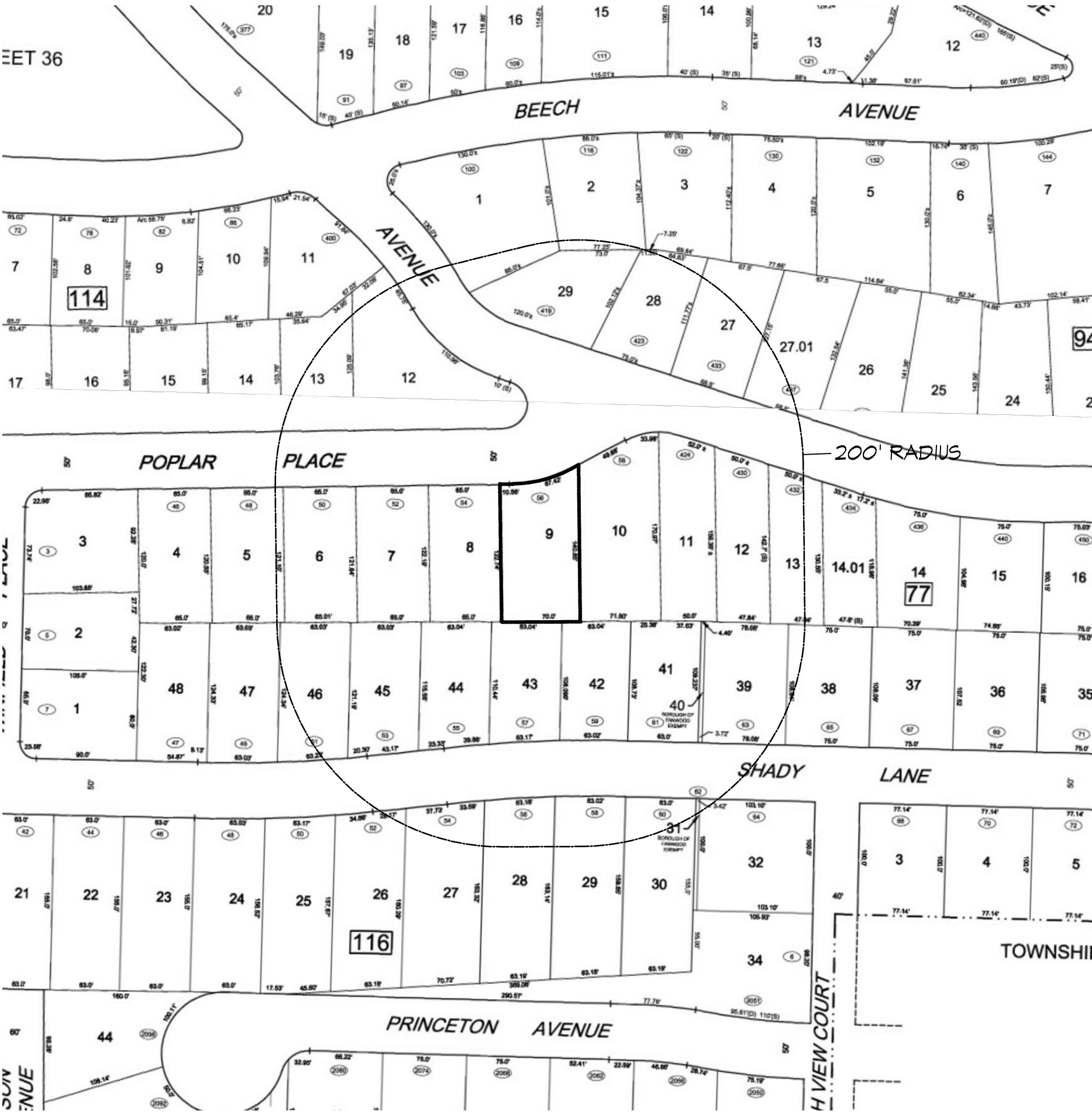
