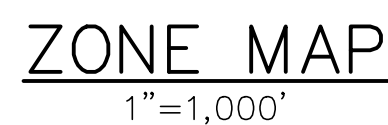


OF
BLOCK 85, LOTS 4-10 & 13
FOR
174 CHURCH STREET, KEYPORT LLC



RA Zone District				
	REQUIRED	PROVIDED PROP. LOT 10.01	PROVIDED PROP. LOTS 10.02	PROVIDED PROP. LOTS 10.03 & 10.04
<u>MINIMUM REQUIRED YARD & DISTANCES (FEET)</u>				
LOT AREA (SF)	5,000	6,000.0	29,978.5	5,250.0
LOT WIDTH (FT)	50	60.0	100.0	52.5
FRONT YARD SETBACK (FT)	20	19.9**	19.5*	25.0
SIDE YARD SETBACK (FT)	6 / 16	9.6	6.0	7.7 / 16.0
REAR YARD SETBACK (FT)	15	31.9	26.3 (17.3 TO DECK)	30.0 (21.0 TO DECK)
BLDG. HEIGHT (FT/STY)	30 / 2.5	EXIST.	28.33	28.42
MAX. BUILDING COVERAGE (%)	30	22.3	36.11*	29.8
MAX. IMPERVIOUS COVERAGE (%)	60	42.7	53.2	45.1
DENSITY	--	--	17.4 UNIT/ACRE	--

NOTE: THE PROPOSED MULTI-FAMILY USE VARIANCE WAS GRANTED PURSUANT TO THE RESOLUTION OF THE UNIFIED PLANNING BOARD OF THE BOROUGH OF KEYPORT, DATED 7/22/21.

JF-181 OSBORN STREET LLC (LOTS 9 & 10) DATE

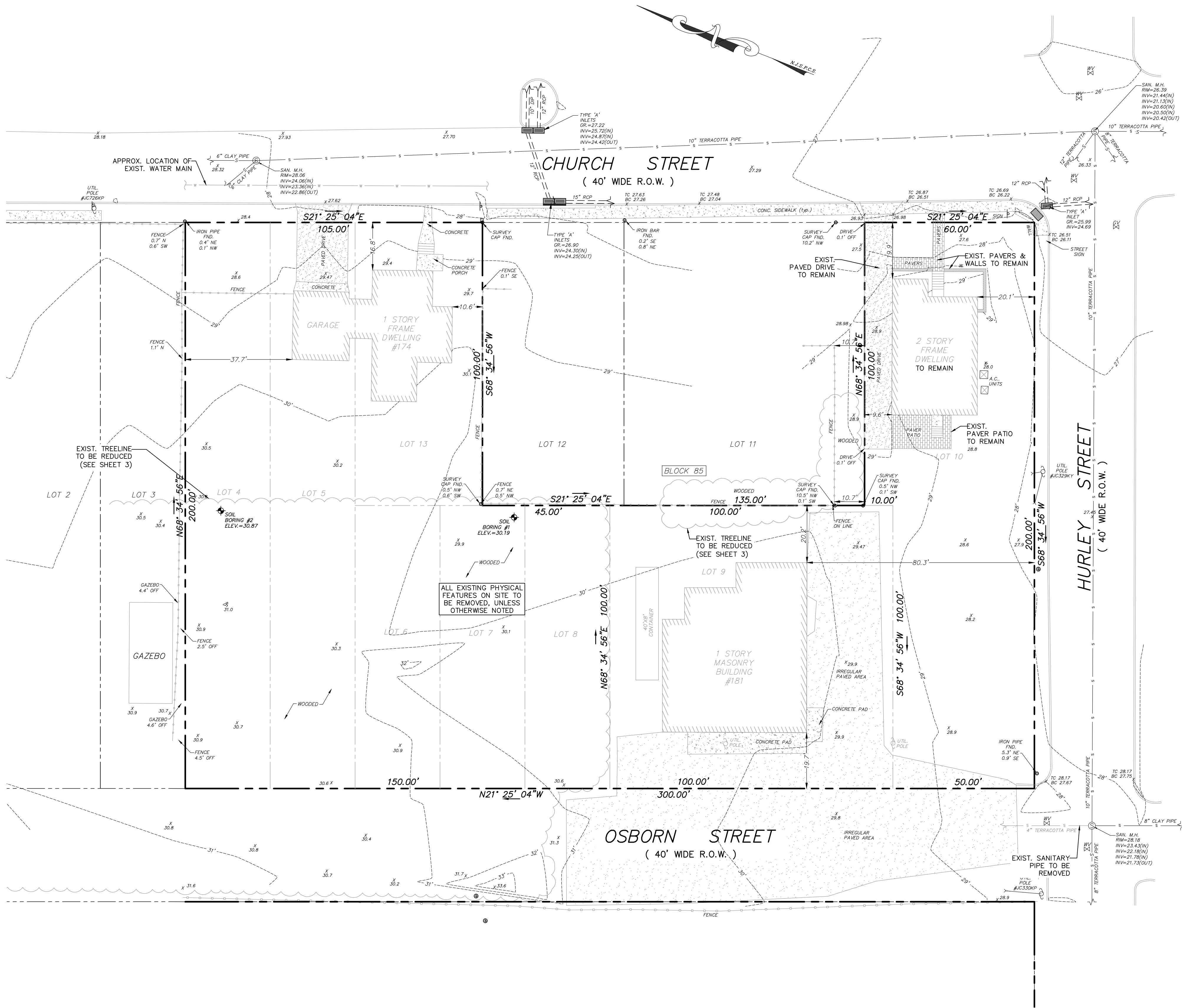
NOTARY MY COMMISSION EXPIRES SEAL

FINAL _____

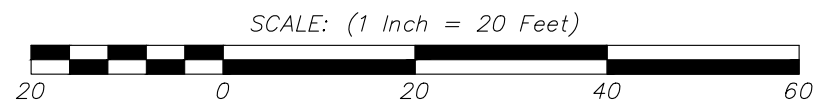
(CHAIRMAN) (DATE)

WALTER JOSEPH HOPKIN
N.J. PROFESSIONAL ENGINEER, LIC. No. 40673

W. S. M. D.



- LEGEND**
- GV GAS VALVE
 - WV WATER VALVE
 - WM WATER METER
 - UM UTILITY MANHOLE
 - DM DRAINAGE MANHOLE
 - EM ELECTRICAL MANHOLE
 - SM SANITARY MANHOLE
 - TM TELEPHONE MANHOLE
 - TS TRAFFIC SIGN
 - TS2 TRAFFIC SIGN (2 POST)
 - SS STREET SIGN
 - LP LIGHT POST
 - UP UTILITY POLE
 - FR FIRE HYDRANT
 - DI DRAINAGE INLET (TYPE "A")
 - DI2 DRAINAGE INLET (TYPE "B")
 - DI3 DRAINAGE INLET (TYPE "E")
 - DL DRAINAGE LINE
 - EL ELECTRIC LINE
 - GL GAS LINE
 - SSL SANITARY SEWER LINE
 - TL TELEPHONE LINE
 - WL WATER LINE
 - OWB OVERHEAD WIRES
 - MW MONITORING WELL
 - IPF IRON PIPE FOUND
 - CRF CAPPED REBAR FOUND
 - CMF CONCRETE MONUMENT FOUND
 - S SURVEY
 - FM FILE MAP
 - GM GAS METER
 - DC DEPRESSION CURB
 - FC FLUSH CURB
 - SBL SOIL BORING LOCATION
 - PL PHOTOGRAPH LOCATION

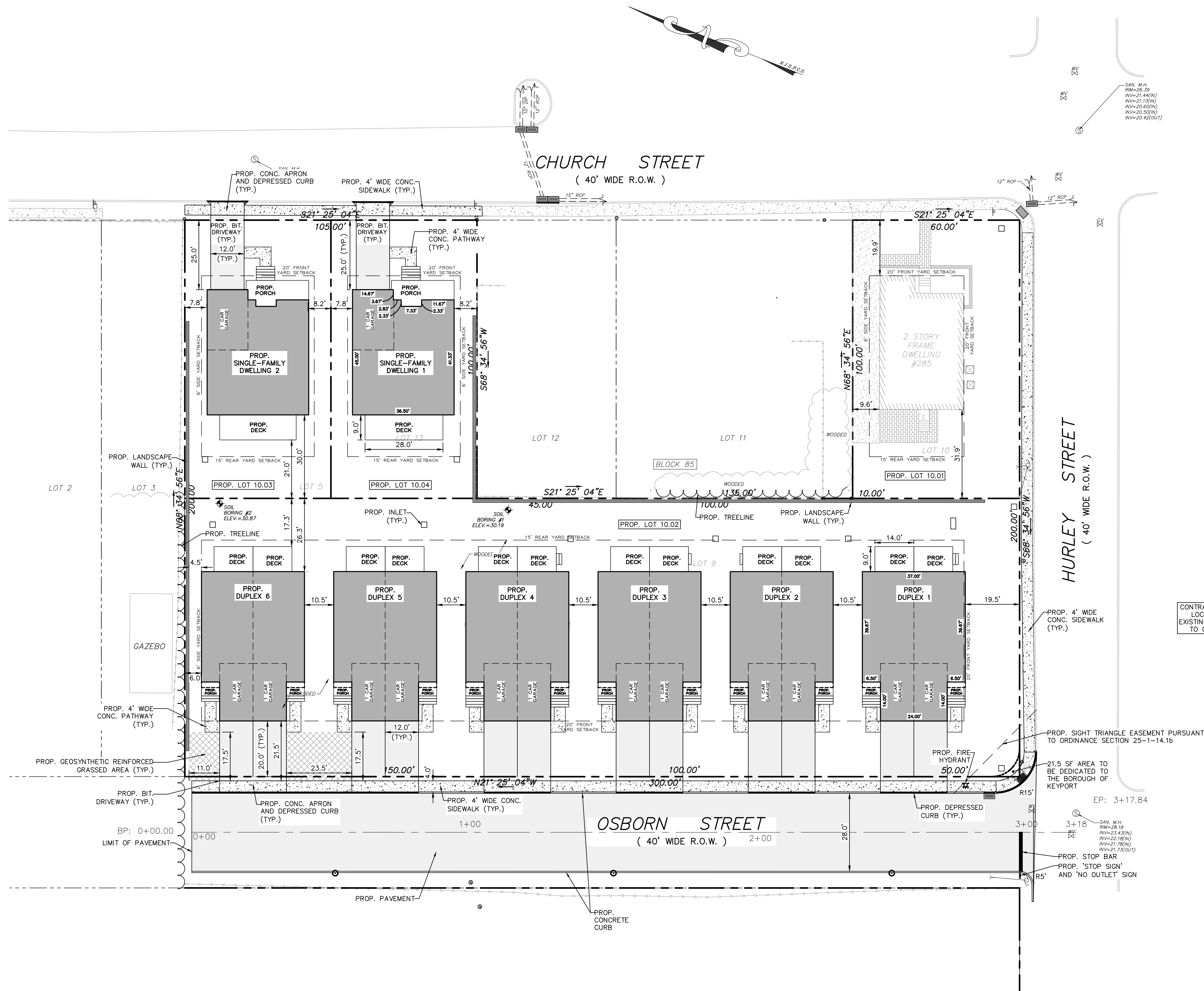


NO.	DATE	DESCRIPTION			DRAWN BY
PRELIMINARY & FINAL MAJOR SITE PLAN					
OF					
LOTS 4-10 & 13 BLOCK 85					
BOROUGH OF KEYPORT		MONMOUTH COUNTY		NEW JERSEY	
		CERT. OF AUTH. NO. 246A28117300 257 MONMOUTH ROAD, BLDG. A, STE. 7, CARLISLE, NJ 07735 PHONE-732-223-1313 WWW.WJHENGINEERING.COM		EXISTING CONDITIONS & DEMOLITION PLAN	
				WALTER JOSEPH HOPKIN N.J. PROFESSIONAL ENGINEER, LIC. NO. 40673 	
SCALE: 1" = 20'	DRAWN BY: JUL	DATE: 11/30/21	JOB NO.: 20152	SHEET NO.: 2 of 12	

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LEGEND

- CV GAS VALVE
WV WATER VALVE
WM WATER METER
UM UTILITY MANHOLE
DM DRAINAGE MANHOLE
EM ELECTRICAL MANHOLE
SM SANITARY MANHOLE
TM TELEPHONE MANHOLE
TS TRAFFIC SIGN
TS2 TRAFFIC SIGN (2 POST)
SS STREET SIGN
LP LIGHT POST
UP UTILITY POLE
FH FIRE HYDRANT
DI DRAINAGE INLET (TYPE "A")
DI DRAINAGE INLET (TYPE "B")
DI DRAINAGE INLET (TYPE "C")
DL DRAINAGE LINE
EL ELECTRIC LINE
GL GAS LINE
SSL SANITARY SEWER LINE
TL TELEPHONE LINE
WL WATER LINE
OW OVERHEAD WIRES
MW MONITORING WELL
IPF IRON PIPE FOUND
CRF CAPPED REBAR FOUND
CMF CONCRETE MONUMENT FOUND
(S) SURVEY
(FM) FILE MAP
GM GAS METER
DC DEPRESSED CURB
FC FLUSH CURB
SB SOIL BORING LOCATION
PB PHOTOGRAPH LOCATION



CONTRACTOR TO VERIFY
LOCATION OF ALL
EXISTING UTILITIES PRIOR
TO CONSTRUCTION.

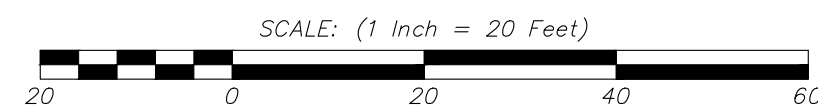
PROPOSED SIGHT TRIANGLE EASEMENT PURSUANT
TO ORDINANCE SECTION 25-1-14.1b

21.5 SF AREA TO
BE DEDICATED TO
THE BOROUGH OF
KEYPORT

EP: 3+17.84

SAN. M.H.
RM=28.18
INV=23.43(N)
BLDG. A. SHE. 7
OAKHURST, NJ 07755
INV=22.18(N)
INV=21.78(N)
INV=21.73(OUT)

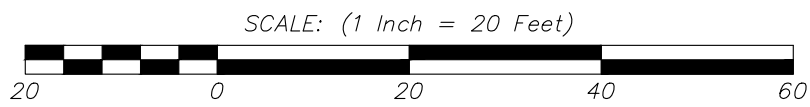
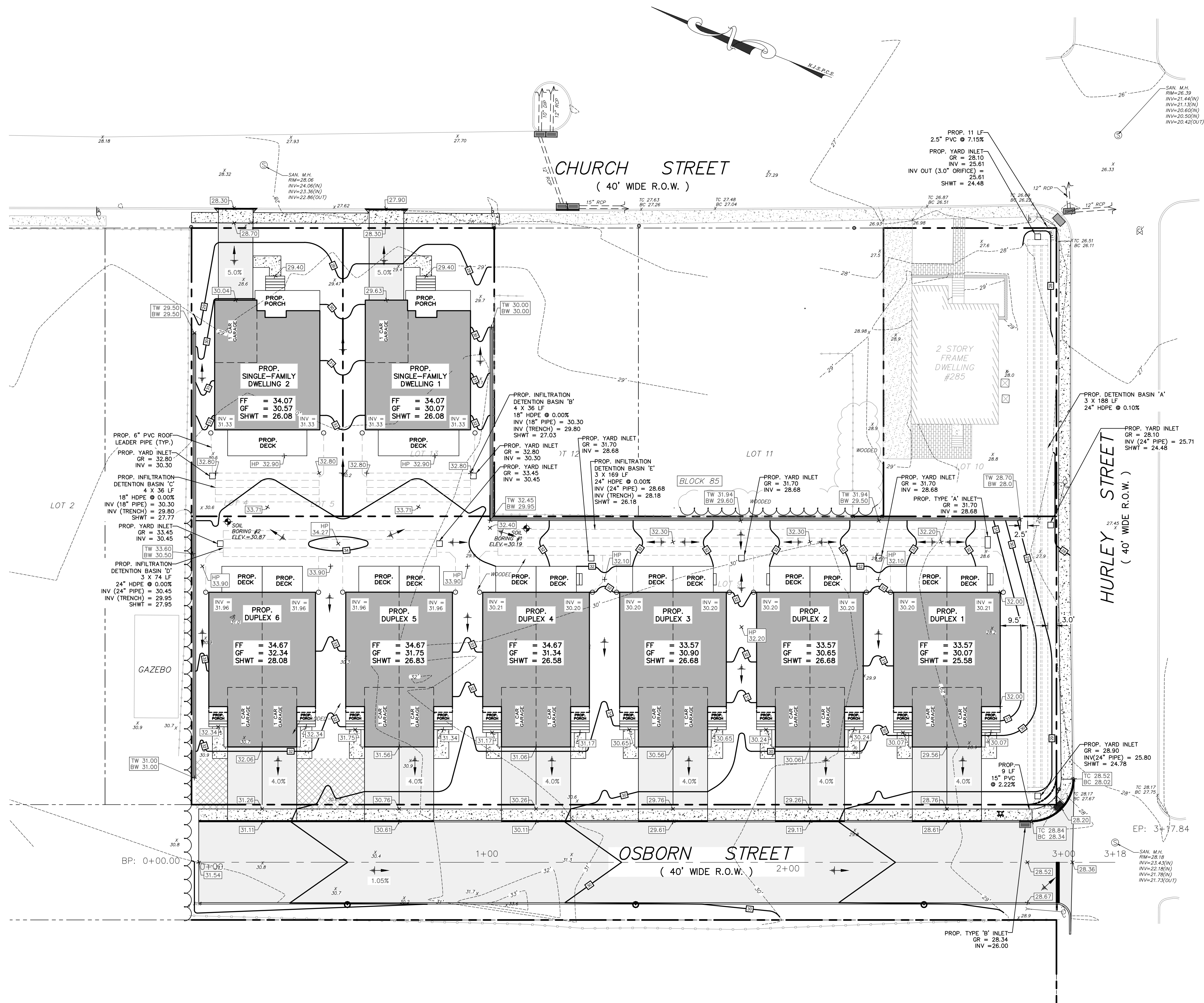
PROPOSED STOP BAR
PROPOSED 'STOP SIGN'
AND 'NO OUTLET' SIGN



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LEGEND

- CV GAS VALVE
- WV WATER VALVE
- WM WATER METER
- UM UTILITY MANHOLE
- DM DRAINAGE MANHOLE
- EM ELECTRICAL MANHOLE
- SM SANITARY MANHOLE
- TM TELEPHONE MANHOLE
- TS TRAFFIC SIGN
- TS2 TRAFFIC SIGN (2 POST)
- SS STREET SIGN
- LP LIGHT POST
- UP UTILITY POLE
- FR FIRE HYDRANT
- DI DRAINAGE INLET (TYPE "A")
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- WL WATER LINE
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- MW MONITORING WELL
- IP IRON PIPE FOUND
- CR CAPPED REBAR FOUND
- CM CONCRETE MONUMENT FOUND
- S SURVEY
- FM FILE MAP
- G GAS METER
- D.C. DEPRESSIONED CURB
- F.C. FLUSH CURB
- SB SOIL BORING LOCATION
- PH PHOTOGRAPH LOCATION

