW JERSEY LICENSED PROFESSIONAL ENGINEER
AND LAND SURVEYOR NO. GR45275
NOT VALID WITHOUT SIGNATURE AND BASED SEAL

LOT GRADING PLAN

BETZLER PROPERTY
5 WOODLAWN TERRACE
LOT 26 ~ BLOCK 127
TOWNSHIP OF MENDHAM
MORRIS COUNTY, NEW JERSEY

SHEET TITLE:

YAMACCONE & ALDRICH, LLC

460 MAIN STREET, P.O. BOX 459
CHESTER, NEW JERSEY 07930
PHONE: 908-879-6646
FAX: 908-879-8991
N.J. STATE BOARD FOR P.E. & P.L.S. CERTIFICATE OF AUTHORIZATION NO. 26A02943600

DRAWN BY: J.M.F./E.S.	DATE: JANUARY 6, 2023
CHECKED BY: E.S.	SCALE: AS SHOWN
W.O. 2211012	
F.B. 776/26	
FILE:	
FILE NAME: M:\SERVIC\DATA\221001\22101	
FILE NAME: LOT26-WK.DWG	

SHEET **2** OF **3**