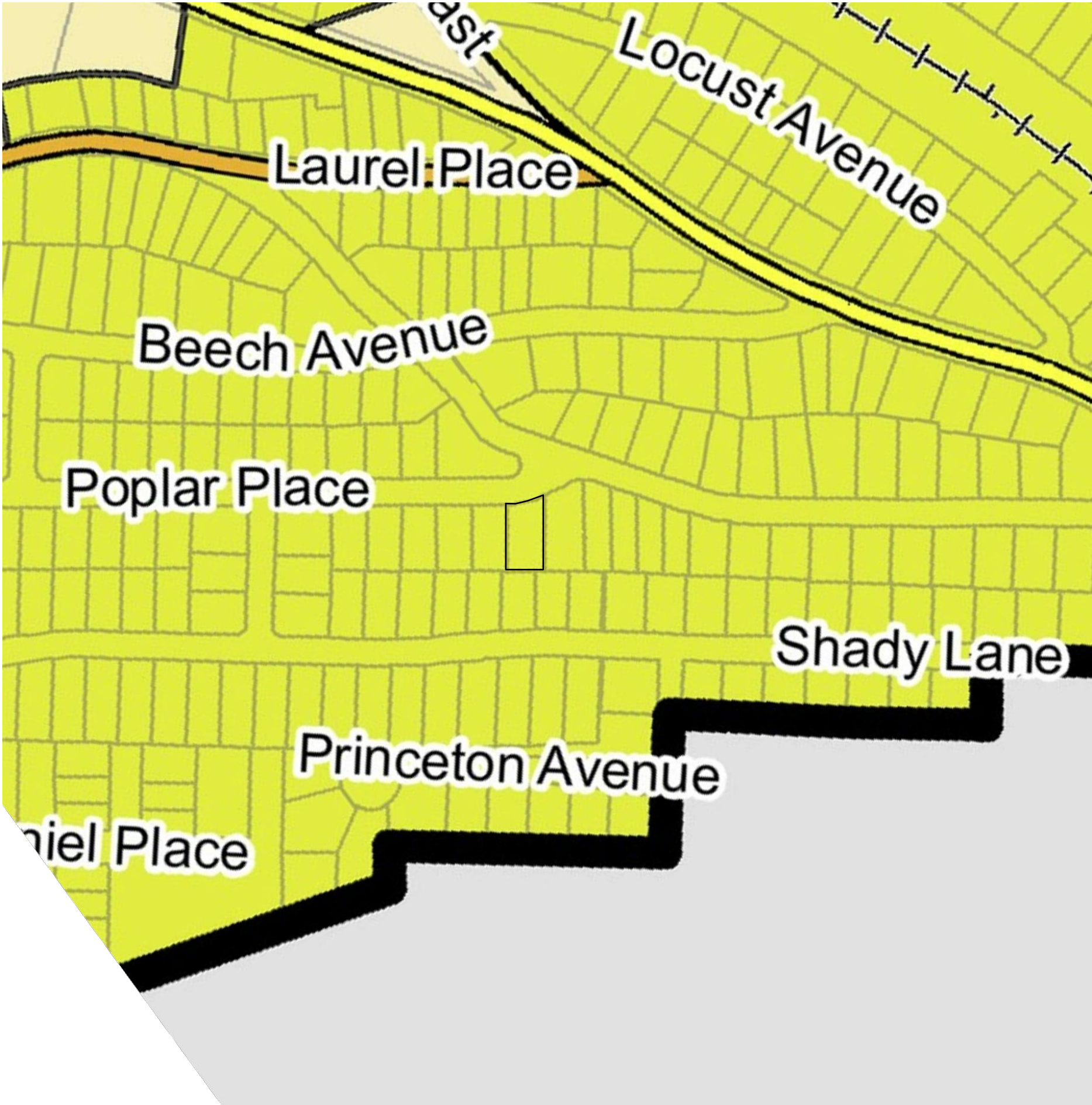