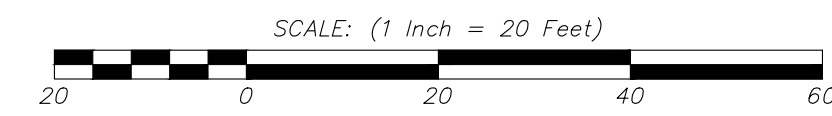
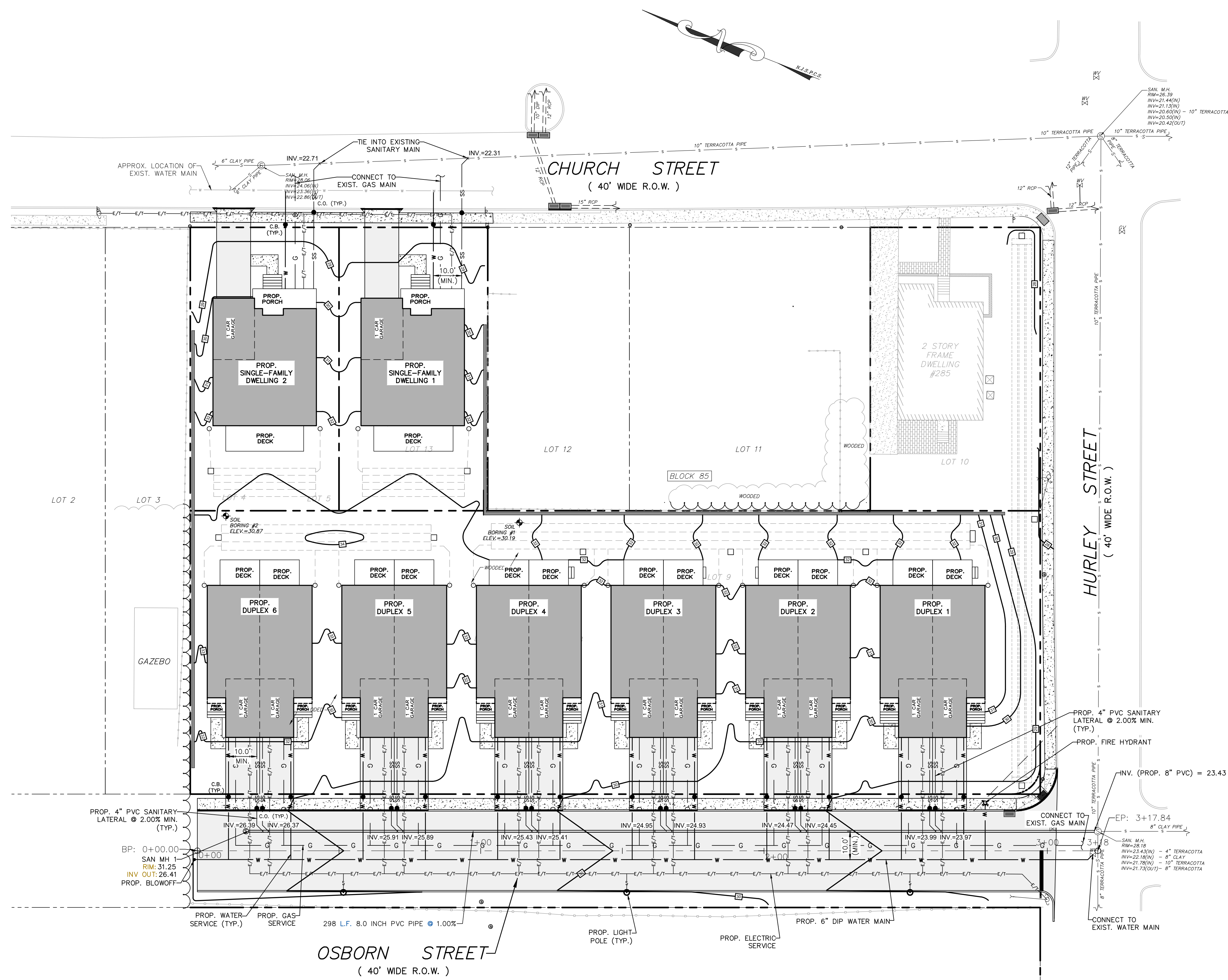


NO.	DATE	DESCRIPTION	DRAWN BY
PRELIMINARY & FINAL MAJOR SITE PLAN			
OF			
LOTS 4-10 & 13 BLOCK 85			
BOROUGH OF KEYPORT		MONMOUTH COUNTY	NEW JERSEY
WH ENGINEERING		GRADING & DRAINAGE PLAN	
CERT. OF AUTH. NO. 24GA28117300 257 MONMOUTH ROAD, BLDG. A, STE. 7 CAMDEN, NJ 07755 PHONE: 732-223-1313 WWW.WJENGINEERING.COM		WALTER JOSEPH HOPKIN N.J. PROFESSIONAL ENGINEER, LIC. NO. 40673	
SCALE: 1" = 20'	DRAWN BY: JUL	DATE: 11/30/21	SHEET NO.: 4 of 12

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LEGEND

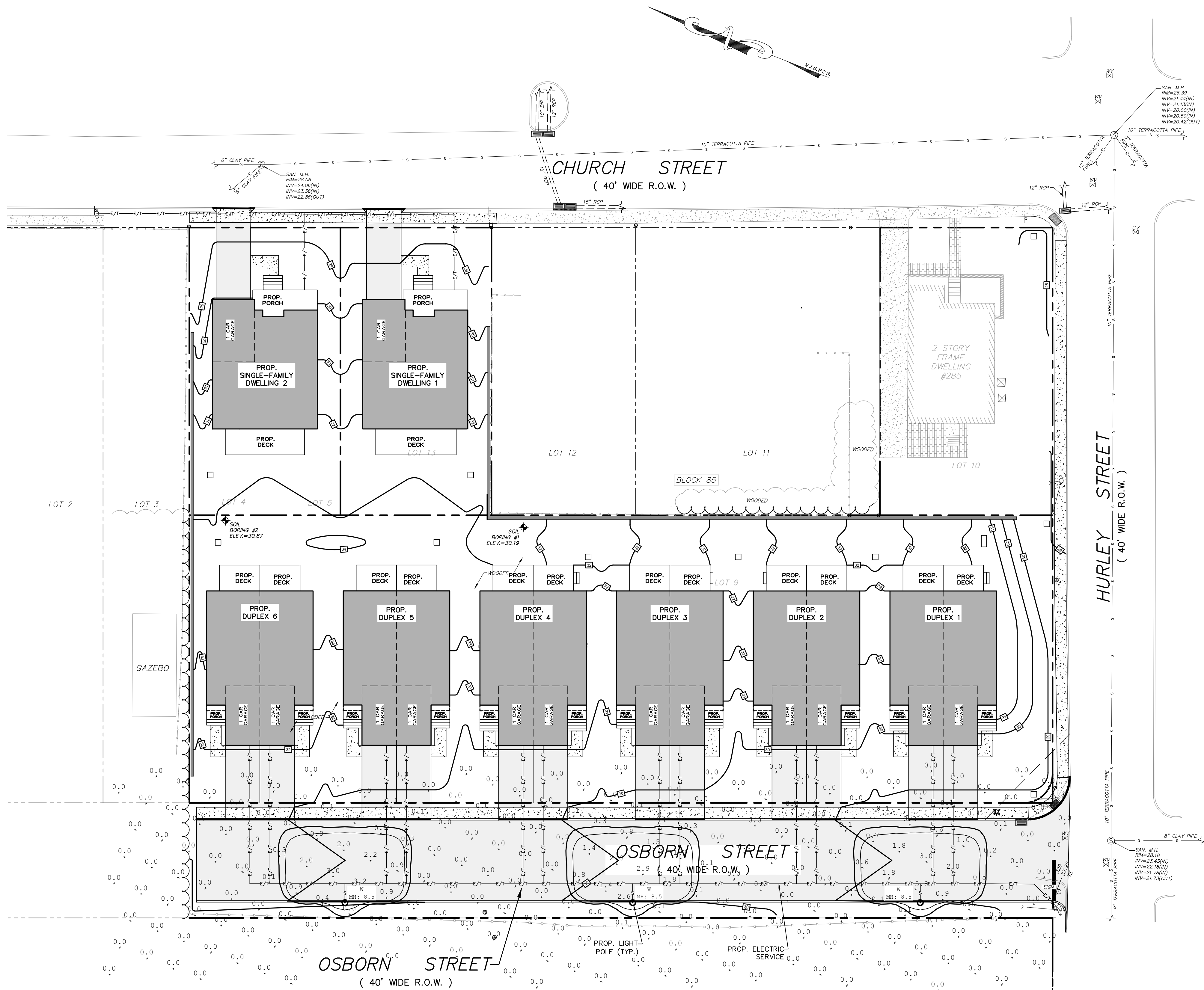
- CV GAS VALVE
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- WM WATER METER
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- DI DRAINAGE INLET (TYPE "A")
- DI2 DRAINAGE INLET (TYPE "B")
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- D DRAINAGE LINE
- E ELECTRIC LINE
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- CMF CONCRETE MONUMENT FOUND
- S SURVEY
- FM FILE MAP
- GAS METER
- D.C. DEPRESSSED CURB
- F.C. FLUSH CURB
- SB#1 SOIL BORING LOCATION
- PHOTOGRAPH LOCATION



NO.	DATE	DESCRIPTION	DRAWN BY
PRELIMINARY & FINAL MAJOR SITE PLAN			
OF			
LOTS 4-10 & 13 BLOCK 85			
BOROUGH OF KEYPORT MONMOUTH COUNTY NEW JERSEY			
WH ENGINEERING		UTILITY PLAN	
CERT. OF AUTH. NO. 24GA28117300 257 MONMOUTH ROAD, BLDG. A, STE. 7 OAKHURST, NJ 07755 PHONE: 732-223-1313 WWW.WJENGINEERING.COM		WALTER JOSEPH HOPKIN N.J. PROFESSIONAL ENGINEER, LIC. No. 40673	
SCALE: 1" = 20'	DRAWN BY: JUL	DATE: 11/30/21	SHEET No.: 5 of 12

LEGEND

- CV GAS VALVE
WV WATER VALVE
WM WATER METER
UM UTILITY MANHOLE
DM DRAINAGE MANHOLE
EM ELECTRICAL MANHOLE
SM SANITARY MANHOLE
TM TELEPHONE MANHOLE
TS TRAFFIC SIGN
TSP TRAFFIC SIGN (2 POST)
SS STREET SIGN
LP LIGHT POST
UP UTILITY POLE
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DI DRAINAGE INLET (TYPE "A")
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(S) SURVEY
(FM) FILE MAP
GM GAS METER
DC DEPRESSIONED CURB
FC FLUSH CURB
SB SOIL BORING LOCATION
PH PHOTOGRAPH LOCATION



SPECIFICATION FEATURES

Construction
TOP: Cast aluminum top housing attaches to cast aluminum mounting arm hub with four stainless steel fasteners. One-piece silicone gasket between mounting hub and top casting seals out moisture and contaminants. (See the mounting accessories section for a full selection of mounting arms. Only these arms are compatible with the Epic luminaire.) MIDSECTION: Continuous silicone gaskets seal lens to top casting and shade. The mid section features cast aluminum construction and stainless steel assembly. SHADES: Heavy gauge precision spun aluminum shades offer superior surface finish and consistency in form. DOORFRAME: Die-cast aluminum 1/8" thick door and doorframe seal to underside of shade with a thick wall continuous silicone gasket. Mounting hub ships attached to mounting arm.

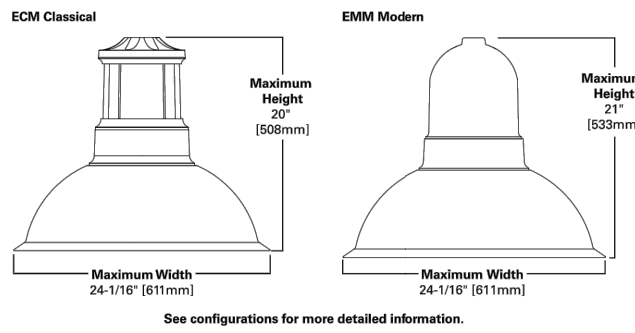
Optics
Choice of twelve patented, high-efficiency AccuLED Optic™ technology manufactured from injection-molded acrylic. Optics are precisely designed to shape the optics, maximizing efficiency and application spacing. AccuLED Optic technology, creates consistent distributions with the scalability to meet customized application requirements. Offered Standard in 4000K (+/- 275K) CCT and nominal 92 CRI. Optional 3000K CCT and 5000K CCT. For the ultimate level of spill light control, an optional house-side shield accessory can be field or factory installed. The house-side shield is designed to seamlessly integrate with the SL2, SL3 or SL4 optics.

Electrical
LED drivers mount to die-cast aluminum back housing for optimal heat sinking, operation efficiency, and prolonged life. Standard drivers feature electronic universal voltage 120-277V (60/50Hz), 60Hz or 480V (60Hz) operation, greater than 58 power factor, less than 20% harmonic distortion, and is suitable for operation in -40°C to 40°C ambient environments. All features are shipped standard.

Finish
Housing is finished in five-stage super TSC polyester powder coat paint, 2.5 mil nominal thickness for superior protection against fade and wear. LightBAR™ cover plates are standard white and may be specified to match finish of luminaire housing. Standard colors include black, bronze, grey, white, dark platinum and graphite metallic. RAL and custom color matches available. Consult Outdoor Architectural Colors brochure for a complete selection.

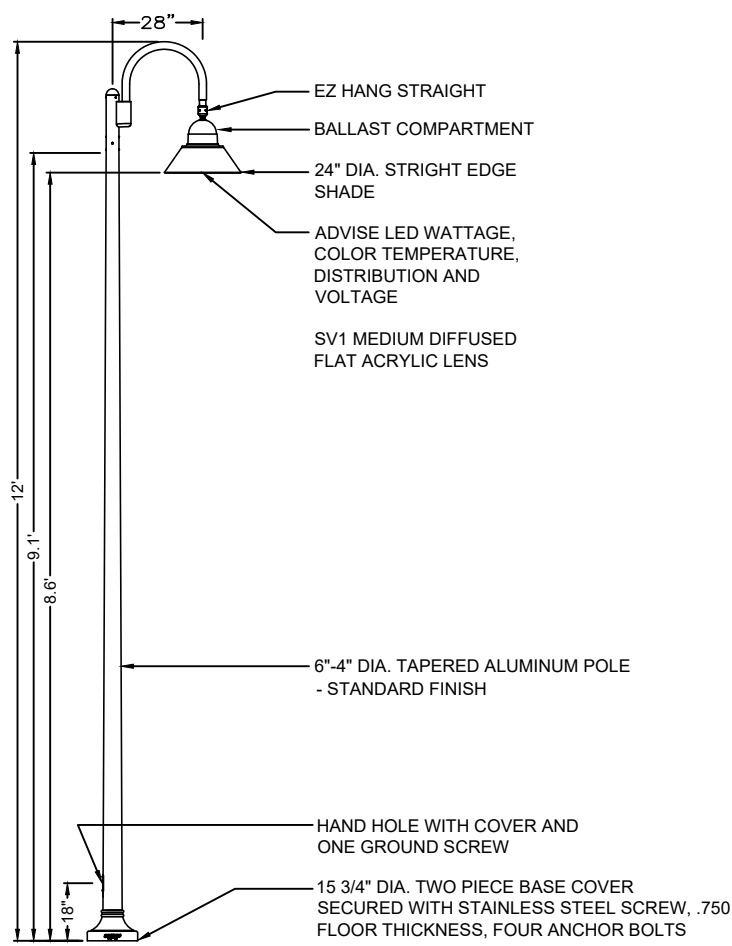
Warranty
Five-year warranty.

DIMENSIONS



LIGHTING DETAILS

NOT TO SCALE

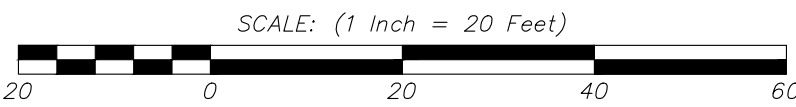


LIGHT POLE DETAIL

NOT TO SCALE

Luminaire Schedule					
Symbol	Qty	Label	Arrangement	Total Lamp Lumens	LLF
⊙	3	W	SINGLE	N.A.	-
ECM-B04-LED-B1-T2-FL-GM					

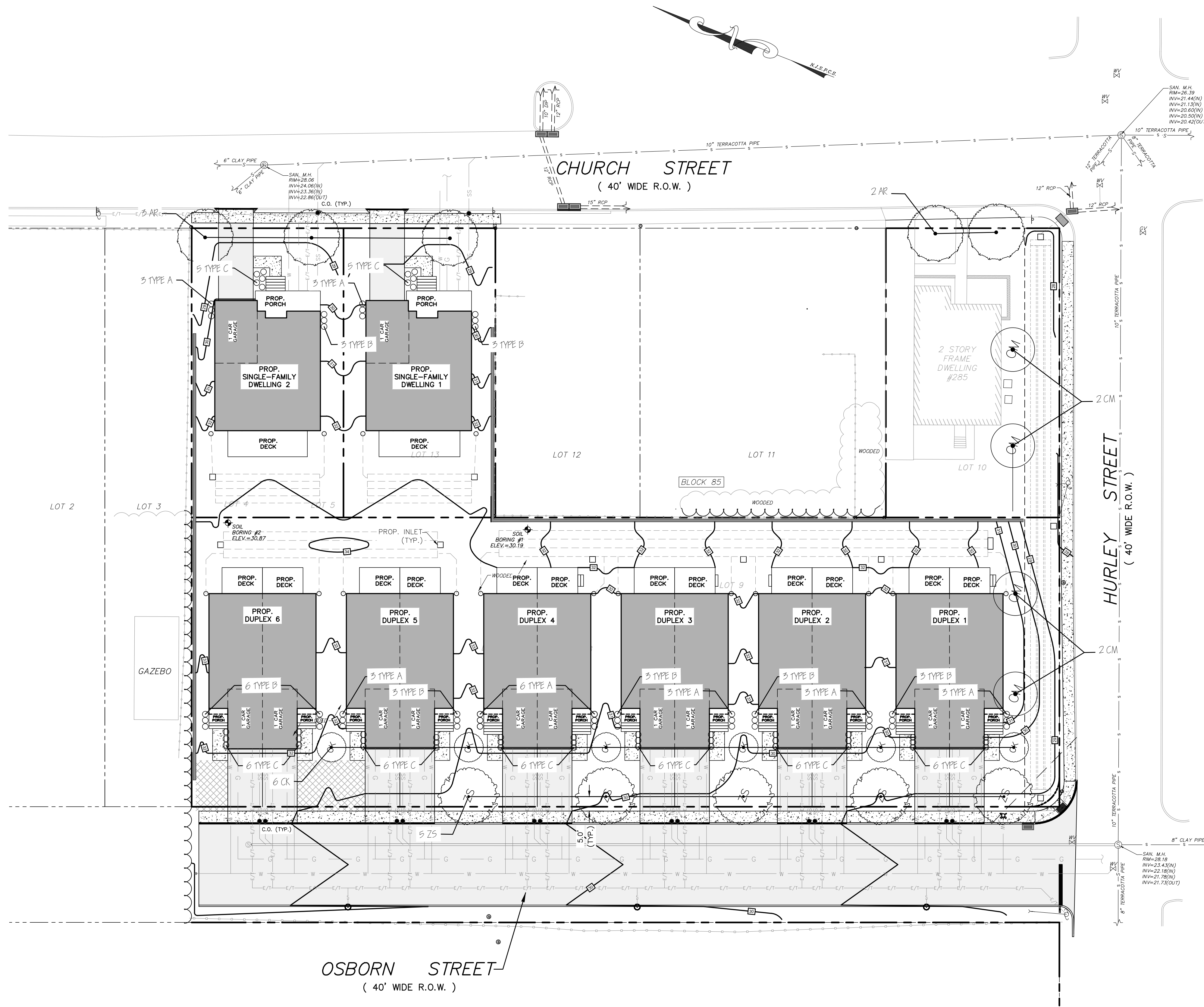
Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
OSBORN STREET	Illuminance	Fc	-	5.8	0.0	N.A.	N.A.



