

WETLAND BUFFER TABLE

Line #	Direction	Length
WL1	S10° 52' 20"E	61.73'
WL2	S67° 35' 43"E	34.50'
WL3	S42° 35' 40"E	75.46'
WL4	S22° 49' 03"E	30.88'
WL5	S26° 27' 34"E	4.08'
WL6	S10° 38' 12"W	139.00'
WL7	S22° 27' 12"W	36.04'

WETLAND BUFFER CURVE TABLE

Curve #	Radius	Length	Delta	Chord
WC1	34.92'	40.59'	66° 36' 06"	N83° 33' 34"E 38.34'
WC2	50.00'	15.25'	17° 28' 13"	S35° 11' 40"E 15.19'

TOWNSHIP OF BRICK R-10 RESIDENTIAL ZONING

LAND USE ORDINANCE	REQUIRED	PROVIDED
MIN. LOT AREA (INTERIOR)	10,000 SF.	10,350 SF.
MIN. LOT AREA (CORNER)	10,500 SF.	15,725 SF.
MIN. LOT FRONTAGE: 50% LOT WIDTH:	54 FT.	90.00 FT.
MIN. LOT WIDTH (INTERIOR)	90 FT.	90.00 FT.
MIN. LOT WIDTH (CORNER)	100 FT.	232.69 FT.
MIN. LOT DEPTH (INTERIOR)	100 FT.	115.00 FT.
MIN. LOT DEPTH (CORNER)	100 FT.	100.00 FT.
MIN. YARD REQUIREMENTS: (PRINCIPAL BUILDING)	30 FT.	30 FT.
MIN. SIDE YARD SETBACK:		
PRINCIPAL:		
SINGLE COMBINED:	6 FT.	6 FT.
ACCESSORY:	20 FT.	20 FT.
REAR YARD SETBACK:	5 FT.	5 FT.
PRINCIPAL:		
ACCESSORY:	15 FT.	15 FT.
MAX. LOT COVERAGE BY BUILDING:	5 FT.	5 FT.
MAX. BUILDING HEIGHT:	30%	30%
STORIES:	N/A	N/A
EAVES:	23 FT.	23 FT.
FEET:	35 FT.	35 FT.
RIDGE:	38.5 FT.	38.5 FT.
MAX FLOOR/ BUILDING AREA:	N/A	N/A
MAX ALLOWABLE IMPERVIOUS COVERAGE:	N/A	N/A

Curve Table

Curve #	Radius	Length	Delta	Chord
C1	25.00'	34.59'	79° 16' 04"	S0° 04' 10"W 31.89'
C2	100.00'	69.46'	39° 47' 56"	S59° 27' 50"E 68.07'
C3	175.00'	17.45'	5° 42' 46"	S82° 13' 11"E 17.44'
C4	225.00'	22.43'	5° 42' 46"	S82° 13' 11"E 22.42'
C5	150.00'	152.02'	58° 03' 56"	S71° 36' 13"W 145.59'
C6	200.00'	146.38'	41° 56' 08"	S79° 04' 08"W 143.14'
C7	175.00'	17.45'	5° 42' 46"	N82° 13' 11"W 17.44'
C8	225.00'	22.43'	5° 42' 46"	N82° 13' 11"W 22.42'
C9	150.00'	104.19'	39° 47' 56"	N59° 27' 50"W 102.11'
C10	35.00'	55.03'	90° 05' 12"	N84° 36' 28"W 49.53'
C11	200.00'	25.41'	07° 16' 41"	N84° 00' 09"W 25.39'

- NOTES:**
- ALL HOUSE GRADING IS BASED ON BASEMENT FOUNDATION. HOUSE PLANS AND FOUNDATION DESIGN BY OTHERS.
 - TREE PROTECTION FENCE SHALL BE INSTALLED PRIOR TO ANY GRADING.
 - PARKING FOR SINGLE FAMILY DWELLINGS SHALL COMPLY WITH R.S.I.S 5:21.
 - 2 BEDROOM - 1.5 PARKING SPACES
 - 3 BEDROOM - 2.0 PARKING SPACES
 - 4 BEDROOM - 2.5 PARKING SPACES
 - 5 BEDROOM - 3.0 PARKING SPACES
 EACH GARAGE SPACE SHALL BE COUNTED AS 1.0 PARKING SPACE. TWO CAR GARAGE AND 20x18 FT. DRIVEWAY SHALL COUNT AS 3.5 SPACES.
 - EXISTING VEGETATION WITHIN THE OCEAN COUNTY SIGHT TRIANGLE SHALL BE LIMBED UP TO A MINIMUM OF 120" ABOVE GROUND.

APPROVED BY:
BRICK TOWNSHIP PLANNING BOARD

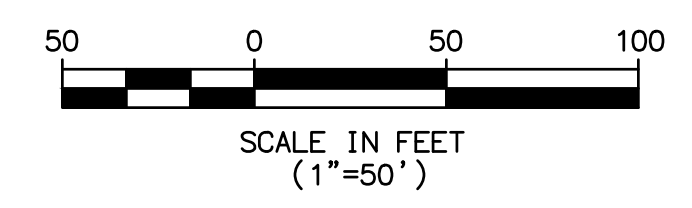
CHAIRPERSON _____ DATE _____

SECRETARY _____ DATE _____

ENGINEER _____ DATE _____

THIS IS TO CERTIFY THAT THE WATER AND SEWER DESIGN CONFORMS WITH THE RULES AND REGULATIONS OF THE BRICK TOWNSHIP MUNICIPAL UTILITIES AUTHORITY

STEPHEN T. SPECHT, P.E.
 DEPUTY EXECUTIVE DIRECTOR &
 DIRECTOR OF ENGINEERING/OPERATIONS



CERTIFICATE OF AUTHORIZATION: 24G02228900

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PRELIMINARY MAJOR SUBDIVISION
"ARYA PROPERTIES @ OSPREY POINTE"

DIMENSION PLAN

MUNICIPAL APPLICATION # PB-2723-(2496)FMS 9/15
BLOCK 340 LOTS 75 & 76
 TAX MAP #28
 TOWNSHIP OF BRICK

COUNTY OF OCEAN NEW JERSEY

REV	DATE	DESCRIPTION	BY
7	12/2/19	REV TITLE BLOCK	DS
6	11/4/19	REV FOR RESOLUTION COMPLIANCE	DS
5	10/3/19	REV PER 10/3/19 NJDEP REVIEW	DS
4	5/17/19	REV PER DEP REVIEW	MRW
3	12/7/18	REV PER DEP SUBMISSION	DS
2	10/17/18	REV PER PLANNING BOARD REVIEW	DS
1	9/14/18	REV PER BTMUA REVIEW	DS
			BY

Scale: 1"=50' Drawn By: Date: JOB # Sheet #
 DS 8/20/18 ARYA2016-015 SITE PLAN 4 OF 14