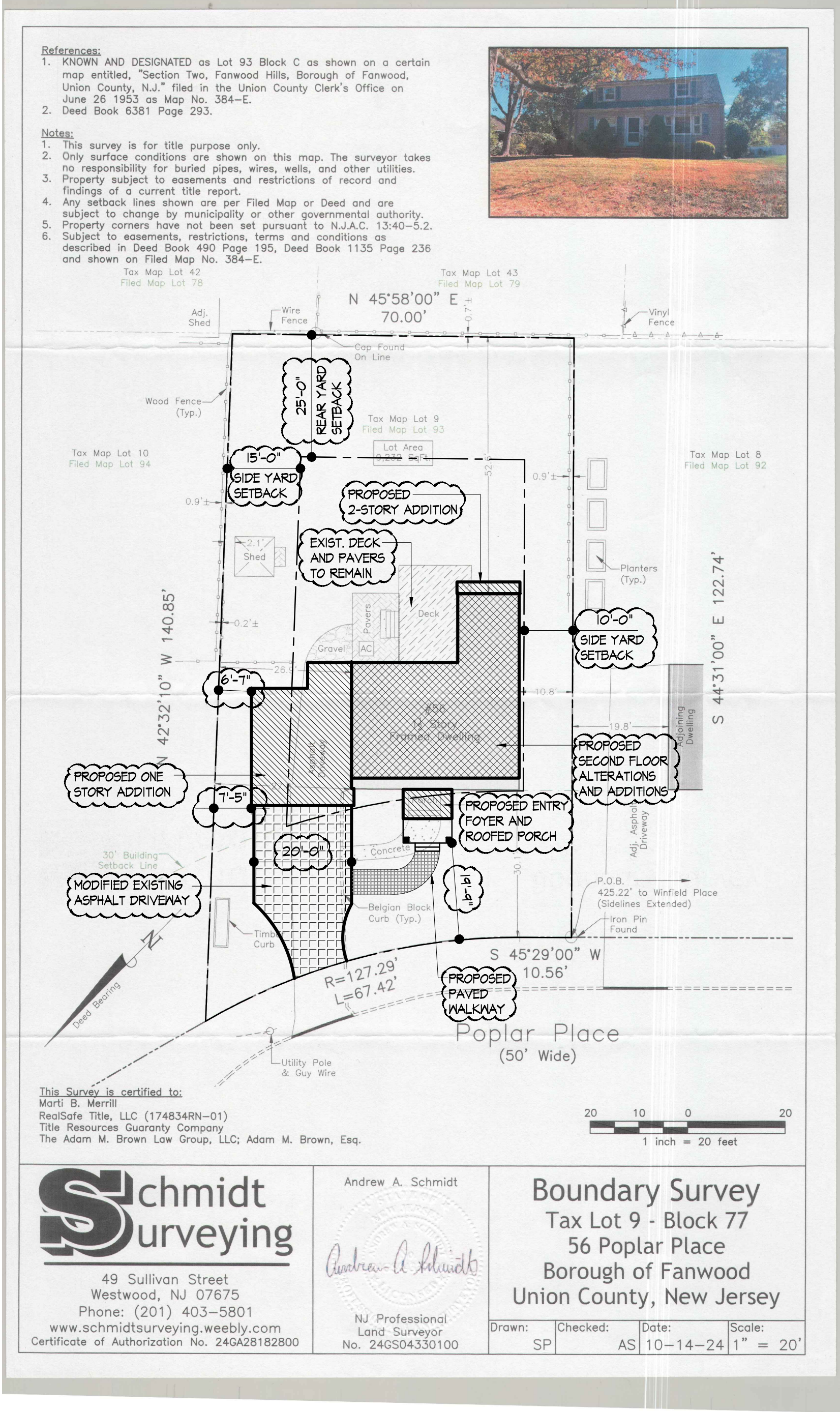
TAX MAP/ 200' RADIUS

scale: 1" = 100'



ZONING MAP

scale: NOT TO SCALE



PLOT PLAN

scale: 1" = 20'-0"