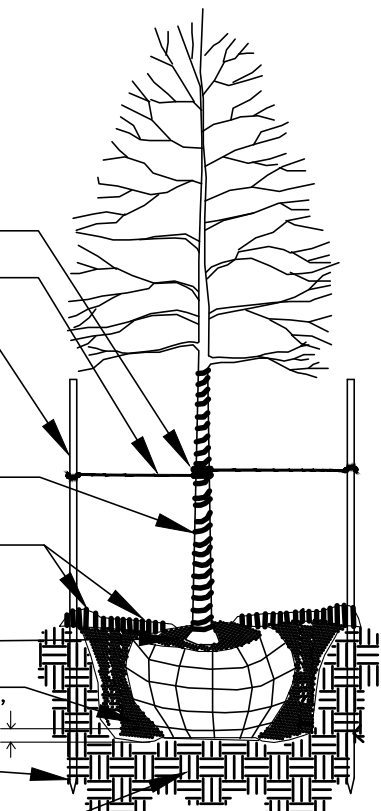
NO.	DATE	DESCRIPTION	DRAWN BY
PRELIMINARY & FINAL MAJOR SITE PLAN OF LOTS 4-10 & 13 BLOCK 85 BOROUGH OF KEYPORT MONMOUTH COUNTY NEW JERSEY			
WH ENGINEERING CERT. OF AUTH. NO. 24GA28117300 257 MONMOUTH ROAD, BLDG. A, STE. 7 CAMDEN, NJ 07755 PHONE: 732-223-1313 WWW.WJENGINEERING.COM		LIGHTING PLAN WALTER JOSEPH HOPKIN N.J. PROFESSIONAL ENGINEER, LIC. No. 40673	
SCALE: 1" = 20'	DRAWN BY: JUL	DATE: 11/30/21	SHEET No.: 6 of 12

LEGEND

	GAS VALVE
	WATER VALVE
	WATER METER
	UTILITY MANHOLE
	DRAINAGE MANHOLE
	ELECTRICAL MANHOLE
	SANITARY MANHOLE
	TELEPHONE MANHOLE
	TRAFFIC SIGN
	TRAFFIC SIGN (2 POST)
	STREET SIGN
	LIGHT POST
	UTILITY POLE
	FIRE HYDRANT
	DRAINAGE INLET (TYPE 'A')
	DRAINAGE INLET (TYPE 'B')
	DRAINAGE INLET (TYPE 'C')
	DRAINAGE LINE
	ELECTRIC LINE
	GAS LINE
	SANITARY SEWER LINE
	TELEPHONE LINE
	WATER LINE
	OVERHEAD WIRES
	MONITORING WELL
	IRON PIPE FOUND
	CAPPED REBAR FOUND
	CONCRETE MONUMENT FOUND
	SURVEY
	FILE MAP
	GAS METER
	DEPRESSED CURB
	FLUSH CURB
	SOIL BORING LOCATION
	PHOTOGRAPH LOCATION



- ALL TREES SHALL BE STAKED
ALL TREES SHALL BE PRUNED TO THIN AND SHAPE
CANOPY. MAIN LEADER OF TREE SHALL NEVER BE CUT
TREE SHALL BEAR SAME RELATION TO FINISHED GRADE
AS IT BORE TO PREVIOUS GRADE IN THE NURSERY
TWO-PLY FABRIC BEARING RUBBER HOSE 1/2" MIN. I.D. (3 REQD)
DOUBLE STRAND TWISTED MALLEABLE #10 GAUGE
ANNEALED STEEL WIRE (3 REQD)
3" O.D. CEDAR STAKES PLACED ALONG DIRECTION OF PREVAILING
WINDS. STAKES AND GUY WIRES TO BE SET 2/3 UP TREE OR
AT FIRST BRANCHES. DRIVE STAKES AT SLIGHT ANGLE THEN
DRAW VERTICAL WITH ALL STAKES AT SAME HEIGHT
TRUNKS SHALL BE WRAPPED TO THE FIRST BRANCH WITH A
BIODEGRADABLE WRAP, SECURED AT TOP AND BOTTOM
4" SHREDDED HARDWOOD MULCH, UNIFORMLY SPREAD, FORMING
A 5" HIGH SAUCER AROUND PERIMETER. KEEP MULCH
4" FROM BASE OF TREE TRUNK
REMOVE BURLAP FROM TOP 1/3 OF ROOT BALL
BACKFILL MIXTURE: 2 PARTS NATIVE SOIL, 1 PART TOPSOIL
INSTALL STAKES IN UNDISTURBED SOIL AND EXTEND
18" BELOW TREE PIT
EXISTING SOIL TO BE LOOSENED TO A DEPTH OF 6"
IN AREAS OF HIGH CLAY CONTENT



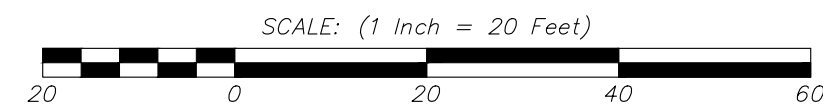
DECIDUOUS TREE PLANTING DETAIL

NOT TO SCALE

TYPE	KEY	QUANTITY	BOTANICAL NAME	SIZE	REMARK
			COMMON NAME	ROOT	MATURE SIZE
SHADE	AR	5	Acer rubrum "October Glory"	2 1/2-3"	50-60'
			October Glory Red Maple	B+B	
SHADE	ZS	5	Zelcova serrata "Green Vase"	2 1/2-3"	60-70'
			Green Vase Zelcova	B+B	
ORNAMENTAL	CK	6	Cornus kousa	8-10'	18-20'
			Kousa Dogwood	B+B	
ORNAMENTAL	CM	4	Cornus mas	6-8'	25-30'
			Cornelian Cherry	B+B	

Type	Botanical Name	Common Name	Size	Root
A	Betula Compacta	Japanese Holly	18" - 24"	B & B
A	Betula Shumacheri	Compact Shumacher	15" - 18"	Pots
A	Juniperus Nicks Compacta	Nicks Blue Juniper	18" - 24"	B & B
A	Rhododendron Roseum	Roseum Elegans Rhododendron	18" - 24"	B & B
A	Taxus Canadensis	Dense Yew	18" - 24"	B & B
A	Taxus Baccata Repandens	English Yew	15" - 24"	Pots
B	Abelia Grandiflora	Glossy Abelia	18" - 24"	B & B
B	Azalea Blown's	Pink Azalea	15" - 18"	Pots
B	Azalea Delaware Valley	White Azalea	15" - 18"	Pots
B	Clethra Alnifolia Rosea	Pink Summersweet	18" - 24"	B & B
B	Fraxella Fruticosa	Crapeford	15" - 18"	Pots
B	Spiraea Anthony Waterer	Waterer Spiraea	15" - 18"	B&B
B	Spiraea Nipponica Snowmound	Snowmound Spiraea	15" - 18"	Pots
B	Spiraea Goldflame	Golden Spiraea	15" - 18"	Pots
B	Hydrangea Ombra	Blue Hydrangea	15" - 18"	Pots
B	Hypericum Hibernicum	St. John's Wort	15" - 18"	Pots
C	Liriodendron Spicata	Creeeping Lilyturf	1 gallon	Pots
C	Liriodendron Spicata	Variiegated Blue Lilyturf	1 gallon	Pots
C	Stachys Byzantina	Lamb's Ear	1 gallon	Pots
C	Hosta Frances	Plantain Lily	1 gallon	Pots
C	Helleborus Scaberrimus	Blue Oak Grass	1 gallon	Pots
C	Hemerocallis Hyperion	Daylily	1 gallon	Pots
C	Rudbeckia Fullgata	Orange Coneflower	1 gallon	Pots
C	Echinacea Purpurea	Purple Cone Flower	1 gallon	Pots
C	Perovskia Atropurpurea	Russian Sage	1 gallon	Pots

- NOTES:
1. CONTRACTOR SHALL INSTALL PLANTINGS IN GROUPS (NOT ONE OF EACH). TOTAL TO BE INSTALLED: 24 TYPE A,
24 TYPE B, & 48 TYPE C.
2. CONTRACTOR SHALL PROVIDE SOMEWHAT EQUAL NUMBERS OF PLANT TYPES (NOT ALL AZALEAS FOR A TYPE B
PLANT) THROUGHOUT THE COMMUNITY FOR VARIETY.
3. ALL TREES SHALL BE MULCHED WITH 3 INCHES OF MULCH. ALL SHRUB AREAS WILL REQUIRE 3 INCHES OF MULCH
AND PRE-EMERGENT WEED PREVENTATIVE IN ALL PLANTING AREAS.



REMOVE BURLAP FROM TO 1/3 OF BALL OR FOR
CONTAINER PLANTS, REMOVE POTS AND SAUCE
BALLS 1" DEEP PER COMMON NURSERY PRACTICE

4" OF SHREDDED HARDWOOD MULCH OVER ENTIRE
BED WITH 5" SAUCER AROUND PERIMETER OF SHRUB

BACKFILL MIXTURE: 2 PARTS NATIVE SOIL,
1 PART TOPSOIL, 1 PART PEAT MOSS

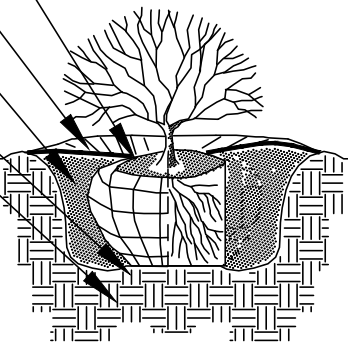
COMPACTED BACKFILL OR UNDISTURBED SOIL

EXISTING SOIL TO BE LOOSENED TO A DEPTH OF 6"
IN AREAS OF HIGH CLAY CONTENT

SHRUB SHALL BEAR SAME RELATION TO FINISHED GRADE
AS IT BORE TO PREVIOUS GRADE IN THE NURSERY

DO NOT PRUNE EVERGREENS EXCEPT TO
REMOVE DEAD OR DAMAGED BRANCHES

FOR DECIDUOUS SHRUBS, THIN BRANCHES AND
FOLIAGE BY 1/3 RETAINING NORMAL PLANT SHAPE



SHRUB PLANTING DETAIL

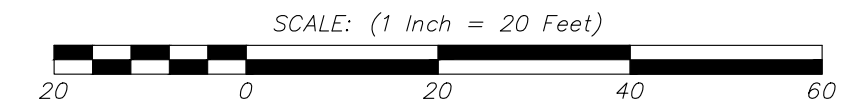
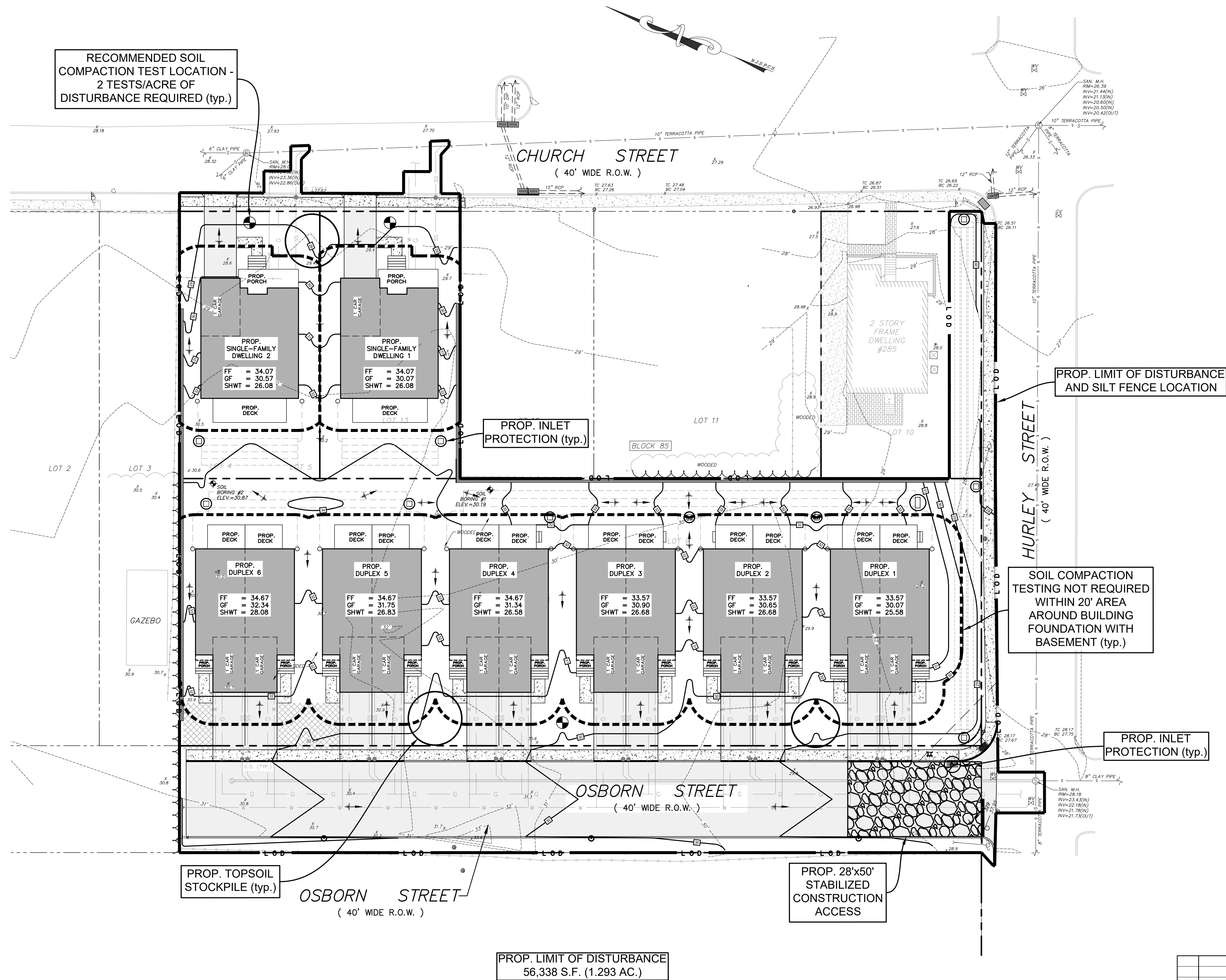
NOT TO SCALE

NO.	DATE	DESCRIPTION	DRAWN BY
PRELIMINARY & FINAL MAJOR SITE PLAN			
OF			
LOTS 4-10 & 13 BLOCK 85			
BOROUGH OF KEYPORT		MONMOUTH COUNTY	NEW JERSEY
		LANDSCAPING PLAN	
CERT. OF AUTH. NO. 246A28117300 257 MONMOUTH ROAD, BLDG. A, STE. 7, OAKHURST, NJ 07755 PHONE: 732-223-1313 WWW.WJENGINEERING.COM		WALTER JOSEPH HOPKIN N.J. PROFESSIONAL ENGINEER, LIC. NO. 40673	
SCALE:	DRAWN BY:	DATE:	JOB No.:
1" = 20'	JUL	11/30/21	20152
SHEET No.:		7 of 12	

W:\Projects\2015\20150102 - John F. Frey - 174 Church St., Keyport\DWG's\Design Drawings\Major Site Plan Base.dwg 11/20/2021 12:45:28 PM

LEGEND

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- DI DRAINAGE INLET (TYPE "A")
- DI DRAINAGE INLET (TYPE "B")
- DI DRAINAGE INLET (TYPE "C")
- DL DRAINAGE LINE
- EL ELECTRIC LINE
- GL GAS LINE
- SSL SANITARY SEWER LINE
- TL TELEPHONE LINE
- WL WATER LINE
- OW OVERHEAD WIRES
- MW MONITORING WELL
- IPF IRON PIPE FOUND
- CRF CAPPED REBAR FOUND
- CMF CONCRETE MONUMENT FOUND
- (S) SURVEY
- (FM) FILE MAP
- GM GAS METER
- DC DEPRESSION CURB
- FC FLUSH CURB
- SL SOIL BORING LOCATION
- PL PHOTOGRAPH LOCATION



PERMANENT VEGETATIVE COVER FOR SOIL STABILIZATION

- SITE PREPARATION**
 - GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING. ALL GRADING SHOULD BE DONE IN ACCORDANCE WITH STANDARD FOR LAND GRADING.
 - IMMEDIATELY PRIOR TO SEEDING AND TOPSOIL APPLICATION, THE SUBSOIL SHALL BE EVALUATED FOR COMPACTION IN ACCORDANCE WITH THE STANDARD FOR LAND GRADING.
 - TOPSOIL SHOULD BE HANDLED ONLY WHEN IT IS DRY ENOUGH TO WORK WITHOUT DAMAGING THE SOIL STRUCTURE. A UNIFORM APPLICATION TO A DEPTH OF 5 INCHES (UNSETTLED) IS REQUIRED ON ALL SITES. TOPSOIL SHALL BE AMENDED WITH ORGANIC MATTER, AS NEEDED, IN ACCORDANCE WITH THE STANDARD FOR TOPSOILING.
 - INSTALL NEEDED EROSION CONTROL PRACTICES OR FACILITIES SUCH AS DIVERSIONS, GRADE-STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENT BASINS, AND WATERWAYS.
 - SEEDING PREPARATION**
 - UNIFORMLY APPLY GROUND LIMESTONE AND FERTILIZER TO TOPSOIL WHICH HAS BEEN SPREAD AND FIRMED, ACCORDING TO SOIL TEST RECOMMENDATIONS SUCH AS OFFERED BY RUTGERS CO-OPERATIVE EXTENSION SOIL SAMPLE MAILERS ARE AVAILABLE FROM THE LOCAL RUTGERS CO-OPERATIVE EXTENSION OFFICES (<http://njas.rutgers.edu/county/>). FERTILIZER SHALL BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 SQUARE FEET TO 10-20 INCHES OR EQUIVALENT WITH 50K WATER INSOLUBLE NITROGEN UNLESS A SOIL TEST INDICATES OTHERWISE AND INCORPORATED INTO THE SURFACE 4 INCHES. IF FERTILIZER IS NOT INCORPORATED, APPLY ONE-HALF THE RATE DESCRIBED ABOVE DURING SEEDING PREPARATION AND REPEAT ANOTHER ONE-HALF RATE APPLICATION OF THE SAME FERTILIZER WITHIN 3 TO 5 WEEKS AFTER SEEDING.
 - WORK LINE AND FERTILIZER INTO THE TOPSOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES WITH A DISC, SPRING-TOOTH HARROW, OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OR DISKING OPERATION SHOULD BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLE UNIFORM SEEDED IS PREPARED.
 - HIGH ACID PRODUCING SOILS HAVING A PH OF 4 OR LESS OR CONTAINING IRON SULFIDE SHALL BE COVERED WITH A MINIMUM OF 12 INCHES OF SOIL HAVING A PH OF 5 OR MORE BEFORE INITIATING SEEDED REPAIRATION. SEE STANDARD FOR MANAGEMENT OF HIGH ACID-PRODUCING SOILS FOR SPECIFIC REQUIREMENTS.
 - SEEDING**
 - USE A MIXTURE FROM TABLE 4-3 OR USE A MIXTURE RECOMMENDED BY RUTGERS CO-OPERATIVE EXTENSION OR NATURAL RESOURCES CONSERVATION SERVICE WHICH IS APPROVED BY THE SOIL CONSERVATION DISTRICT. SEED MANAGEMENT SHALL HAVE BEEN TESTED WITHIN 12 MONTHS OF THE PLANTING DATE. NO SEED SHALL BE ACCEPTED WITH A GERMINATION TEST RATE MORE THAN 12 MONTHS OLD UNLESS RE-TESTED.
 - SEEDING RATES SPECIFIED ARE REQUIRED WHEN A REPORT OF COMPLIANCE IS REQUESTED PRIOR TO ACTUAL ESTABLISHMENT OF PERMANENT VEGETATION. UP TO 50% REDUCTION IN RATES MAY BE USED WHEN PERMANENT VEGETATION IS ESTABLISHED PRIOR TO A REPORT OF COMPLIANCE. INSPECTION, THESE RATES APPLY TO ALL METHODS OF SEEDING, ESTABLISHING PERMANENT VEGETATION. SEEDING RATES SPECIFIED ARE REQUIRED WHEN A REPORT OF COMPLIANCE IS REQUESTED PRIOR TO ACTUAL ESTABLISHMENT OF PERMANENT VEGETATION. SEEDING RATES SPECIFIED ARE REQUIRED WHEN A REPORT OF COMPLIANCE IS REQUESTED PRIOR TO ACTUAL ESTABLISHMENT OF PERMANENT VEGETATION.
 - WARM-SEASON MIXTURES ARE GRASSES AND LEGUMES WHICH MAXIMIZE GROWTH AT HIGH TEMPERATURES, GENERALLY 85°F AND ABOVE. SEE TABLE 4-3 MIXTURES FOR SEEDING RATES FOR WARM-SEASON GRASSES SHALL BE THE AMOUNT OF PURE LIVE SEED (PLS) AS DETERMINED BY GERMINATION TESTING RESULTS.
 - COOL-SEASON MIXTURES ARE GRASSES AND LEGUMES WHICH MAXIMIZE GROWTH AT TEMPERATURES BELOW 85°F. MANY GRASSES BECOME ACTIVE AT 65°F. SEE TABLE 4-3.
 - CONVENTIONAL SEEDING IS PERFORMED BY APPLYING SEED UNIFORMLY BY HAND, CYCLONE (CENTRIFUGAL) SEEDER, DROP SEEDER, DRILL, OR CULTIPACKER SEEDER. EXCEPT FOR DRILLED, HYDROSEEDED OR CULTIPACKED SEEDINGS, SEED SHALL BE INCORPORATED INTO THE SOIL WITHIN 24 HOURS OF SEEDED PREPARATION TO A DEPTH OF 1/4 TO 1/2 INCH, BY RAKING OR DRAGGING. DEPTH OF SEED PLACEMENT MAY BE 1/4 INCH DEEPER ON COARSE TEXTURED SOIL.
 - AFTER SEEDING, FIRING THE SOIL WITH A CORRUGATED ROLLER WILL ASSURE GOOD SEED-TO-SOIL CONTACT, RESTORE CAPILLARITY, AND IMPROVE SEEDED EMERGENCE. THIS IS THE PREFERRED METHOD. WHEN PERFORMED ON THE CONTOUR, SHEET EROSION WILL BE MINIMIZED AND WATER CONSERVATION ON SITE WILL BE MAXIMIZED.
 - HYDROSEEDING IS A BROADCAST SEEDING METHOD USUALLY INVOLVING A TRUCK, OR TRAILER-MOUNTED TANK, WITH AN AGITATION SYSTEM AND HYDRAULIC PUMP FOR MIXING SEED, WATER AND FERTILIZER AND SPRAYING THE MIX ONTO THE PREPARED SEEDING. MULCH SHALL NOT BE INCLUDED IN THE TANK WITH SEED. SHORTFIBERED MULCH MAY BE APPLIED WITH A HYDROSEEDER FOLLOWING SEEDING. (ALSO SEE SECTION 4-MULCHING). HYDROSEEDING IS NOT A PREFERRED SEEDING METHOD BECAUSE SEED AND FERTILIZER ARE APPLIED TO THE SURFACE AND NOT INCORPORATED INTO THE SOIL. WHEN POOR SEED TO SOIL CONTACT OCCURS, THERE IS A REDUCED SEED GERMINATION AND GROWTH.
 - MULCHING**
 - MULCHING IS REQUIRED ON ALL SEEDING. MULCH WILL PROTECT AGAINST EROSION BEFORE GRASS IS ESTABLISHED AND WILL PROMOTE FASTER AND EARLIER ESTABLISHMENT. THE EXISTENCE OF VEGETATION SUFFICIENT TO CONTROL SOIL EROSION SHALL BE DETERMINED COMPLIANCE WITH THIS MULCHING REQUIREMENT.
 - STRAW OR HAY, UNROTATED SMALL GRAIN STRAW, HAY FREE OF SEEDS, TO BE APPLIED AT THE RATE OF 1-1/2 TO 2 TONS PER ACRE (20 TO 40 POUNDS PER 1,000 SQUARE FEET), APPLIED TO THE SURFACE OF THE SOIL. MULCH CHOPPER-BLOWERS MUST NOT GRIND THE MULCH. HAY MULCH IS NOT RECOMMENDED FOR ESTABLISHING FINE TURF OR LAWNS DUE TO THE PRESENCE OF UNIFORM DISTRIBUTION OF HAND-SPREAD MULCH, DIVIDE AREA INTO APPROXIMATELY 1,000 SQUARE FEET SECTIONS AND DISTRIBUTE 70 TO 90 POUNDS WITH EACH SECTION. ANCHORING SHALL BE ACCOMPLISHED IMMEDIATELY AFTER PLACEMENT TO MINIMIZE LOSS BY WIND OR WATER. THIS MAY BE DONE BY ONE OF THE FOLLOWING METHODS, DEPENDING UPON THE SIZE OF THE AREA, STEEPNESS OF SLOPES, AND COSTS.
 - PEG AND TWINE, DRIVE 8 TO 10 INCH WOODEN PEGS TO WITHIN 2 TO 3 INCHES OF THE SOIL SURFACE EVERY 4 FEET IN ALL DIRECTIONS. STAKES MAY BE DRIVEN BEFORE OR AFTER APPLYING MULCH. SECURE MULCH TO SOIL SURFACE BY STRETCHING TWINE BETWEEN PEGS IN A CRISS-CROSS AND A SQUARE PATTERN. SECURE TWINE AROUND EACH PEG WITH TWO MORE ROUND TURN.
- ### TEMPORARY VEGETATIVE COVER FOR SOIL STABILIZATION
- SITE PREPARATION**
 - GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING. ALL GRADING SHOULD BE DONE IN ACCORDANCE WITH STANDARD FOR LAND GRADING, PG. 19-1.
 - INSTALL NEEDED EROSION CONTROL PRACTICES OR FACILITIES SUCH AS DIVERSIONS, GRADE STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENT BASINS, AND WATERWAYS.
 - IMMEDIATELY PRIOR TO SEEDING, THE SURFACE SHOULD BE SCARIFIED "8" TO "12" WHERE THERE HAS BEEN SOIL COMPACTION. THIS PRACTICE IS FEASIBLE ONLY WHERE THERE IS NO DANGER TO UNDERGROUND UTILITIES (CABLES, IRRIGATION SYSTEMS, ETC.).
 - SEEDING PREPARATION**
 - APPLY GROUND LIMESTONE AND FERTILIZER ACCORDING TO SOIL TEST RECOMMENDATIONS SUCH AS OFFERED BY RUTGERS CO-OPERATIVE EXTENSION SOIL SAMPLE MAILERS ARE AVAILABLE FROM THE LOCAL RUTGERS CO-OPERATIVE EXTENSION OFFICES. FERTILIZER SHALL BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 SQUARE FEET TO 10-20 INCHES OR EQUIVALENT WITH 50K WATER INSOLUBLE NITROGEN UNLESS A SOIL TEST INDICATES OTHERWISE AND INCORPORATED INTO THE SURFACE 4 INCHES. IF FERTILIZER IS NOT INCORPORATED, APPLY ONE-HALF THE RATE DESCRIBED ABOVE DURING SEEDING PREPARATION AND REPEAT ANOTHER ONE-HALF RATE APPLICATION OF THE SAME FERTILIZER WITHIN 3 TO 5 WEEKS AFTER SEEDING.
 - WORK LINE AND FERTILIZER INTO THE TOPSOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES WITH A DISC, SPRING-TOOTH HARROW, OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OR DISKING OPERATION SHOULD BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLE UNIFORM SEEDED IS PREPARED.
 - INSPECT SEEDED JUST BEFORE SEEDING. IF TRAFFIC HAS LEFT THE SOIL COMPACTED, THE AREA MUST BE RETILLED IN ACCORDANCE WITH THE ABOVE.
 - SOILS HIGH IN SULFIDES OR HAVING A PH OF 4 OR LESS REFER TO STANDARD FOR MANAGEMENT OF HIGH ACID PRODUCING SOILS, PG. 1-1.
 - SEEDING**
 - SELECT SEED FROM RECOMMENDATIONS IN TABLE 7-2.
 - COOL-SEASON GRASSES: PERENNIAL RYEGRASS 1.0 LB/1000 SF SPRING OATS 2.0 LB/1000 SF WINTER BARLEY 2.0 LB/1000 SF ANNUAL RYEGRASS 1.0 LB/1000 SF WINTER CEREAL RYE 2.8 LB/1000 SF
 - WARM-SEASON GRASSES: PEARL MILLET 0.5 LB/1000 SF MILLET (GERMAN OR HUNGARIAN) 0.7 LB/1000 SF
 - CONVENTIONAL SEEDING** APPLY SEED UNIFORMLY BY HAND, CYCLONE (CENTRIFUGAL) SEEDER, DROP SEEDER, DRILL OR CULTIPACKER SEEDER. EXCEPT FOR DRILLED, HYDROSEEDED OR CULTIPACKED SEEDINGS, SEED SHALL BE INCORPORATED INTO THE SOIL TO A DEPTH OF 1/4 TO 1/2 INCH, BY RAKING OR DRAGGING. DEPTH OF SEED PLACEMENT MAY BE 1/4 INCH DEEPER ON COARSE TEXTURED SOIL.
 - HYDROSEEDING** IS A BROADCAST SEEDING METHOD USUALLY INVOLVING A TRUCK OR TRAILER MOUNTED TANK, WITH AN AGITATION SYSTEM AND HYDRAULIC PUMP FOR MIXING SEED, WATER AND FERTILIZER AND SPRAYING THE MIX ONTO THE PREPARED SEEDING. MULCH SHALL NOT BE INCLUDED IN THE TANK WITH SEED. SHORT FIBERED MULCH MAY BE APPLIED WITH A HYDROSEEDER FOLLOWING SEEDING. (ALSO SEE SECTION 4-MULCHING). HYDROSEEDING IS NOT A PREFERRED SEEDING METHOD BECAUSE SEED AND FERTILIZER ARE APPLIED TO THE SURFACE AND NOT INCORPORATED INTO THE SOIL. POOR SEED TO SOIL CONTACT OCCURS REDUCING SEED GERMINATION AND GROWTH. HYDROSEEDING MAY BE USED FOR AREAS TOO STEEP FOR CONVENTIONAL EQUIPMENT TO TRAVERSE OR TOO OBSTRUCTED WITH ROCKS, STUMPS, ETC.
 - AFTER SEEDING**, FIRING THE SOIL WITH A CORRUGATED ROLLER WILL ASSURE GOOD SEED-TO-SOIL CONTACT, RESTORE CAPILLARITY, AND IMPROVE SEEDED EMERGENCE. THIS IS THE PREFERRED METHOD. WHEN PERFORMED ON THE CONTOUR, SHEET EROSION WILL BE MINIMIZED AND WATER CONSERVATION ON SITE WILL BE MAXIMIZED.
- ### SEQUENCE OF CONSTRUCTION
- CLEARING OF ENTRANCE AND LIMIT OF DISTURBANCE FOR INSTALLATION OF SILT FENCE AND CONSTRUCTION ENTRANCE PAD.
 - CLEARING AND ROUGH GRADING AS NECESSARY TO CONSTRUCT ROADWAYS. ALL EXPOSED SURFACE SHALL BE STABILIZED AS DEFINED IN SOIL EROSION AND SEDIMENT CONTROL NOTES. (4 WEEKS).
 - INSTALL STORM DRAINAGE, SANITARY SYSTEMS AND ALL OTHER UTILITIES. INSTALL INLET PROTECTION (6-7 WEEKS).
 - CONSTRUCT CURBS AND PLACE ROADWAY SUBBASE (2-3 WEEKS).
 - CLEAR AND GRADE BUILDING AREAS AND CONSTRUCT UNITS AND DWELLINGS. ALL DISTURBED AREAS SHALL BE STABILIZED AS DEFINED IN SOIL EROSION AND SEDIMENT CONTROL NOTES. (ON-GOING FROM COMMENCEMENT OF PROJECT).
 - ESTABLISH FINISH GRADES AND PLACE PERMANENT VEGETATIVE COVER (3-4 WEEKS).
 - REMOVE TEMPORARY ACCESS PROTECTION, SILT FENCE, AND INLET PROTECTION AFTER ALL DISTURBED AREAS HAVE BEEN STABILIZED. (1-2 WEEK).
 - PAVE ROADWAY AND COMPLETE FINAL LANDSCAPING. (3 WEEKS).

SOIL EROSION AND SEDIMENT CONTROL NOTES

- The Freehold Soil Conservation District shall be notified forty-eight (48) hours in advance of any soil disturbing activity.
- All Soil Erosion and Sediment Control practices are to be installed prior to soil disturbance, or in their proper sequence, and maintained until permanent protection is established.
- Any changes to the Certified Soil Erosion and Sediment Control Plans will require the submission of revised Soil Erosion and Sediment Control Plans to the District for re-certification. The revised plans must meet all current State Soil Erosion and Sediment Control Standards.
- N.J.S.A. 4:24-39 et. Seq. requires that no Certifications of Occupancy be issued before the District determines that a project or portion thereof is in full compliance with the Certified Plan and Standards for Soil Erosion and Sediment Control in New Jersey and a Report of Compliance has been issued. Upon written request from the applicant, the District may issue a Report of Compliance with conditions on a lot-by-lot or section-by-section basis, provided that the project or portion thereof is in satisfactory compliance with the sequence of development and temporary measures for soil erosion and sediment control have been implemented, including provisions for stabilization and site work.
- Any disturbed area that will be left exposed more than sixty (60) days, and not subject to construction traffic, will immediately receive a temporary seeding. If the season prevents the establishment of temporary cover, the disturbed areas will be mulched with straw, or equivalent material, at a critical area of 2 to 3 tons per acre, according to the Standard for Stabilization with Mulch Only.
- Immediately following initial disturbance or rough grading, all areas of soil subject to erosion (i.e. stockpiles, steep slopes and roadway embankments) will be stabilized with straw mulch or a suitable equivalent, and a mulch anchor, in accordance with State Standards.
- A sub-base course will be applied immediately following rough grading and installation of improvements to stabilize streets, roads, driveways, and parking areas. In areas where no utilities are present, the sub-base shall be installed within fifteen (15) days of the preliminary grading.
- The Standard for Stabilized Construction Access requires the installation of a pad of clean crushed stone at points where traffic will be accessing the construction site. After interior roadways are paved, individual lots require a stabilized construction access consisting of one inch to two inch (1" - 2") stone for a minimum length of ten feet (10') equal to the lot entrance width. All other access points shall be stabilized off.
- All soil washed, dropped, spilled, or tracked outside the limit of disturbance or onto public right-of-ways will be removed immediately.
- Permanent vegetation is to be seeded or sodded on all exposed areas within ten (10) days after final grading.
- At the time that site preparation for permanent vegetative stabilization is going to be accomplished, any soil that will not provide a suitable environment to support adequate vegetative ground cover shall be removed or treated in such a way that it will permanently adjust the soil conditions and render it suitable for vegetative ground cover. If the removal or treatment of the soil will not provide suitable conditions, non-vegetative means of permanent ground stabilization will have to be employed.
- In accordance with the Standard for Management of High Acid Producing Soils, any soil having a pH of 4 or less or containing iron sulfide shall be immediately placed or covered with a minimum of 12" of settled soil or 50 tons per acre (50 lbs/1,000 sq. ft. of surface area) and covered with a minimum of 12" of settled soil or 50 tons per acre, or 24" where trees or shrubs are to be planted.
- Conduit Outlet Protection must be installed at all required outfalls prior to the drainage system becoming operational.
- Unfiltered dewatering is not permitted. Necessary precautions must be taken during all dewatering operations to minimize sediment transfer. Any dewatering methods used must be in accordance with the Standard for Dewatering.
- Should the control of dust at the site be necessary, the site will be sprinkled until the surface is wet, temporary vegetative cover shall be established or mulch shall be applied as required by the Standard for Dust Control.
- Stockpile and staging locations established in the field shall be placed within the limit of disturbance according to the certified plan. Staging and stockpiles not located within the limit of disturbance will require certification of a revised Soil Erosion and Sediment Control Plan. Certification of a new Soil Erosion and Sediment Control Plan may be required for these activities if no area greater than 5,000 square feet of disturbed area is created.
- All soil stockpiles are to be temporarily stabilized in accordance with Soil Erosion and Sediment Control note #6.
- The property owner shall be responsible for any erosion or sedimentation that may occur before stormwater outfalls or offsite as a result of construction of the project.

TOPSOIL SPECIFICATIONS

- MATERIALS**
 - TOPSOIL SHOULD BE FRIABLE, LOAMY, FREE OF DEBRIS, OBJECTIONABLE WEEDS AND STONES, AND CONTAIN NO TOXIC SUBSTANCE OR ADVERSE CHEMICAL OR PHYSICAL CONDITION THAT MAY BE HARMFUL TO PLANT GROWTH. SOLUBLE SALTS SHOULD NOT BE EXCESSIVE. CONDUCTIVITY LESS THAN 0.5 MILLIHMS PER CENTIMETER. MORE THAN 0.5 MILLIHMS MAY DESICcate SEEDINGS AND ADVERSELY IMPACT GROWTH. IMPORTED TOPSOIL SHALL HAVE A MINIMUM ORGANIC MATTER CONTENT OF 2.75 PERCENT. ORGANIC MATTER CONTENT MAY BE RAISED BY ADDITIVE.
 - TOPSOIL SUBSTITUTE IS A SOIL MATERIAL WHICH MAY HAVE BEEN AMENDED WITH SAND, SILT, CLAY, ORGANIC MATTER, FERTILIZER OR LIME AND HAS THE APPEARANCE OF TOPSOIL. TOPSOIL SUBSTITUTES MAY BE UTILIZED ON SITES WITH INSUFFICIENT TOPSOIL, FOR ESTABLISHING PERMANENT VEGETATION. ALL TOPSOIL SUBSTITUTE MATERIALS SHALL MEET THE REQUIREMENTS OF TOPSOIL NOTED ABOVE. SOIL TESTS SHALL BE PERFORMED TO DETERMINE THE COMPONENTS OF SAND, SILT, CLAY, ORGANIC MATTER, SOLUBLE SALTS AND PH LEVEL.
- STRIPPING AND STOCKPILING**
 - FIELD EXPLORATION SHOULD BE MADE TO DETERMINE WHETHER QUANTITY AND OR QUALITY OF SURFACE SOIL JUSTIFIES STRIPPING.
 - STRIPPING SHALL BE CONFINED TO THE IMMEDIATE CONSTRUCTION AREA.
 - WHERE FEASIBLE, LIME MAY BE APPLIED BEFORE STRIPPING AT A RATE DETERMINED BY SOIL TESTS TO BRING THE SOIL PH TO APPROXIMATELY 6.5.
 - 4-6 INCH STRIPPING DEPTH IS COMMON, BUT MAY VARY DEPENDING ON THE PARTICULAR SOIL.
 - STOCKPILES OF TOPSOIL SHOULD BE SITUATED SO AS NOT TO OBSTRUCT NATURAL DRAINAGE OR CAUSE OFF-SITE ENVIRONMENTAL DAMAGE.
 - FERTILIZER SHOULD BE VEGETATED IN ACCORDANCE WITH STANDARDS PREVIOUSLY DESCRIBED HEREIN. SEE STANDARDS FOR PERMANENT (PG. 4-1) OR TEMPORARY (PG. 4-2) VEGETATIVE COVER FOR SOIL STABILIZATION. WEEDS SHOULD NOT BE ALLOWED TO GROW ON STOCKPILES.
- SITE PREPARATION**
 - GRADE AT THE ONSET OF THE OPTIMAL SEEDING PERIOD SO AS TO MINIMIZE THE DURATION AND AREA OF EXPOSURE OF DISTURBED SOIL TO EROSION. IMMEDIATELY PROCEED TO ESTABLISH VEGETATIVE COVER IN ACCORDANCE WITH THE SPECIFIED SEED MIXTURE. TIME IS OF THE ESSENCE.
 - GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDED PREPARATION, SEEDING, MULCH APPLICATION AND ANCHORING, AND MAINTENANCE. SEE THE STANDARD FOR LAND GRADING, PG. 19-1.
 - AS GUIDANCE FOR IDEAL CONDITIONS, SUBSOIL SHOULD BE TESTED FOR LIME REQUIREMENT. LIMESTONE, IF NEEDED, SHOULD BE APPLIED TO BRING THE SOIL PH TO APPROXIMATELY 6.5 AND INCORPORATED INTO THE SOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES.
 - PRIOR TO TOPSOILING, THE SUBSOIL SHALL BE IN COMPLIANCE WITH THE STANDARD FOR LAND GRADING, PG. 19-1.
 - EMPLOY NEEDED EROSION CONTROL PRACTICES SUCH AS DIVERSIONS, GRADE STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENTATION BASINS, AND WATERWAYS. SEE STANDARDS 11 THROUGH 42.
- APPLYING TOPSOIL**
 - TOPSOIL SHOULD BE HANDLED ONLY WHEN IT IS DRY ENOUGH TO WORK WITHOUT DAMAGING SOIL STRUCTURE; I.E., LESS THAN FIELD CAPACITY (SEE GLOSSARY).
 - A UNIFORM APPLICATION TO AN AVERAGE DEPTH OF 5.0 INCHES, MINIMUM OF 4 INCHES, FIRMED IN PLACE IS REQUIRED. AN ALTERNATIVE METHOD MAY BE CONSIDERED WHERE SPECIAL REGULATORY AND/OR INDUSTRY DESIGN STANDARDS ARE APPROPRIATE SUCH AS ON GOLF COURSES, SPORTS FIELDS, LANDFILL CAPPING, ETC. SOILS WITH A PH OF 4.0 OR LESS OR CONTAINING IRON SULFIDE SHALL BE COVERED WITH A MINIMUM DEPTH OF 12 INCHES OF SOIL HAVING A PH OF 5.0 OR MORE, IN ACCORDANCE WITH THE STANDARD FOR MANAGEMENT OF HIGH ACID PRODUCING SOILS (PG. 1-1).
 - COOL-SEASON GRASSES: PERENNIAL RYEGRASS 1.0 LB./S.F. SPRING OATS 2.0 LB./S.F. WINTER BARLEY 2.0 LB./S.F. ANNUAL RYEGRASS 1.0 LB./S.F. WINTER CEREAL RYE 2.8 LB./S.F.
 - WARM-SEASON GRASSES: PEARL MILLET 0.5 LB./S.F. 5/15-8/15 MILLET (GERMAN OR HUNGARIAN) 0.7 LB./S.F. 5/15-8/15
 - ANY DISTURBED AREAS THAT WILL BE LEFT EXPOSED MORE THAN (30) DAYS, AND NOT SUBJECT TO CONSTRUCTION TRAFFIC, WILL IMMEDIATELY RECEIVE A TEMPORARY SEEDING. IF THE SEASON PREVENTS THE ESTABLISHMENT OF TEMPORARY COVER, THE DISTURBED AREAS WILL BE MULCHED WITH UNROTATED SMALL GRAIN STRAW, AT 2.0 TO 2.5 TONS PER ACRE (90 TO 115 LBS. PER 1,000 S.F.), AND ANCHORED WITH A MULCH ANCHORING TOOL, LIQUID MULCH BINDERS, OR NETTING. IF NECESSARY, OTHER SUITABLE MATERIALS MAY BE USED IF APPROVED BY THE SOIL CONSERVATION DISTRICT. FERTILIZER APPLIED WITH TEMPORARY SEEDING MUST BE 10-20-10, WHILE THAT APPLIED WITH PERMANENT VEGETATIVE COVER MUST BE 10-10-10.
 - SUBSOIL SHOULD BE TESTED FOR LIME REQUIREMENT. IF NEEDED, SHOULD BE APPLIED TO BRING SOIL PH TO 6.5 AND INCORPORATED INTO THE SOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES. APPLY FERTILIZER AT A RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER SQUARE FEET USING 10-20-10 OR EQUIVALENT.
 - REMOVE FROM THE SURFACE ALL STONES TWO INCHES OR LARGER IN ANY DIMENSION REMOVE ALL OTHER DEBRIS, SUCH AS WIRE, CABLE, TREE ROOTS, PIECES OF CONCRETE, LUMPS OR ANY OTHER UNSUITABLE MATERIALS.
 - PERMANENT GROUND COVER OF SODDING OR SEEDING SHALL CONSIST OF THE FOLLOWING MIXTURE OR APPROVED EQUAL:

SEED MIXTURE	SEEDING RATES	SEEDING DATES (OPTIMAL)	(ACCEPTABLE)
HARD FESCUE	130 LBS./ACRE 3.0 LBS/1,000 SF	3/1-4/30 OR 5/1-8/14	8/15-10/15
PERENNIAL RYEGRASS	10 LBS./ACRE 0.25 LBS/1,000 SF	3/1-4/30 OR 5/1-8/14	8/15-10/15
STRONG CREEPING RED FESCUE	45 LBS./ACRE 1.0 LBS/1,000 SF	3/1-4/30 OR 5/1-8/14	8/15-10/15
CHOWING FESCUE	45 LBS./ACRE 1.0 LBS/1,000 SF	3/1-4/30 OR 5/1-8/14	8/15-10/15
 - SEED TO A DEPTH OF 0.5 INCHES.