PLANNING AND ZONING
BOARD OF ADJUSTMENT

CHAIRMAN	DATE
SECRETARY	DATE
ENGINEER	DATE
BOROUGH CLERK	DATE

ZONING ANALYSIS				
LOT NUMBER	REQUIRED	EXISTING	PROPOSED	VARIANCE REQ'D
BLOCK NUMBER	-	77	UNCHANGED	NO
ZONING DISTRICT	-	R-75 ZONE	UNCHANGED	NO
MINIMUM LOT AREA	7,500 SF	9,282 SF	UNCHANGED	NO
MINIMUM LOT WIDTH	75 FEET	+/- 74 FEET (FROM FRONT YARD SETBACK)	UNCHANGED	EXISTING NON-CONFORMING
MINIMUM LOT FRONTAGE	50 FEET	71.98 FEET	UNCHANGED	NO
FRONT YARD SETBACK	30 FEET	30.1 FEET	19.75 FEET (TO EDGE OF FRONT PORCH)	YES
REAR YARD SETBACK	25 FEET	52.6 FEET	50.6 FEET	NO
SIDE YARD SETBACK (75 FEET OR GREATER)				
- ONE SIDE YARD	10 FEET	10.8 FEET (RIGHT)	UNCHANGED	NO
- OTHER SIDE YARD	15 FEET	26.9 FEET (LEFT)	6.58 FEET (LEFT)	YES
COMBINED SIDE YARD SETBACK	25 LINEAR FEET	37.10 LINEAR FEET EXISTING	17.38 LINEAR FEET PROPOSED	YES
MAXIMUM BUILDING COVERAGE	23 % OR 2,123 SF	1,128 SF (12.2 %)	1,810 SF (19.6 %)	NO
MAXIMUM IMPERVIOUS SURFACE	35 % OR 3,231 SF	2,312 SF (25.0 %)	2,870 SF (31.09 %)	NO
MAXIMUM BUILDING HEIGHT	28 FEET	+/- 22.5 FEET	UNCHANGED	NO
DRIVEWAY WIDTH (MAXIMUM)	18 FEET	+/- 11'-3"	20 FEET	YES
NOTE 1: LIST OF BUILDING COVERAGE CALCULATIONS				AREA (SF. FT)
A. EXISTING BUILDING FOOTPRINT				1,063 SF
B. EXISTING REAR SHED				65 SF
C. PROPOSED ADDITION FOOTPRINT				632 SF
D. PROPOSED FRONT ROOFED PORCH				50 SF
NOTE 2: LIST OF LOT COVERAGE (IMPERVIOUS SURFACE) CALCULATIONS				AREA (SF. FT)
E. EXISTING MASONRY STOOP (TO BE REMOVED)				40 SF
F. EXISTING FRONT PAVED WALKWAY (TO BE MODIFIED)				85 SF
G. EXISTING ASPHALT DRIVEWAY (TO BE MODIFIED)				682 SF
H. EXISTING REAR OPEN WOOD DECK				242 SF
I. EXISTING REAR PAVER				135 SF
J. PROPOSED MODIFIED EXISTING DRIVEWAY				588 SF
K. PROPOSED FRONT PAVED WALKWAY				95 SF

NOTE:

- THE LEFT HAND DRAWING IS A REPRODUCTION OF AN ORIGINAL SURVEY
- ALL MARKED UP NOTES ADDED TO THE ORIGINAL DRAWINGS HAVE BEEN CLOUDED IN.