SEEDING NOTES

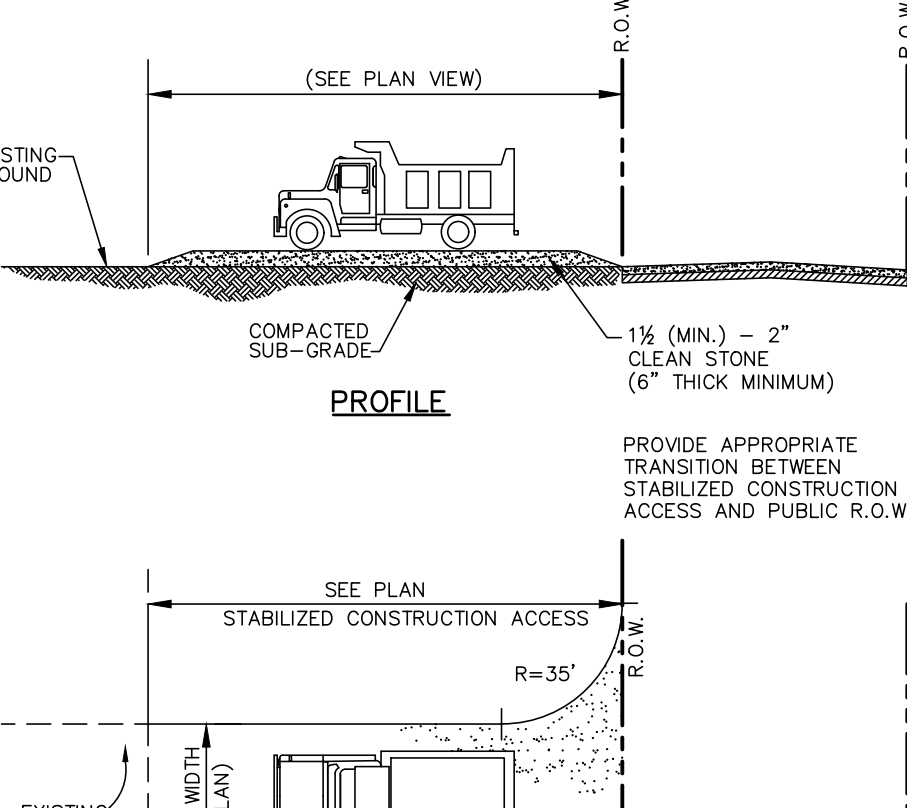
- GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDED PREPARATION, SEEDING, MULCH APPLICATION AND MULCH ANCHORING.
- TEMPORARY SEEDING SHALL CONSIST OF EITHER:

COOL-SEASON GRASSES	RATES	SEEDING DATES	DEPTH
PERENNIAL RYEGRASS	1.0 LB./S.F.	3/1-5/15 OR 8/15-10/1	0.5 IN.
SPRING OATS	2.0 LB./S.F.	3/1-5/15 OR 8/15-10/1	1.0 IN.
WINTER BARLEY	2.0 LB./S.F.	3/1-5/15 OR 8/15-10/1	1.0 IN.
WINTER CEREAL RYE	2.8 LB./S.F.	8/1-11/15	1.0 IN.

WARM-SEASON GRASSES	RATES	SEEDING DATES	DEPTH
PEARL MILLET	0.5 LB./S.F.	5/15-8/15	1.0 IN.
MILLET (GERMAN OR HUNGARIAN)	0.7 LB./S.F.	5/15-8/15	1.0 IN.
- ANY DISTURBED AREAS THAT WILL BE LEFT EXPOSED MORE THAN (30) DAYS, AND NOT SUBJECT TO CONSTRUCTION TRAFFIC, WILL IMMEDIATELY RECEIVE A TEMPORARY SEEDING. IF THE SEASON PREVENTS THE ESTABLISHMENT OF TEMPORARY COVER, THE DISTURBED AREAS WILL BE MULCHED WITH UNROTATED SMALL GRAIN STRAW, AT 2.0 TO 2.5 TONS PER ACRE (90 TO 115 LBS. PER 1,000 S.F.), AND ANCHORED WITH A MULCH ANCHORING TOOL, LIQUID MULCH BINDERS, OR NETTING. IF NECESSARY, OTHER SUITABLE MATERIALS MAY BE USED IF APPROVED BY THE SOIL CONSERVATION DISTRICT. FERTILIZER APPLIED WITH TEMPORARY SEEDING MUST BE 10-20-10, WHILE THAT APPLIED WITH PERMANENT VEGETATIVE COVER MUST BE 10-10-10.
- SUBSOIL SHOULD BE TESTED FOR LIME REQUIREMENT. IF NEEDED, SHOULD BE APPLIED TO BRING SOIL PH TO 6.5 AND INCORPORATED INTO THE SOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES. APPLY FERTILIZER AT A RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER SQUARE FEET USING 10-20-10 OR EQUIVALENT.
- REMOVE FROM THE SURFACE ALL STONES TWO INCHES OR LARGER IN ANY DIMENSION REMOVE ALL OTHER DEBRIS, SUCH AS WIRE, CABLE, TREE ROOTS, PIECES OF CONCRETE, LUMPS OR ANY OTHER UNSUITABLE MATERIALS.
- PERMANENT GROUND COVER OF SODDING OR SEEDING SHALL CONSIST OF THE FOLLOWING MIXTURE OR APPROVED EQUAL:

SEED MIXTURE	SEEDING RATES	SEEDING DATES (OPTIMAL)	(ACCEPTABLE)
HARD FESCUE	130 LBS./ACRE 3.0 LBS/1,000 SF	MAR. 1-APR. 30/MAY 1-AUG 14	AUG 15-OCT 15
PERENNIAL RYEGRASS	10 LBS./ACRE 0.25 LBS/1,000 SF	MAR. 1-APR. 30/MAY 1-AUG 14	AUG 15-OCT 15
STRONG CREEPING RED FESCUE	45 LBS./ACRE 1.0 LBS/1,000 SF	MAR. 1-APR. 30/MAY 1-AUG 14	AUG 15-OCT 15
CHOWING FESCUE	45 LBS./ACRE 1.0 LBS/1,000 SF	MAR. 1-APR. 30/MAY 1-AUG 14	AUG 15-OCT 15
- SEED TO A DEPTH OF 0.5 IN.
- THE SEEDING SHOULD BE FIRMED FOLLOWING SEEDING OPERATIONS WITH A ROLLER, OR LIGHT DRAG.
- TACKLING SHALL BE PERFORMED AS PER FREEHOLD SOIL CONSERVATION DISTRICT CURRENT STANDARDS. ASPHALT TACKIFIERS ARE NOT ACCEPTABLE.
- IN ADDITION TO THE ABOVE, REFER TO THE STATE STANDARDS FOR:

PERMANENT VEGETATIVE COVER FOR SOIL STABILIZATION	PERMANENT VEGETATIVE COVER FOR SOIL STABILIZATION
PERMANENT VEGETATIVE COVER FOR SOIL STABILIZATION	PERMANENT VEGETATIVE COVER FOR SOIL STABILIZATION

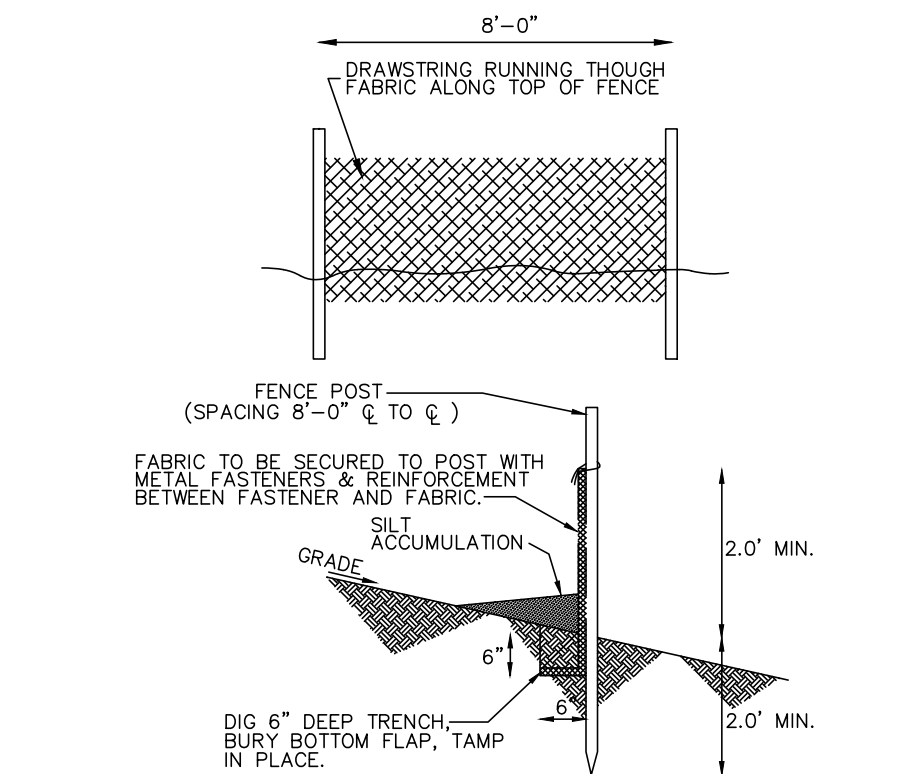


TREE PROTECTION FENCE DETAIL

NOT TO SCALE

STABILIZED CONSTRUCTION ACCESS

NOT TO SCALE



SILT FENCE DETAIL

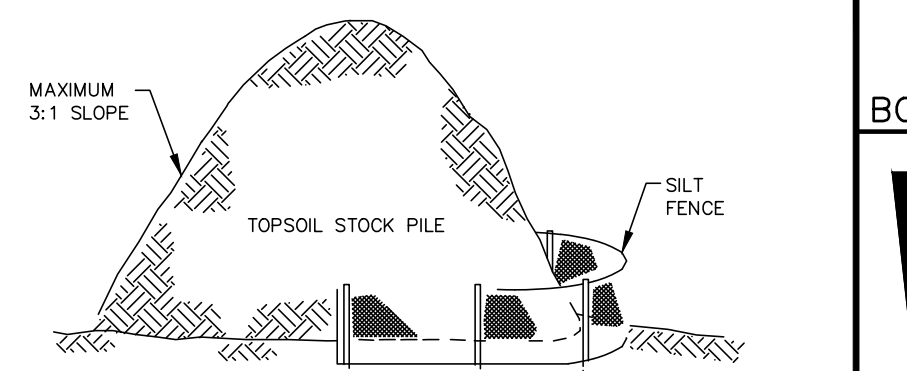
NOT TO SCALE

STABILIZATION WITH MULCH ONLY

- Site Preparation**
 - Grade as needed and feasible to permit the use of conventional equipment for seeded preparation, seeding, mulch application and mulch anchoring. All grading shall be done in accordance with standards for Land Grading.
 - Install needed erosion control practices or facilities such as diversions, grade stabilization structures, channel stabilization measures, sediment basins and waterways.
- Protective Materials**
 - Unrotated small-grain straw, at 2.0 to 2.5 tons per acre, is spread uniformly at 90 to 115 pounds per 1,000 s.f. and anchored with a mulch anchoring tool, liquid mulch binders, or netting. The approved rates above have been met when the mulch covers the ground completely upon visual inspection, i.e. the soil cannot be seen below the mulch.
 - Synthetic or organic stabilizers may be used under suitable conditions and in quantities as recommended by manufacturer.
 - Root-fiber or paper-fiber mulch at the rate of 1,500 pounds per acre (or according to manufacturer's requirements) may be applied by a hydroseeder.
 - Mulch netting, such as paper, jute, excelsior, cotton or plastic, may be used.
 - Root-fiber applied uniformly to a minimum depth of 2 inches may be used. Root-fiber will not be used on areas where flowing water could wash them away into an inlet and plug it.
 - Crack crushed stone shall be applied at the rate of 2 to 3 tons per acre (90 to 115 lbs. per 1,000 sq. ft.) applied uniformly to a minimum depth of 3 inches may be used. Size 2 or 3 (ASTM C-33) is recommended.
- Mulch Anchoring** shall be accomplished immediately after placement to minimize loss and any water. This may be done by one of the following methods, depending upon the size of the area, steepness of slopes and costs.
 - Peg and Twine. Drive 8 to 10 inch wooden pegs within 2 to 3 inches of the soil surface every 4 feet in all directions. Stakes may be driven before or after applying mulch. Secure mulch to soil surface by stretching twine between pegs in a crisscross and a square pattern. Secure twine around each peg with two more round turns.
 - Mulch Netting- Staple paper, jute, cotton, or plastic nettings to the soil surface. Use degradable nettings in areas to be mowed.
 - Crimper (mulch anchoring tool). A tractor-drawn implement, somewhat like a disc harrow, especially designed to push or cut some of the broadcast long fiber mulch 3 to 4 inches into the soil so as to anchor it and leave part standing upright. This technique is limited to areas traversable by tractor, which must operate on the contour of slopes. Straw mulch rate must be 3 tons per acre. No tackifying or adhesive agent is required.
 - Liquid Mulch-Binders May be used to anchor soil, hay or straw mulch.

SEDIMENT CONTROL BAG FOR DEWATERING DETAIL

- Applications should be heavier at edges where wind may catch the mulch, in valleys, and at crests of banks. The remainder of the area should be uniform in appearance.
- Use one of the following:
 - Organic and Vegetable Based Binders - Naturally occurring, powder base, hydrophilic materials when mixed with water formulates a gel and when applied to mulch under suitable conditions will form a continuous film that will hold the mulch in place. The vegetable gel should be physiologically harmless and not result in a phytotoxic effect or impede growth of turfgrass. Use at rates and weather conditions as recommended by the manufacturer to obtain mulch moisture. Many products are available, some of which may need further evaluation for use in this state.
 - Synthetic Binders High polymer synthetic emulsion, miscible with water when diluted and following application to mulch, drying and curing, forms a stable gel or skin on the surface of water. It shall be applied at rates recommended by the manufacturer and remain tacky until germination of grass.



TOPSOIL STOCKPILING DETAIL

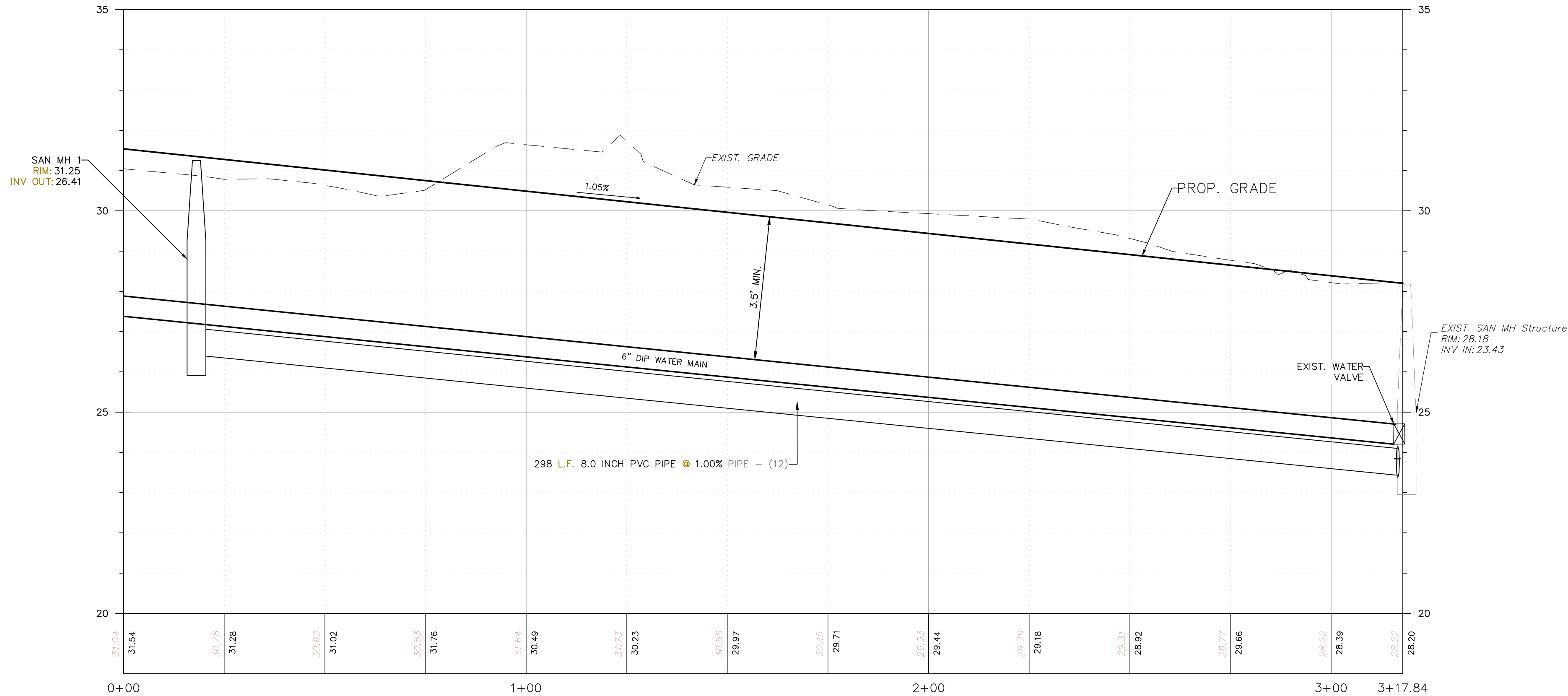
NOT TO SCALE

NO.	DATE	DESCRIPTION	DRAWN BY
PRELIMINARY & FINAL MAJOR SITE PLAN			
OF			
LOTS 4-10 & 13 BLOCK 85			
BOROUGH OF KEYPORT MONMOUTH COUNTY NEW JERSEY			
WH ENGINEERING		SOIL EROSION & SEDIMENT CONTROL DETAILS	
CERT. OF AUTH. NO. 24GA28117300 257 MONMOUTH ROAD, BLDG. A, SHE. 7 CARLHURST, NJ 07755 PHONE: 732-223-1313		WALTER JOSEPH HOPKIN N.J. PROFESSIONAL ENGINEER, LIC. NO. 40673	
SCALE: NONE	DRAWN BY: JUL	DATE: 11/30/2021	JOB NO.: 20152 SHEET NO.: 9 of 12

W:\Projects\2015\20150102 - John Ffery - 174 Church St., Keyport\DWG's\Design Drawings\Major Site Plan Base.dwg 11/20/2021 12:45:28 PM

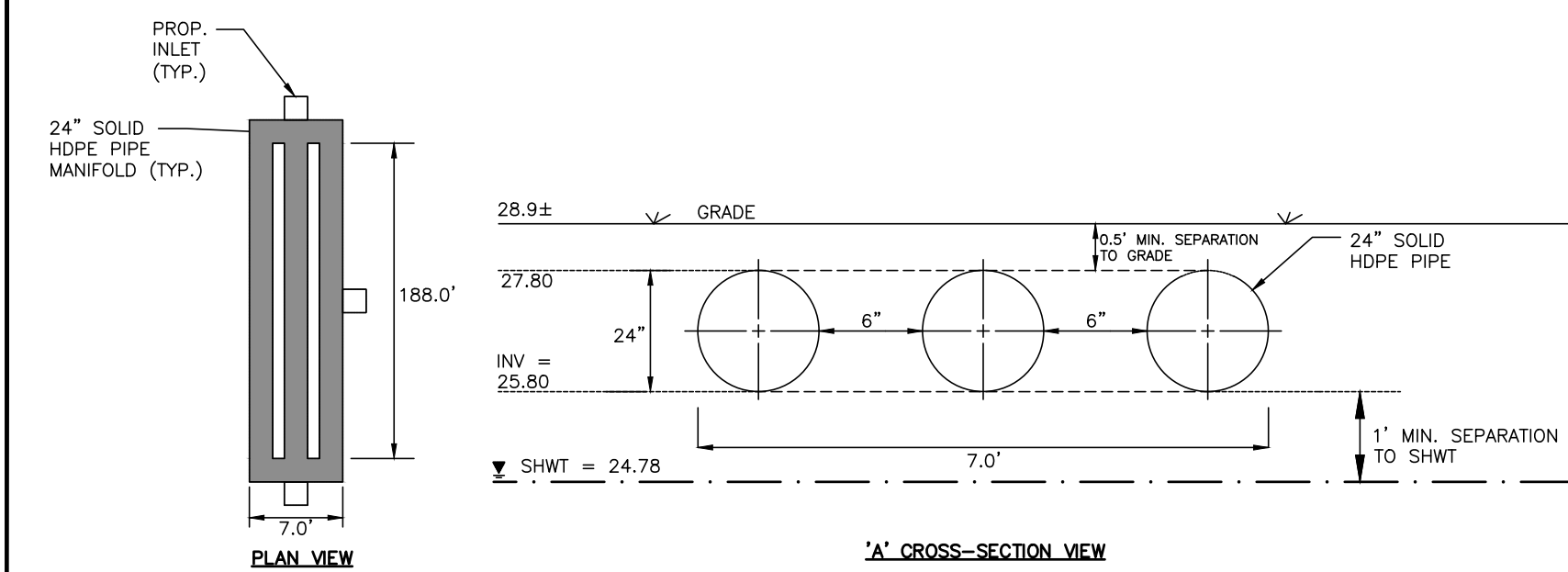
LEGEND

- GAS VALVE
- WATER VALVE
- WATER METER
- UTILITY MANHOLE
- DRAINAGE MANHOLE
- ELECTRICAL MANHOLE
- SANITARY MANHOLE
- TELEPHONE MANHOLE
- TRAFFIC SIGN
- TRAFFIC SIGN (2 POST)
- STREET SIGN
- LIGHT POST
- UTILITY POLE
- FIRE HYDRANT
- DRAINAGE INLET (TYPE 'A')
- DRAINAGE INLET (TYPE 'B')
- DRAINAGE INLET (TYPE 'C')
- DRAINAGE LINE
- ELECTRIC LINE
- GAS LINE
- SANITARY SEWER LINE
- TELEPHONE LINE
- WATER LINE
- OVERHEAD WIRES
- MONITORING WELL
- IRON PIPE FOUND
- CAPPED REBAR FOUND
- CONCRETE MONUMENT FOUND
- SURVEY
- FILE MAP
- GAS METER
- DEPRESSED CURB
- FLUSH CURB
- SOIL BORING LOCATION
- PHOTOGRAPH LOCATION