BUILDING CHARACTERISTICS			
FLOOR DESIGNATION	EXISTING	PROPOSED	TOTAL AREA
FIRST FLOOR GROSS AREA	1,063 SF	632 SF	1,645 SF
SECOND FLOOR GROSS AREA	734 SF	277 SF	1,011 SF
TOTAL GROSS FLOOR AREA	1,747 SF	1,049 SF	2,706 SF



JOB NUMBER
25-003

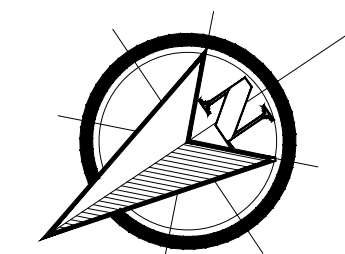
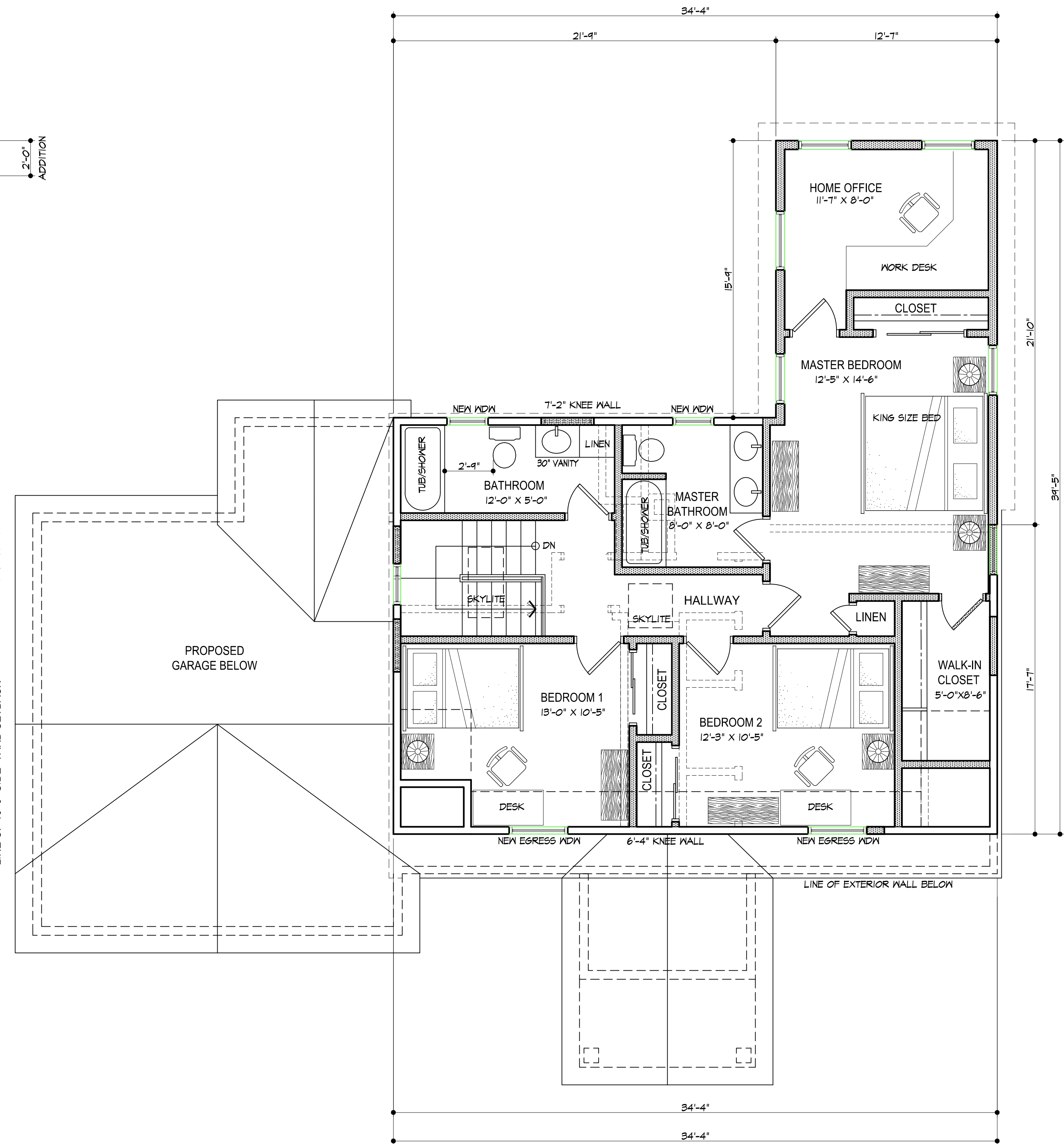
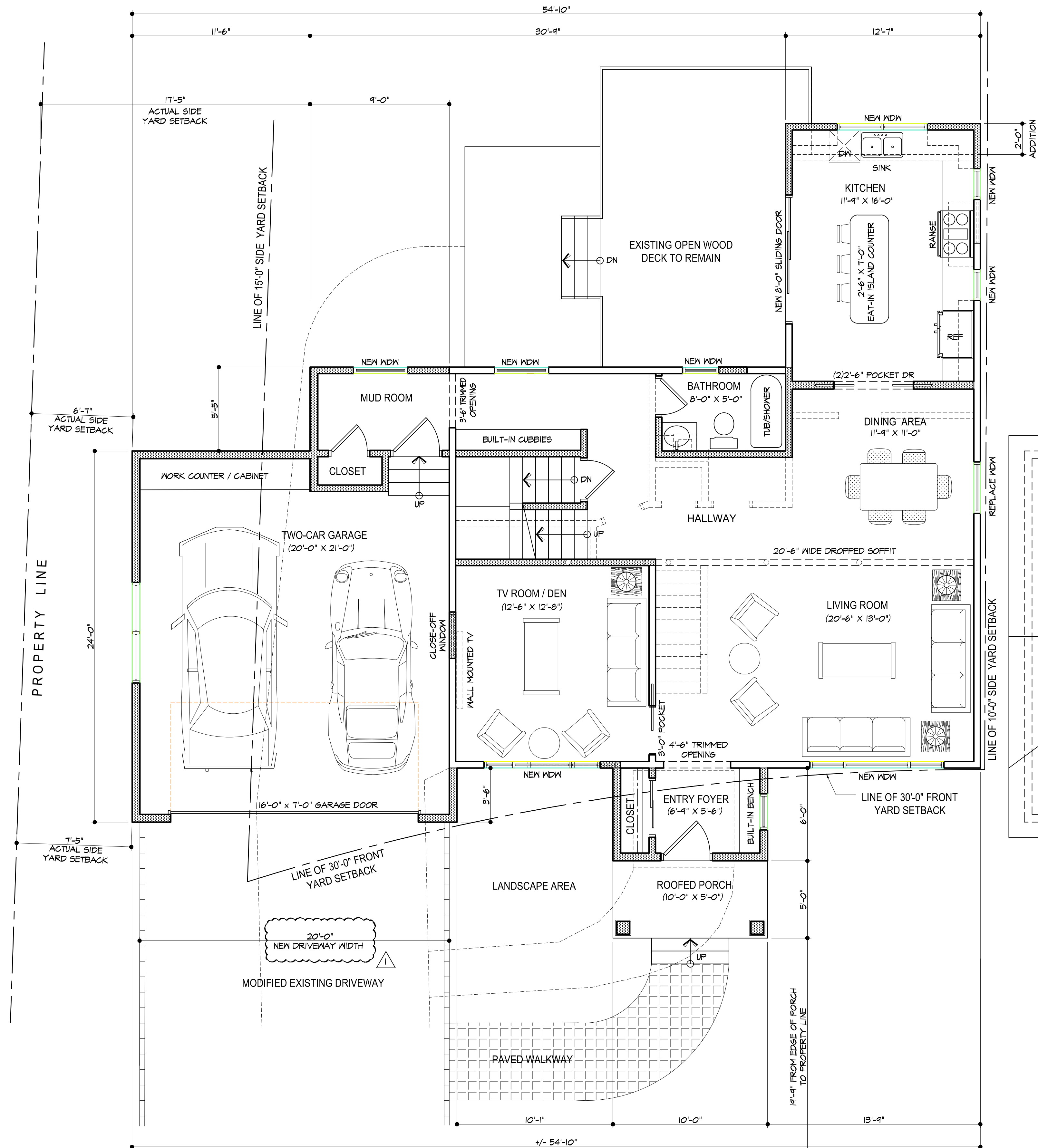
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REVISIONS	DATE	DESCRIPTION
1	8-19-2025	REV. AS PER ZONING DENIAL LETTER DATED 7/2/25

Arthur J Henn, AIA
and Associates, LLC
P: 908.706.6724
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ART@ajhenn.com
20 East Summer Avenue
Roselle Park, NJ 07204

ADDITIONS & ALTERATIONS
MARTI MERRILL RESIDENCE
56 POPLAR PLACE
FANWOOD, NEW JERSEY

DRAWING
SK8-1



PARTITION LEGEND	
	EXISTING WALL CONSTRUCTION TO REMAIN
	EXISTING STRUCTURE TO BE REMOVED
	NEW WALL CONSTRUCTION

JOB NUMBER 25-003							
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REVISIONS <table border="1"> <thead> <tr> <th>NO.</th> <th>DESCRIPTION</th> <th>DATE</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>REV. AS PER ZONING PERMIT LETTER DATED 7/2/25</td> <td>8-19-2025</td> </tr> </tbody> </table>	NO.	DESCRIPTION	DATE	1	REV. AS PER ZONING PERMIT LETTER DATED 7/2/25	8-19-2025	DISCLOSURES THESE PLANS AND SPECIFICATIONS SHALL NOT BE USED FOR ANY OTHER PROJECT WITHOUT THE WRITTEN CONSENT OF ARTHUR J HENN, AIA AND ASSOCIATES, LLC. ANY REUSE, REPRODUCTION, OR DISTRIBUTION OF THESE PLANS AND SPECIFICATIONS WITHOUT THE WRITTEN CONSENT OF ARTHUR J HENN, AIA AND ASSOCIATES, LLC IS STRICTLY PROHIBITED.
NO.	DESCRIPTION	DATE					
1	REV. AS PER ZONING PERMIT LETTER DATED 7/2/25	8-19-2025					
DATE 6-4-2025 DRAWING FLOOR PLANS SK8-2	ARCHITECT ARTHUR J HENN, AIA and Associates, LLC 20 East Summer Avenue Roselle Park, NJ 07204 P: 908-709-6734 F: 908-709-6738 AR@AJHarchitect.com CHECKED BY A.J.H. DRAWN BY E.B.B.						



PROPOSED FRONT ELEVATION

scale: 1/4" = 1'-0"



PROPOSED LEFT SIDE ELEVATION

scale: 1/4" = 1'-0"

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REVISED	DATE	DATE	
DESCRIPTION	DATE	DATE	
DRAWN BY: EBB		CHECKED BY: A.J.H.	
DATE: 6-4-2025		DRAWING ELEVATIONS	
DRAWING		SK8-3	
ADDITIONS & ALTERATIONS		ARTHUR J HENN, AIA and Associates, LLC 20 East Summer Avenue Roselle Park, NJ 07204 P: 908-709-6734 F: 908-709-6738 AR@AJHarchitect.com	
MARTI MERRILL RESIDENCE		FANWOOD, NEW JERSEY	
56 POPLAR PLACE		ARCHITECT	
CERTIFICATE NUMBER		AI-50029	



PROPOSED REAR ELEVATION

scale: 1/4" = 1'-0"



PROPOSED RIGHT SIDE ELEVATION

scale: 1/4" = 1'-0"

DATE
6-4-2025

DRAWING
ELEVATIONS

ADDITIONS & ALTERATIONS

MARTI MERRILL RESIDENCE

56 POPLAR PLACE
FAWOOD, NEW JERSEY

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AR@AJHarchitect.com

CERTIFICATE NUMBER
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ARCHITECT

REVISED

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DESCRIPTION

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JOB NUMBER

25-003

DATE

6-4-2025

DRAWING

ELEVATIONS

SK8-4