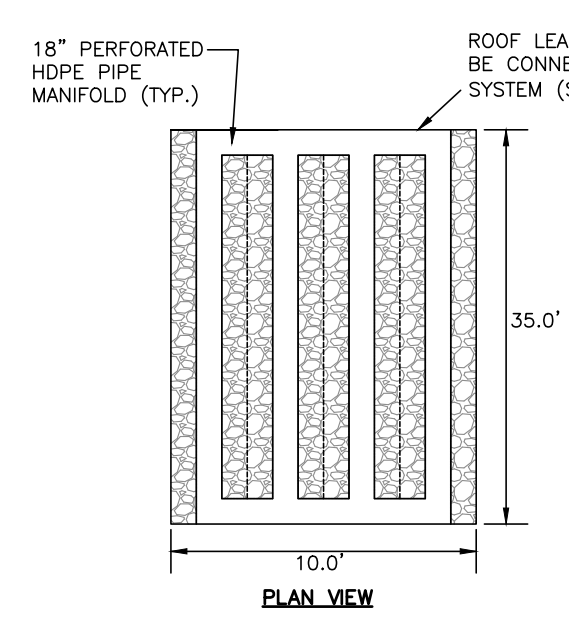
PROFILE OF OSBORN STREET
1" = 20' HORIZ. / 1" = 2' VERT.

NO.	DATE	DESCRIPTION	DRAWN BY
PRELIMINARY & FINAL MAJOR SITE PLAN			
OF			
LOTS 4-10 & 13 BLOCK 85			
BOROUGH OF KEYPORT MONMOUTH COUNTY NEW JERSEY			
		CERT. OF AUTH. NO. 24GA28117300 257 MONMOUTH ROAD, BLDG. A, STE. 7, OAKHURST, NJ 07755 PHONE: 732-223-1313 WWW.WJENGINEERING.COM	PROFILES
SCALE: AS NOTED		DRAWN BY: JUL	DATE: 11/30/21
JOB No.: 20152		SHEET No.: 10 of 12	
WALTER JOSEPH HOPKIN N.J. PROFESSIONAL ENGINEER, LIC. No. 40673			



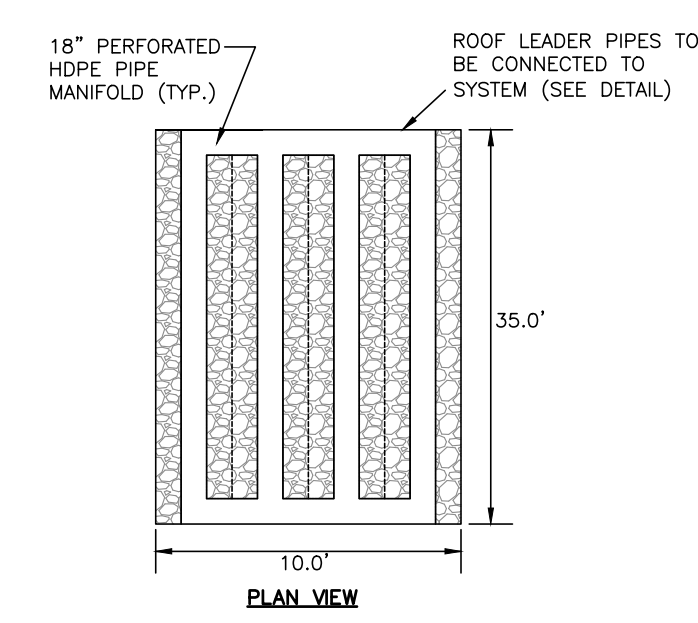
DETENTION BASIN 'A' DETAIL (CLOSED SYSTEM)

NOT TO SCALE



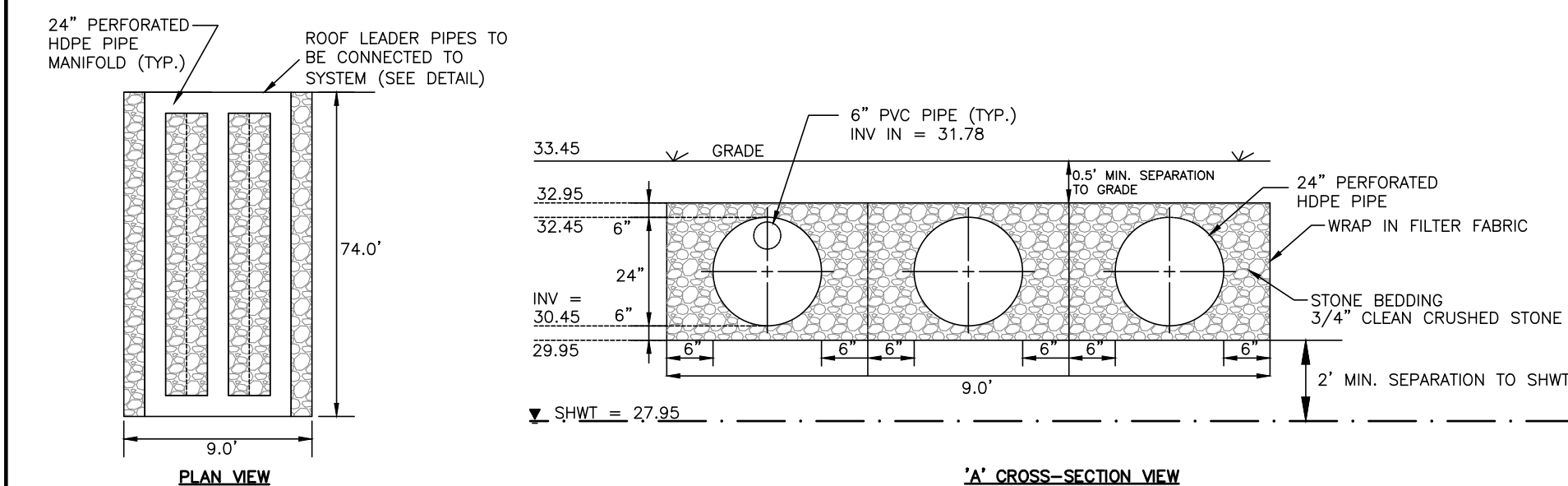
INFILTRATION DETENTION BASIN 'B' DETAIL (OPEN SYSTEM)

NOT TO SCALE



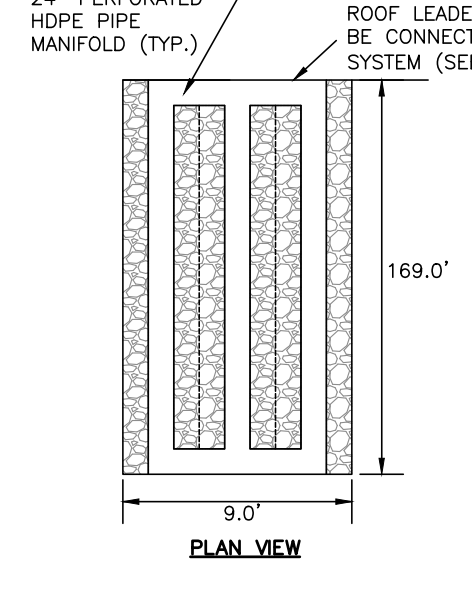
INFILTRATION DETENTION BASIN 'C' DETAIL (OPEN SYSTEM)

NOT TO SCALE



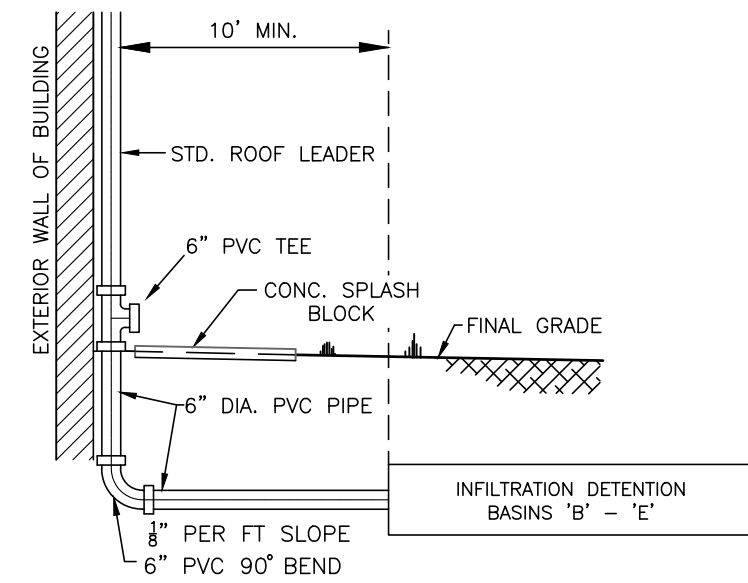
INFILTRATION DETENTION BASIN 'D' DETAIL (OPEN SYSTEM)

NOT TO SCALE



INFILTRATION DETENTION BASIN 'E' DETAIL (OPEN SYSTEM)

NOT TO SCALE



ROOF LEADER CONNECTION TO UNGROUND ROOF RECHARGE SYSTEM

NOT TO SCALE

OPEN SYSTEM NOTES

UNDERGROUND INFILTRATION BASIN CONSTRUCTION NOTES

- CONTRACTOR SHALL SECURE THE SERVICES OF A NEW JERSEY LICENSED PROFESSIONAL ENGINEER TO PERFORM REGULAR OVERSIGHT OF THE CONSTRUCTION OF THE UNDERGROUND INFILTRATION BASIN TO ENSURE ITS DIMENSIONS, THE FOLLOWING REQUIRED OVERSIGHT ACTIVITIES INCLUDING, BUT NOT LIMITED TO:
 - PARTICIPATION BY THE ENGINEER AND CONTRACTOR AT A PRE-CONSTRUCTION MEETING TO REVIEW THE CONTRACTOR'S FAMILIARITY WITH CONSTRUCTION OF THE UNDERGROUND INFILTRATION BASIN.
 - THE CONTRACTOR SHALL IDENTIFY THE CONSTRUCTION EQUIPMENT TO BE USED FOR THE BASIN'S CONSTRUCTION AND THE CONSTRUCTION TECHNIQUES THAT WILL BE USED TO MINIMIZE COMPACTION OF THE INFILTRATION AREA.
 - ENSURING THAT EARTHWORK DOES NOT OCCUR WITHIN THE LIMITS OF THE BASIN WHEN THE SOIL MOISTURE CONTENT IS ABOVE THE LOWER PLASTIC LIMIT AND THAT THE SPECIFICATIONS OF THE REPLACEMENT SOIL ARE MET.
 - TESTING EACH SOIL LAYER WHEN THE PERMEABILITY RATE IS CRITICAL PRIOR TO THE PLACEMENT OF THE HDPE PIPE TO ENSURE THAT THE PERMEABILITY RATE OF THE SUBSOIL HAS BEEN RETAINED.
 - THE CONTRACTOR SHALL INSURE THAT PROPER PRECAUTIONS ARE TAKEN TO PREVENT SEDIMENT FROM ENTERING THE INFILTRATION AREA DURING CONSTRUCTION.
- THE CONTRACTOR SHALL NOTIFY THE UNDERSIGNED PROFESSIONAL IMMEDIATELY IF SOIL CONDITIONS ENCOUNTERED IN THE FIELD DIFFER FROM WHAT IS SHOWN HEREON. SUCH CONDITIONS COULD RENDER THE DESIGN HEREON INAPPROPRIATE OR INFEASIBLE.
- CONTRACTOR SHALL PROVIDE SHOP DRAWINGS FOR REVIEW AND APPROVAL BY THE ENGINEER PRIOR TO ORDERING MATERIALS.

DURING CONSTRUCTION

- ALL EARTHWORK OPERATIONS, INCLUDING EXCAVATION, GRADING AND BACKFILL OPERATIONS SHALL BE CONDUCTED UNDER THE SUPERVISION OF A NEW JERSEY LICENSED PROFESSIONAL ENGINEER.
- DURING CLEANING AND GRADING OF THE SITE, MEASURES MUST BE TAKEN TO ELIMINATE SOIL COMPACTION AT THE LOCATION OF THE PROPOSED INFILTRATION BASIN.
- THE LOCATION OF THE PROPOSED INFILTRATION BASIN MUST BE CONDONED OFF DURING CONSTRUCTION TO PREVENT COMPACTION OF THE SUBSOIL. BY CONSTRUCTION EQUIPMENT OR STOCKPILES. EXCAVATION AND CONSTRUCTION OF THE INFILTRATION BASIN MUST BE PERFORMED USING EQUIPMENT PLACED OUTSIDE THE LIMITS OF THE BASIN.
- PRIOR TO INSTALLATION OF STONE BEDDING, THE PERMEABILITY RATE OF THE UNDERLYING OR REPLACEMENT SOILS SHALL BE DETERMINED AND CERTIFIED BY A NEW JERSEY LICENSED PROFESSIONAL ENGINEER THAT IT MEETS THE MINIMUM DESIGN PERMEABILITY RATE. RESULTS OF THE PERMEABILITY TESTS SHALL BE PROVIDED TO THE DESIGN ENGINEER IN WRITING PRIOR TO THE PLACEMENT OF THE STONE BEDDING AND HDPE PIPE.
- UNSATURABLE MATERIALS SHALL BE REMOVED. EXCAVATIONS TO REMOVE HYDRAULICALLY RESTRICTIVE MATERIALS SHALL BE WITNESSED AND CERTIFIED BY A PROFESSIONAL ENGINEER. THE REMOVAL OF THE MATERIAL SHALL BE WITNESSED AND CERTIFIED BY A PROFESSIONAL ENGINEER.
- THE REPLACEMENT MATERIAL MUST MEET ALL SPECIFICATIONS FOR CLEAN COARSE SAND IN ACCORDANCE WITH ASTM D 1557 OR ASTM C-33. MEETING AGGREGATE GRADATION PER ASTM D 1557 AND THE MINIMUM TESTED PERMEABILITY RATE IS 8 INCHES PER HOUR. AS CERTIFIED BY A NEW JERSEY LICENSED PROFESSIONAL ENGINEER. CONTRACTOR SHALL PROVIDE THE DESIGN ENGINEER WITH A SUBMITTAL CONFIRMING THE REQUIREMENTS ARE MET.
- THE CONTRIBUTING DRAINAGE AREA MUST BE COMPLETELY STABILIZED PRIOR TO INFILTRATION BASIN'S PUT INTO OPERATION.

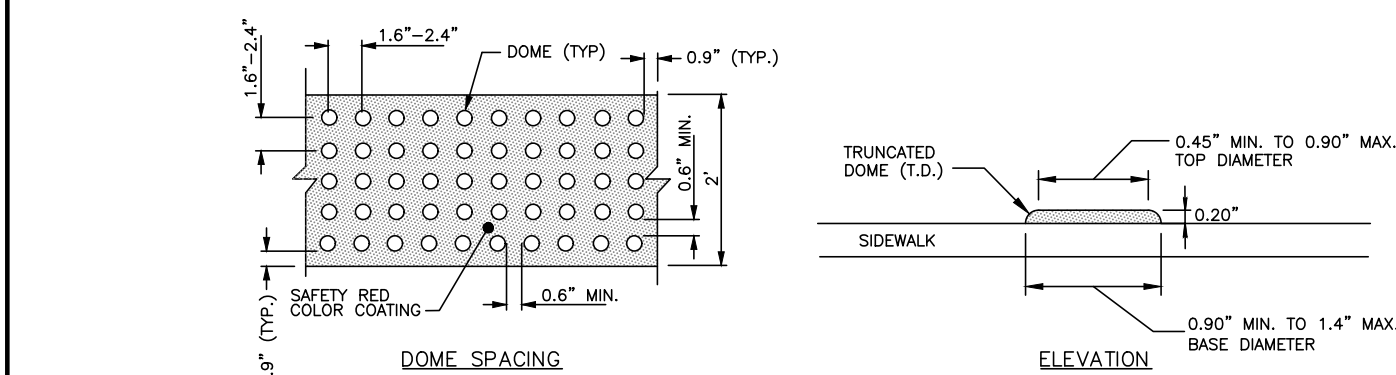
POST-CONSTRUCTION

- UPON COMPLETION OF THE BASIN'S, THE CONTRACTOR SHALL PROVIDE THE DESIGN ENGINEER WITH A PHOTO LOGIC SURVEY AFTER THE COMPLETION OF THE UNDERGROUND BASIN'S. PREPARED BY A NEW JERSEY LICENSED PROFESSIONAL SURVEYOR. THE SURVEY SHALL SHOW BOTTOM OF BASIN'S ELEVATIONS, AND ALL INFORMATION PERTAINING TO THE OUTLET, CONTROL STRUCTURE INCLUDING COVER AND WEIR SIZES AND ELEVATIONS. THE OUTLET PIPE AND NEXT DOWNSTREAM DRAINAGE STRUCTURE SHALL BE SURVEYED.
- THE PROFESSIONAL ENGINEER THAT WITNESSES THE BASIN'S CONSTRUCTION AND PERFORMS THE SOIL PERMEABILITY TESTS SHALL PROVIDE A SIGNED AND SEALED LETTER TO THE DESIGN ENGINEER WITH THE RESULTS OF THE PERMEABILITY TESTS.

CLOSED SYSTEM NOTES

UNDERGROUND HDPE SYSTEM NOTES

- ALL REFERENCES TO CLASS I OR II MATERIAL ARE PER ASTM D2321 STANDARD PRACTICE FOR UNDERGROUND INSTALLATION OF THERMOPLASTIC PIPE FOR SEWERS AND OTHER GRAVITY FLOW APPLICATIONS, LATEST EDITION.
- ALL RETENTION AND DETENTION SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH ASTM D2321, LATEST EDITION AND THE MANUFACTURER'S PUBLISHED INSTALLATION GUIDELINES.
- MEASURES SHOULD BE TAKEN TO PREVENT THE MIGRATION OF NATIVE FINES INTO THE BACKFILL MATERIAL WHEN REQUIRED. SEE ASTM D2321.
- FILTER FABRIC: A GEOTEXTILE FABRIC MAY BE USED AS SPECIFIED BY THE ENGINEER TO PREVENT THE MIGRATION OF FINES FROM THE NATIVE SOIL INTO THE SELECT BACKFILL MATERIAL.
- FOUNDATION: WHERE THE TRENCH BOTTOM IS UNSTABLE, THE CONTRACTOR SHALL EXCAVATE TO A DEPTH REQUIRED BY THE ENGINEER AND REPLACE WITH SUITABLE MATERIAL AS SPECIFIED BY THE ENGINEER. AS AN ALTERNATIVE AND AT THE DISCRETION OF THE DESIGN ENGINEER, THE TRENCH BOTTOM MAY BE STABILIZED USING A GEOTEXTILE MATERIAL.
- BEDDING: SUITABLE MATERIAL SHALL BE CLASS I OR II. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION FOR MATERIAL SPECIFICATION TO ENGINEER. UNLESS OTHERWISE NOTED BY THE ENGINEER, MINIMUM BEDDING THICKNESS SHALL BE 4" FOR 4"-24" PIPES, 6" FOR 30"-48" PIPES.
- INITIAL BACKFILL: SUITABLE MATERIAL SHALL BE CLASS I OR II IN THE PIPE ZONE EXTENDING NOT LESS THAN 6" ABOVE CROWN OF PIPE. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION FOR MATERIAL SPECIFICATION TO ENGINEER. MATERIAL SHALL BE INSTALLED AS REQUIRED IN ASTM D2321, LATEST EDITION.
- MINIMUM COVER: MINIMUM COVER OVER ALL RETENTION/DETENTION SYSTEMS IN NON-TRAFFIC APPLICATIONS (GRASS OR LANDSCAPE AREAS) IS 12" FROM TOP OF PIPE TO GROUND SURFACE. ADDITIONAL COVER MAY BE REQUIRED TO PREVENT FLOATION. FOR TRAFFIC APPLICATIONS, MINIMUM COVER IS 12" UP TO 36" DIAMETER PIPE AND 24" OF COVER FOR 42"-60" DIAMETER PIPE. MEASURED FROM TOP OF PIPE TO BOTTOM OF FLEXIBLE PAVEMENT OR TO TOP OF RIGID PAVEMENT.

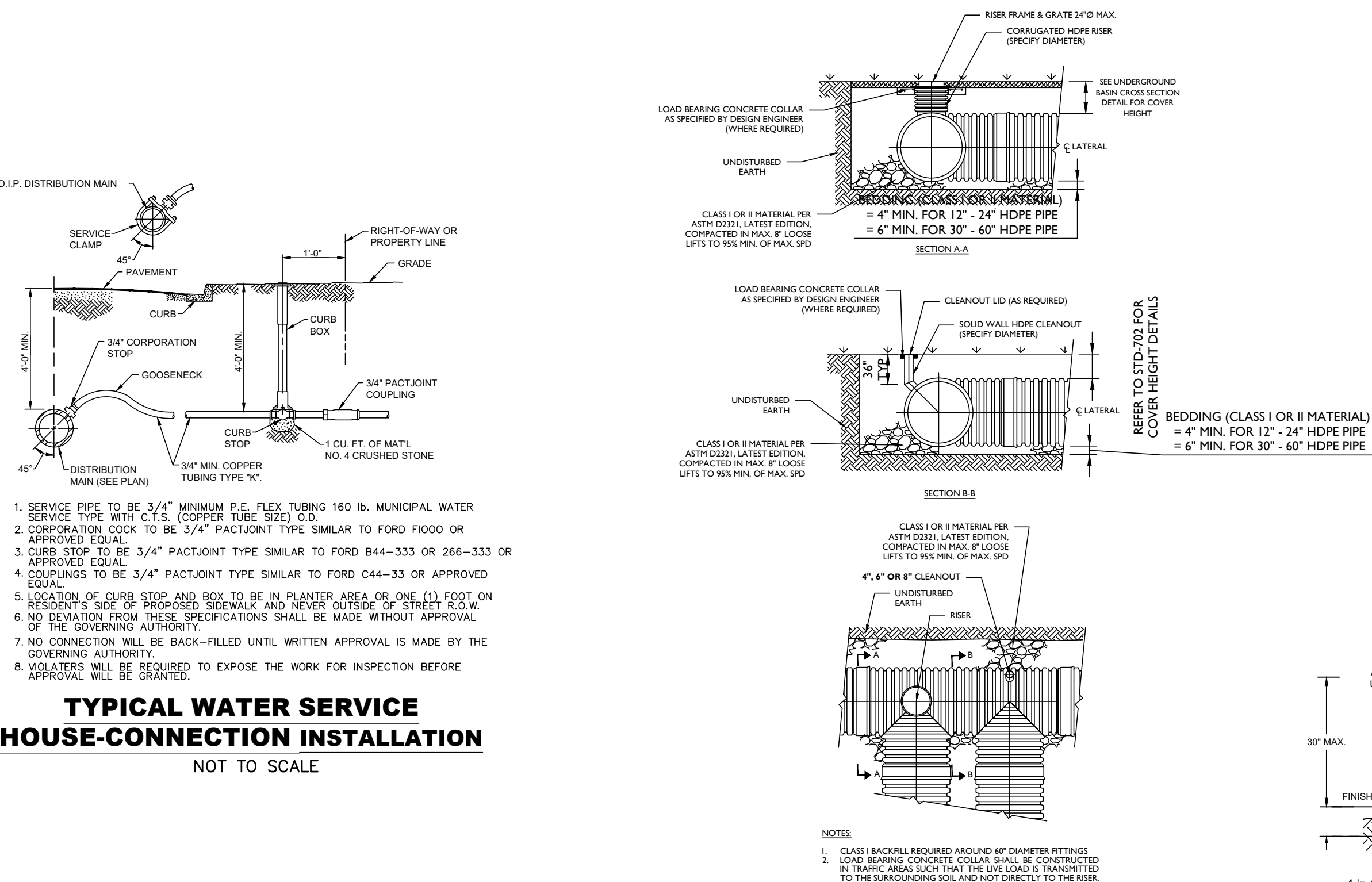


DETECTABLE WARNING SURFACE DETAIL

NOT TO SCALE

GENERAL NOTES:

- THE DETAILS PROVIDED ARE NOT DRAWN TO SCALE. THE QUANTITY OF DOMES DEPICTED ON THE DETECTABLE WARNING FIELD (THE DOMES AND THE ENTIRE 2' LEVEL SURFACE) IS FOR ILLUSTRATION ONLY.
- LOCATION OF DETECTABLE WARNINGS: DETECTABLE WARNINGS SHALL BE LOCATED SO THAT THE EDGE OF THE WARNING FIELD NEAREST TO THE ROADWAY OR STREET SURFACE IS 6" TO 12" MIN. WHERE TRANSVERSABLE CURB IS USED FROM THE EDGE OF THE ROADWAY/STREET, OR FROM THE FACE OF THE DROPPED CURB. WHERE A DROPPED CURB CONTIGUOUS ACROSS THE BOTTOM OF THE SIDEWALK CURB RAMP, THE DETECTABLE WARNINGS SHALL EXTEND THE FULL WIDTH OF THE CURB RAMP FLUSH SURFACE.
- DOMES ALIGNMENT: DOMES SHALL BE ALIGNED ON A SQUARE GRID IN THE PREDOMINANT DIRECTION OF TRAVEL.



TYPICAL WATER SERVICE HOUSE-CONNECTION INSTALLATION

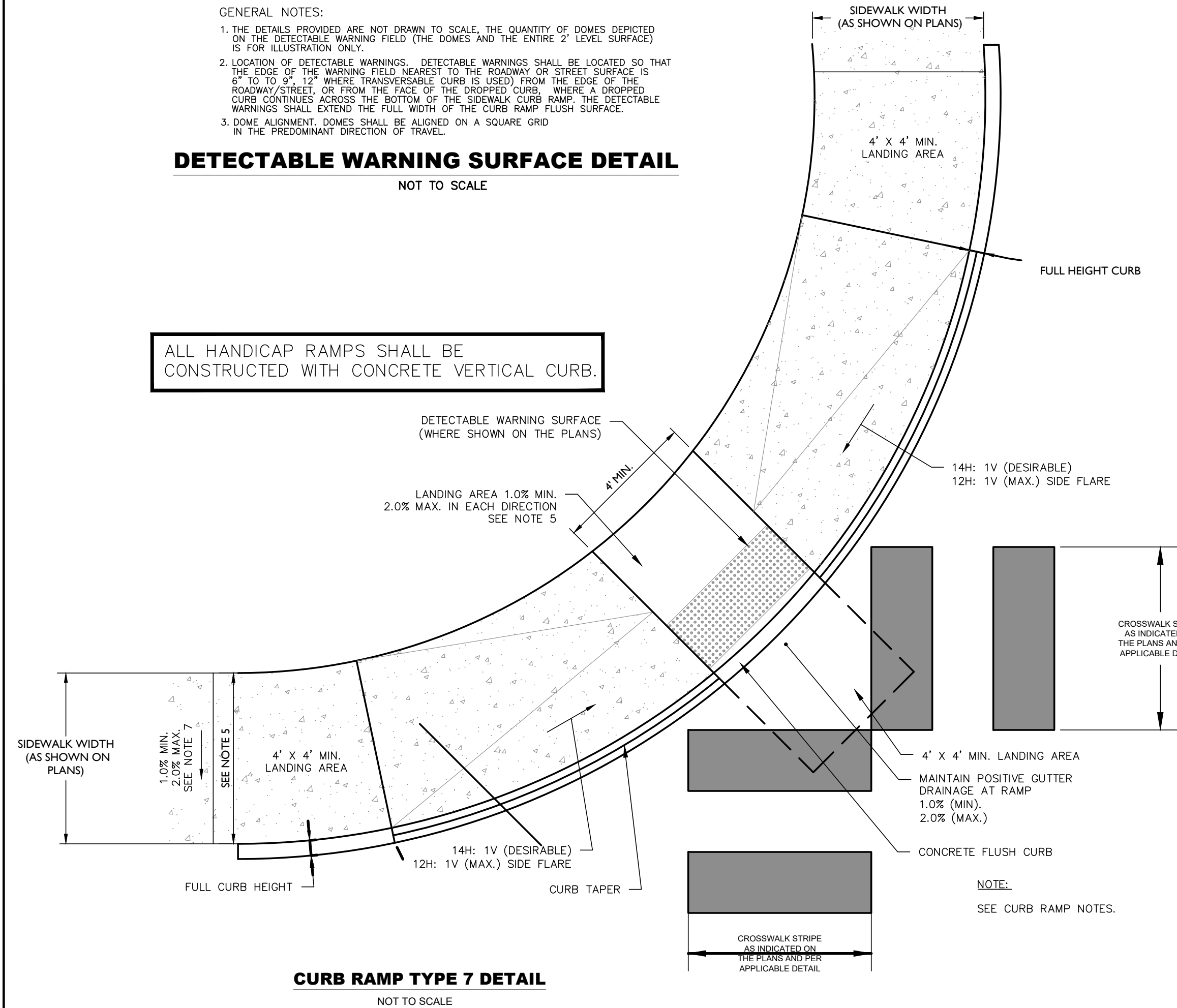
NOT TO SCALE

RETENTION-DETENTION RISER AND CLEANOUT DETAIL

NOT TO SCALE

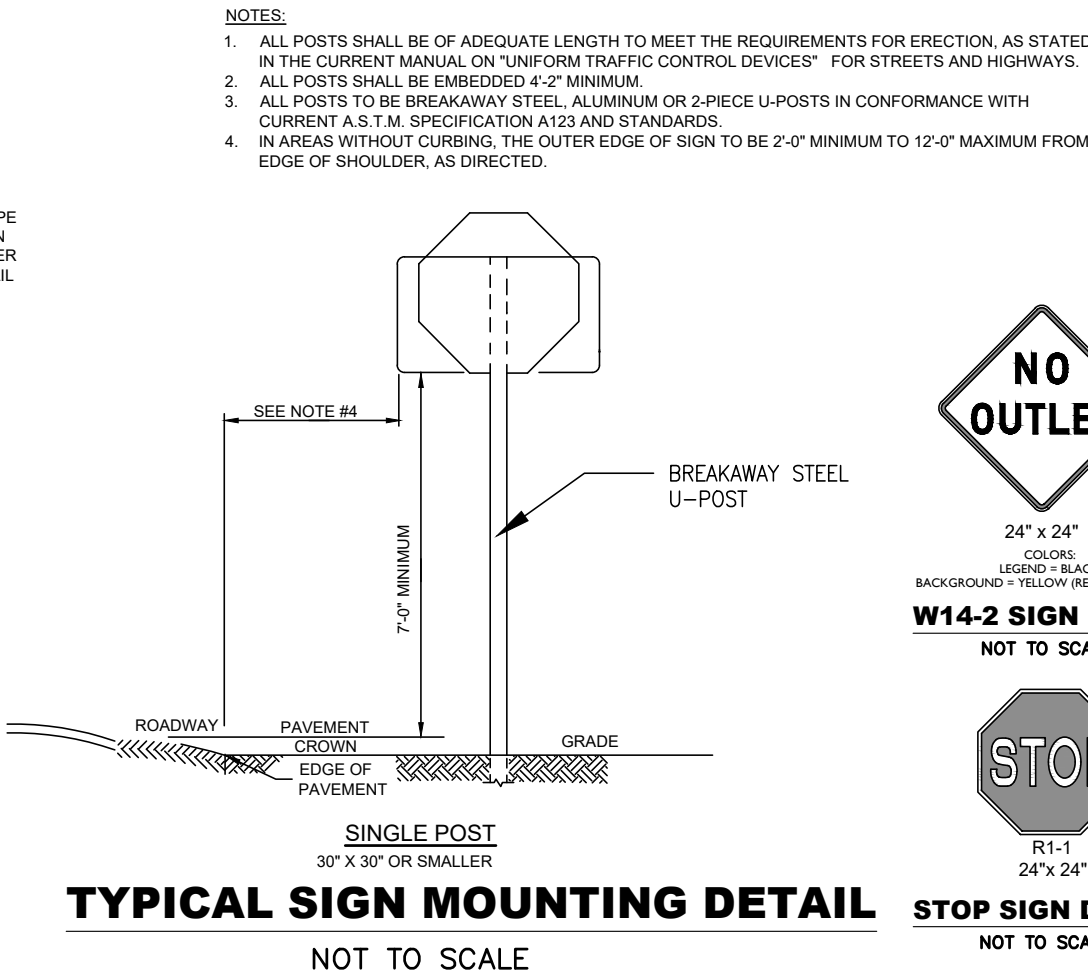
RETAINING WALL DETAIL

NOT TO SCALE



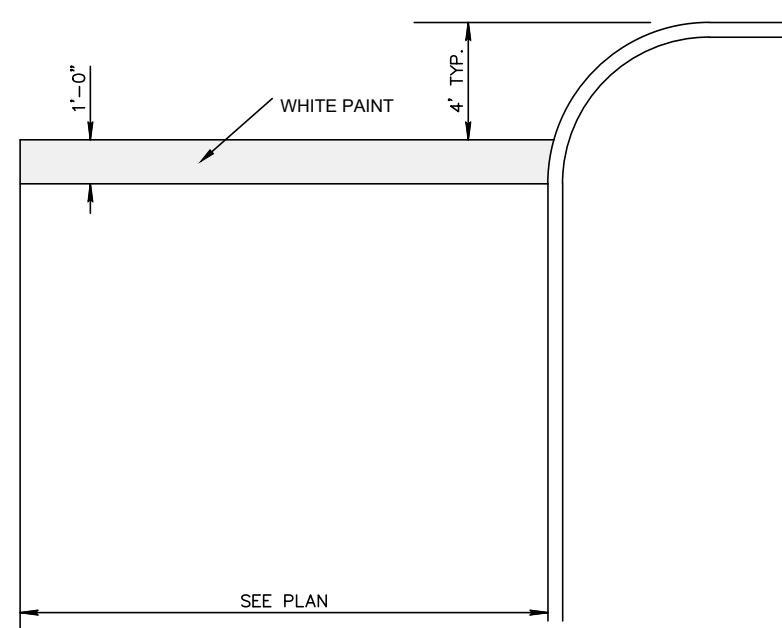
CURB RAMP TYPE 7 DETAIL

NOT TO SCALE



TYPICAL SIGN MOUNTING DETAIL

NOT TO SCALE



TYPICAL PAVEMENT MARKING

NOT TO SCALE

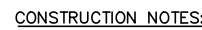
4. DIB-SEED AND PREPARATION IS DEPENDENT ON SITE CONDITIONS PLUS LOADING REQUIREMENTS.
5. SEEDING METHOD- FILL/SPREADING NEEDED TO TOP OF GRID OR SEEDING OR IMPOUNDING PER MANUFACTURER'S OR OTHERS RECOMMENDATION.
6. SOIL INSTALLATION- FILL/SPREADING NEEDED TO TOP OF GRID TO TOP OF GRID AT SUBGRADE LEVEL AND DIRT & GRASS SEEDS PLANTED ABOVE THE GRID.
7. FOR HARDER TERRAINS INSTALLATIONS- CHECK SOIL LEVEL WITH THEORETICAL AND SEED OR PRESS TO SOIL TO TOP OF GRID.
8. GEOTEXTURE NEEDED OR REPAIRS MAY BE REQUIRED BETWEEN SUBGRADE & SUBBASE.
FOR CERTAIN SOILS AND SITE SPECIFIC REQUIREMENTS.
9. THEORETICAL PRO- LINE PRODUCTS ARE SUFFICIENT RATHER FOR LOW TRAFFIC 10-DOGS-20 LOADING.
10. NO STANDING TRAFFIC IS COMPATIBLE WITH THEORETICAL PRO- LINE WHEN CLOSURE IS BELOW 20 DEGREES. ASSESS PROJECT AS NEEDED.
11. THEORETICAL PRO- LINE IS COMPATIBLE WITH PROPER FILL METHOD.
12. ALTERNATIVE, ENGINEERED SUB- BASES CAN BE USED TO PROVIDE THE PRODIGE GRASS GROWTH, HAVE ADEQUATE STIFFNESS FOR DRIVING AND PROTECT AGAINST STRUCTURAL SPREADING.
13. THIS CROSS SECTION IS FOR INFORMATION ONLY.



NOT TO SCALE



NOT TO SCALE



1. DETAIL SHOWS CONSTRUCTION OF A "BRANCH CONNECTION" AND OF TWO DIFFERENT TYPES OF "LATERAL HOUSE CONNECTION". TYPE OF CONNECTION IS AT CONTRACTOR'S OPTION.
2. SIZE OF LATERAL TO BE AS SHOWN ON THE PLANS OR AS DIRECTED, 4" MINIMUM.
3. CLEAN-OUTS IN DRIVEWAYS SHALL BE COVERED WITH A MONUMENT BOX - CAMPBELL PATTERN NO. 4150.

BRANCH AND LATERAL HOUSE CONNECTIONS

NOT TO SCALE



NOT TO SCALE



NOT TO SCALE



TYPE "B" INLET

NOT TO SCALE



NOT TO SCALE



NOT TO SCALE



NOT TO SCALE



1. A FLEXIBLE MANHOLE BOOT IS TO BE INSTALLED AT ALL MANHOLE AND PIPE CONNECTIONS.
2. FLEXIBLE BOOTS ARE TO BE INSTALLED ACCORDING TO MANUFACTURER'S SPECIFICATIONS.
3. RECONSTRUCT BENCH TO PROVIDE SMOOTH FLOW THROUGH MANHOLE.
4. ALL EXISTING MANHOLES SHALL BE REHABILITATED AS DETERMINED BY THE ENGINEER.

CONNECTION TO EXISTING MANHOLE

NOT TO SCALE



NOT TO SCALE



YARD INLET DETAIL

NOT TO SCALE



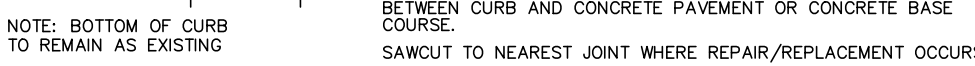
NOT TO SCALE



RETE WAL



MURCH STR



9"x18" CONCRETE VERTICAL CURB

NOT TO SCALE

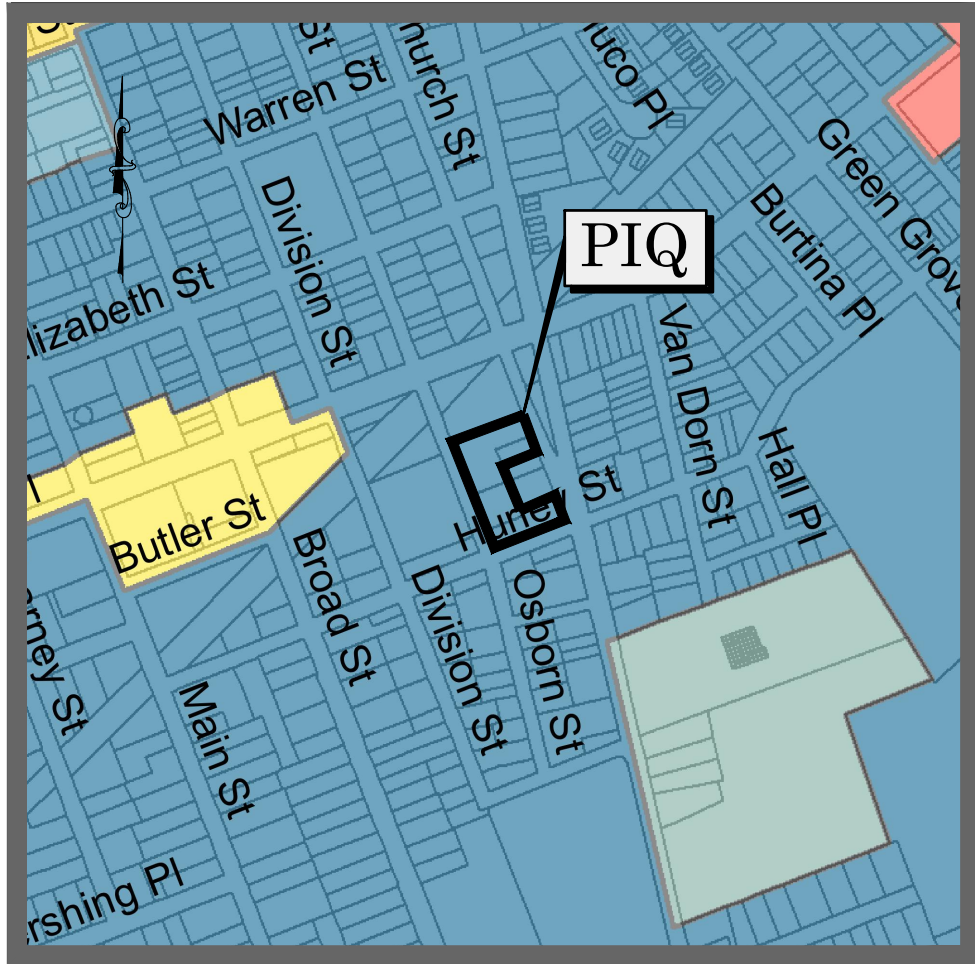


NOT TO SCALE



NOT TO SCALE

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ZONE MAP

SCALE: 1"=500'

GENERAL NOTES:

OWNERS: 174 CHURCH STREET, KEYPORT LLC - LOTS 4-8 & 13
117 FIRST STREET
KEYPORT, NJ 07735

JF-181 OSBORN STREET LLC - LOTS 9 & 10
121 FIRST STREET
KEYPORT, NJ 07735

APPLICANT: 174 CHURCH STREET, KEYPORT LLC
117 FIRST STREET
KEYPORT, NJ 07735
(732) 888-7792

- THE PROPERTY IS KNOWN AS LOTS 4-10 & 13, BLOCK 85 AS SHOWN ON OFFICIAL TAX MAP SHEET 10 OF THE BOROUGH OF KEYPORT, MONMOUTH COUNTY, NEW JERSEY.
- OUTBOUND, TOPOGRAPHY AND EXISTING CONDITIONS INFORMATION DEPICTED HEREON TAKEN FROM A PLAN ENTITLED "BOUNDARY & TOPOGRAPHIC SURVEY", PREPARED BY WJH ENGINEERING, PETER P. BENNETT III, P.L.S. LIC NO. 40651, DATED 8/31/21.
- ALL EXISTING LOTS SHALL BE CONSOLIDATED AS A CONDITION OF APPROVAL.
- EXISTING USE: SINGLE FAMILY HOMES, COMMERCIAL, AND VACANT.
- PROPOSED USE: RESIDENTIAL DUPLEXES AND SINGLE FAMILY HOMES.
- DO NOT SCALE DRAWINGS AS THEY PERTAIN TO ADJACENT AND SURROUNDING PHYSICAL CONDITIONS, BUILDINGS, STRUCTURES, ETC.. THEY ARE SCHEMATIC ONLY, EXCEPT WHERE DIMENSIONS ARE SHOWN THEREIN.
- THIS SET OF PLANS HAS BEEN PREPARED FOR PURPOSES OF MUNICIPAL AND AGENCY REVIEW AND APPROVAL. THESE PLANS SHALL NOT BE UTILIZED AS CONSTRUCTION DOCUMENTS UNTIL ALL CONDITIONS OF APPROVAL HAVE BEEN SATISFIED ON THE DRAWINGS AND EACH DRAWING HAS BEEN REVISED TO INDICATE "ISSUED FOR CONSTRUCTION."
- THE SITE WILL BE SERVED BY PUBLIC SEWER & WATER.
- EXISTING UTILITY INFORMATION SHOWN HEREON HAS BEEN COLLECTED FROM VARIOUS SOURCES AND IS NOT GUARANTEED AS TO ACCURACY OR COMPLETENESS. THE CONTRACTOR SHALL VERIFY ALL INFORMATION TO HIS SATISFACTION PRIOR TO CONSTRUCTION. WHERE EXISTING UTILITIES ARE TO BE CROSSED BY PROPOSED CONSTRUCTION, TEST PITS SHALL BE DUG BY THE CONTRACTOR PRIOR TO CONSTRUCTION TO ASCERTAIN INVERTS, MATERIALS AND SIZES. TEST PIT INFORMATION SHALL BE GIVEN TO THE ENGINEER PRIOR TO CONSTRUCTION TO PERMIT ADJUSTMENTS AS REQUIRED TO AVOID CONFLICTS.
- ALL CONSTRUCTION MATERIALS, WORKMANSHIP, SIGNS, AND CONSTRUCTION FOR SITE IMPROVEMENTS SHOWN HEREIN SHALL BE IN ACCORDANCE WITH:
 - NADOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" AS CURRENTLY AMENDED, CURRENT.
 - PREVAILING MUNICIPAL AND/OR COUNTY SPECIFICATIONS, STANDARDS AND REQUIREMENTS, CURRENT.
 - PREVAILING UTILITY COMPANY/AUTHORITY SPECIFICATIONS, STANDARDS AND REQUIREMENTS.
- CONTRACTOR SHALL NOTIFY THE UNDERSIGNED PROFESSIONAL IMMEDIATELY IF ANY FIELD CONDITIONS ENCOUNTERED DIFFER MATERIALLY FROM THOSE REPRESENTED HEREON AND/OR IF SUCH CONDITIONS, IN THE CONTRACTOR'S OPINION WOULD OR COULD RENDER THE DESIGN SHOWN HEREON INAPPROPRIATE OR INEFFECTIVE.
- THIS PLAN IS SUBJECT TO ALL LOCAL AND STATE REGULATORY PERMITS, AGENCY REVIEW AND APPROVAL.
- THESE PLANS HAVE BEEN PREPARED FOR THE PURPOSES OF MUNICIPAL AND OTHER AGENCY REVIEW AND APPROVAL.
- SOIL BORING CONDITIONS TO BE CONFIRMED PRIOR TO CONSTRUCTION.
- ALL ROOF LEADERS TO BE TIED INTO THE STORM SEWER COLLECTION SYSTEM.
- IT IS THE INTENT OF THESE PLANS TO PROVIDE THE FOLLOWING GRADING CRITERIA:
 - 3.1 MAX.
 - 2% MIN. GRASS, 1% PAVEMENT
 - 2% MAX. WITHIN 10' OF PROPOSED BUILDINGS
- THE OWNER, OR HIS REPRESENTATIVE, IS TO DESIGNATE AN INDIVIDUAL RESPONSIBLE FOR CONSTRUCTION SITE SAFETY DURING THE COURSE OF SITE IMPROVEMENTS PURSUANT TO N.J.A.C. 5:23-2.21(e) OF THE N.J. UNIFORM CONSTRUCTION CODE AND CFR 1928.32(f) (OSHA COMPETENT PERSON).
- ALL SITE IMPROVEMENTS SHALL BE IN ACCORDANCE WITH THE BOROUGH OF KEYPORT CONSTRUCTION STANDARDS, WHERE APPLICABLE.
- THE INSTALLATION OF WATER METERS SHALL BE REVIEWED AND APPROVED BY THE BOROUGH OF KEYPORT WATER DEPARTMENT.
- FIRE ZONE SIGNAGE & STRIPING SHALL BE IN ACCORDANCE WITH BOROUGH FIRE OFFICIAL.
- ANY EXISTING PAVEMENT, CURB OR SIDEWALK THAT IS IN POOR CONDITION OR IS DAMAGED AS A RESULT OF THE PROPOSED CONSTRUCTION MUST BE REPLACED PER BOROUGH ENGINEER SATISFACTION.
- ALL SITE IMPROVEMENTS SHALL BE ADA COMPLIANT WHERE APPLICABLE.
- TELEPHONE, ELECTRIC, AND GAS LINES SHALL BE INSTALLED UNDERGROUND.

LEGEND

- | | | | |
|--|---------------------------|--|-------------------------|
| | GAS VALVE | | DRAINAGE LINE |
| | WATER VALVE | | ELECTRIC LINE |
| | WATER METER | | GAS LINE |
| | UTILITY MANHOLE | | SANITARY SEWER LINE |
| | DRAINAGE MANHOLE | | TELEPHONE LINE |
| | ELECTRICAL MANHOLE | | WATER LINE |
| | SANITARY MANHOLE | | OVERHEAD WIRES |
| | TELEPHONE MANHOLE | | MONITORING WELL |
| | TRAFFIC SIGN | | IRON PIPE FOUND |
| | TRAFFIC SIGN (2 POST) | | CAPPED REBAR FOUND |
| | STREET SIGN | | CONCRETE MONUMENT FOUND |
| | LIGHT POST | | SURVEY |
| | UTILITY POLE | | FILE MAP |
| | FIRE HYDRANT | | GAS METER |
| | DRAINAGE INLET (TYPE "A") | | DEPRESSED CURB |
| | DRAINAGE INLET (TYPE "B") | | FLUSH CURB |
| | DRAINAGE INLET (TYPE "E") | | SOIL BORING LOCATION |
| | | | PHOTOGRAPH LOCATION |

NOTE:
COORDINATES ARE NAD83
ELEVATION DATUM NAVD 88

174 CHURCH STREET, KEYPORT LLC
OWNER (LOTS 4-8 & 13)

JF-181 OSBORN STREET LLC
OWNER (LOTS 9 & 10)

ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 2021

NOTARY MY COMMISSION EXPIRES _____ SEAL

NOTE:
OUTBOUND, TOPOGRAPHIC & EXISTING CONDITIONS INFORMATION DEPICTED HEREON TAKEN FROM A PLAN ENTITLED "BOUNDARY & TOPOGRAPHIC SURVEY", PREPARED BY WJH ENGINEERING, PETER P. BENNETT III P.L.S., LIC NO. 40651, DATED 8/31/21.

I CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF THAT THE LAND SURVEY DATED 2/2/16 HAVE BEEN MADE UNDER MY SUPERVISION AND MEETS THE MINIMUM SURVEY DETAIL REQUIREMENTS OF THE STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

PETER P. BENNETT III - P.L.S., LIC NO. 40651

THIS IS TO CERTIFY THAT THE UNIFIED PLANNING BOARD OF THE BOROUGH OF KEYPORT IS THE PROPER AUTHORITY TO APPROVE AND HAS APPROVED THIS MAP. THIS MAP OR A DEED CLEARLY DESCRIBING THIS SUBDIVISION SHALL BE FILED IN MONMOUTH COUNTY CLERK'S OFFICE ON OR BEFORE _____, WHICH DATE IS 190 DAYS FROM THE DATE OF FINAL APPROVAL.

SECRETARY DATE

APPROVED AS A MINOR SUBDIVISION BY THE UNIFIED PLANNING BOARD OF THE BOROUGH OF KEYPORT ON _____ BY RESOLUTION NO. _____

CHAIRMAN DATE SECRETARY DATE

I HAVE CAREFULLY EXAMINED THIS MAP AND TO THE BEST OF MY KNOWLEDGE AND BELIEF FIND IT CONFORMS WITH "THE MAP FILING LAW", RESOLUTION OF APPROVAL AND MUNICIPAL ORDINANCES AND REQUIREMENTS APPLICABLE THERE TO.

BOROUGH ENGINEER

DATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP MEETS THE MINIMUM SURVEY DETAIL REQUIREMENTS WITH OUTBOUND CORNERS MARKED AS PROMULGATED BY THE STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND HAS BEEN MADE UNDER MY SUPERVISION AND COMPLIES WITH THE PROVISIONS OF "THE MAP FILING LAW", AND THAT THE OUTBOUND CORNER MARKERS AS SHOWN HAVE BEEN FOUND OR SET.

I CERTIFY THAT THIS MAP HAS BEEN MADE UNDER MY SUPERVISION AND COMPLIES WITH APPLICABLE SECTIONS OF TITLE 46 OF THE REVISED STATUTES (N.J.S.A. 46:26A-1 THROUGH N.J.S.A. 46:26B-8 ET SEQ)

OUTBOUND CLOSURE ERROR IS GREATER THAN 1 IN 50,000'.

THE INFORMATION SHOWN HEREON CORRECTLY REPRESENTS THE CONDITIONS FOUND AS OF THE DATE OF THE FIELD SURVEY, EXCEPT SUCH IMPROVEMENTS OR EASEMENTS, IF ANY, BELOW THE SURFACE AND NOT VISIBLE.

Peter P. Bennett III
PETER P. BENNETT III
N.J. PROFESSIONAL LAND SURVEYOR, LIC. NO. 24G504065100

THE MONUMENTS SHOWN ON THIS MAP SHALL BE SET WITHIN AN APPROPRIATE TIME LIMIT AS PROVIDED FOR IN THE "MUNICIPAL LAND USE LAW", P.L. 1975, C. 291 (C.40:550-1 et seq.) OR LOCAL ORDINANCE. I CERTIFY THAT A BOND HAS BEEN GIVEN TO THE MUNICIPALITY, GUARANTEEING THE FUTURE SETTING OF THE MONUMENTS SHOWN ON THIS MAP AND SO DESIGNATED.

MUNICIPAL CLERK

200' ADJOINING OWNERS

OWNER & ADDRESS REPORT							OWNER & ADDRESS REPORT						
KEYPORT							KEYPORT						
BLOCK	LOT	OWNER	CLAS	PROPERTY OWNER	PROPERTY LOCATION	AMT L. LOTS	BLOCK	LOT	OWNER	CLAS	PROPERTY OWNER	PROPERTY LOCATION	AMT L. LOTS
74	1	2	2	HOLLAND, SCOTT & LARSEN J. 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	9	1	1	LAURIN, TAYLOR C & MARIL KEYPORT, N.J.	9 HURLEY ST	07735
74	2	2	2	HOLLAND, SCOTT & LARSEN J. 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	10	1	1	KILIC, METIN S KEYPORT, N.J.	98 MAPLE PLACE	07735
74	3	2	2	HOLLAND, SCOTT & LARSEN J. 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	11	1	1	KILIC, METIN S KEYPORT, N.J.	ATLANTIC ST	07735
74	4	2	2	HOLLAND, SCOTT & LARSEN J. 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	12	1	1	KILIC, METIN S KEYPORT, N.J.	100 MAPLE	07735
74	5	2	2	HOLLAND, SCOTT & LARSEN J. 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	13	1	1	KILIC, METIN S KEYPORT, N.J.	104 MAPLE	07735
75	1	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	14	1	1	KILIC, METIN S KEYPORT, N.J.	195 ATLANTIC	07735
75	2	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	15	1	1	KILIC, METIN S KEYPORT, N.J.	215 ATLANTIC	07735
75	3	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	16	1	1	KILIC, METIN S KEYPORT, N.J.	212 ATLANTIC ST	07735
75	4	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	17	1	1	KILIC, METIN S KEYPORT, N.J.	210 ATLANTIC	07735
75	5	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	18	1	1	KILIC, METIN S KEYPORT, N.J.	200 ATLANTIC STREET	07735
75	6	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	19	1	1	KILIC, METIN S KEYPORT, N.J.	204 ATLANTIC STREET	07735
75	7	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	20	1	1	KILIC, METIN S KEYPORT, N.J.	200 ATLANTIC STREET	07735
75	8	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	21	1	1	KILIC, METIN S KEYPORT, N.J.	203 ATLANTIC	07735
75	9	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	22	1	1	KILIC, METIN S KEYPORT, N.J.	112 HURLEY ST	07735
75	10	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	23	1	1	KILIC, METIN S KEYPORT, N.J.	114 HURLEY ST	07735
75	11	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	24	1	1	KILIC, METIN S KEYPORT, N.J.	113 HURLEY ST	07735
75	12	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	25	1	1	KILIC, METIN S KEYPORT, N.J.	217 ATLANTIC	07735
75	13	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	26	1	1	KILIC, METIN S KEYPORT, N.J.		
75	14	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	27	1	1	KILIC, METIN S KEYPORT, N.J.		
75	15	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	28	1	1	KILIC, METIN S KEYPORT, N.J.		
75	16	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	29	1	1	KILIC, METIN S KEYPORT, N.J.		
75	17	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	30	1	1	KILIC, METIN S KEYPORT, N.J.		
75	18	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	31	1	1	KILIC, METIN S KEYPORT, N.J.		
75	19	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	32	1	1	KILIC, METIN S KEYPORT, N.J.		
75	20	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	33	1	1	KILIC, METIN S KEYPORT, N.J.		
75	21	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	34	1	1	KILIC, METIN S KEYPORT, N.J.		
75	22	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	35	1	1	KILIC, METIN S KEYPORT, N.J.		
75	23	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	36	1	1	KILIC, METIN S KEYPORT, N.J.		
75	24	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	37	1	1	KILIC, METIN S KEYPORT, N.J.		
75	25	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	38	1	1	KILIC, METIN S KEYPORT, N.J.		
75	26	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	39	1	1	KILIC, METIN S KEYPORT, N.J.		
75	27	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	40	1	1	KILIC, METIN S KEYPORT, N.J.		
75	28	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	41	1	1	KILIC, METIN S KEYPORT, N.J.		
75	29	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	42	1	1	KILIC, METIN S KEYPORT, N.J.		
75	30	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	43	1	1	KILIC, METIN S KEYPORT, N.J.		
75	31	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	44	1	1	KILIC, METIN S KEYPORT, N.J.		
75	32	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	45	1	1	KILIC, METIN S KEYPORT, N.J.		
75	33	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	46	1	1	KILIC, METIN S KEYPORT, N.J.		
75	34	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	47	1	1	KILIC, METIN S KEYPORT, N.J.		
75	35	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	48	1	1	KILIC, METIN S KEYPORT, N.J.		
75	36	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	49	1	1	KILIC, METIN S KEYPORT, N.J.		
75	37	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	50	1	1	KILIC, METIN S KEYPORT, N.J.		
75	38	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	51	1	1	KILIC, METIN S KEYPORT, N.J.		
75	39	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	52	1	1	KILIC, METIN S KEYPORT, N.J.		
75	40	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	53	1	1	KILIC, METIN S KEYPORT, N.J.		
75	41	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	54	1	1	KILIC, METIN S KEYPORT, N.J.		
75	42	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	55	1	1	KILIC, METIN S KEYPORT, N.J.		
75	43	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	56	1	1	KILIC, METIN S KEYPORT, N.J.		
75	44	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	57	1	1	KILIC, METIN S KEYPORT, N.J.		
75	45	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	58	1	1	KILIC, METIN S KEYPORT, N.J.		
75	46	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	59	1	1	KILIC, METIN S KEYPORT, N.J.		
75	47	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	60	1	1	KILIC, METIN S KEYPORT, N.J.		
75	48	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	61	1	1	KILIC, METIN S KEYPORT, N.J.		
75	49	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	62	1	1	KILIC, METIN S KEYPORT, N.J.		
75	50	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	63	1	1	KILIC, METIN S KEYPORT, N.J.		
75	51	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	64	1	1	KILIC, METIN S KEYPORT, N.J.		
75	52	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	65	1	1	KILIC, METIN S KEYPORT, N.J.		
75	53	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	66	1	1	KILIC, METIN S KEYPORT, N.J.		
75	54	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	67	1	1	KILIC, METIN S KEYPORT, N.J.		
75	55	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	68	1	1	KILIC, METIN S KEYPORT, N.J.		
75	56	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	69	1	1	KILIC, METIN S KEYPORT, N.J.		
75	57	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	70	1	1	KILIC, METIN S KEYPORT, N.J.		
75	58	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	71	1	1	KILIC, METIN S KEYPORT, N.J.		
75	59	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	72	1	1	KILIC, METIN S KEYPORT, N.J.		
75	60	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	73	1	1	KILIC, METIN S KEYPORT, N.J.		
75	61	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	74	1	1	KILIC, METIN S KEYPORT, N.J.		
75	62	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	75	1	1	KILIC, METIN S KEYPORT, N.J.		
75	63	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	76	1	1	KILIC, METIN S KEYPORT, N.J.		
75	64	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	77	1	1	KILIC, METIN S KEYPORT, N.J.		
75	65	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	78	1	1	KILIC, METIN S KEYPORT, N.J.		
75	66	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	79	1	1	KILIC, METIN S KEYPORT, N.J.		
75	67	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	80	1	1	KILIC, METIN S KEYPORT, N.J.		
75	68	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	81	1	1	KILIC, METIN S KEYPORT, N.J.		
75	69	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	82	1	1	KILIC, METIN S KEYPORT, N.J.		
75	70	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	83	1	1	KILIC, METIN S KEYPORT, N.J.		
75	71	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	84	1	1	KILIC, METIN S KEYPORT, N.J.		
75	72	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	85	1	1	KILIC, METIN S KEYPORT, N.J.		
75	73	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	86	1	1	KILIC, METIN S KEYPORT, N.J.		
75	74	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	87	1	1	KILIC, METIN S KEYPORT, N.J.		
75	75	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	88	1	1	KILIC, METIN S KEYPORT, N.J.		
75	76	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	89	1	1	KILIC, METIN S KEYPORT, N.J.		
75	77	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	90	1	1	KILIC, METIN S KEYPORT, N.J.		
75	78	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	91	1	1	KILIC, METIN S KEYPORT, N.J.		
75	79	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	92	1	1	KILIC, METIN S KEYPORT, N.J.		
75	80	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	93	1	1	KILIC, METIN S KEYPORT, N.J.		
75	81	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	94	1	1	KILIC, METIN S KEYPORT, N.J.		
75	82	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	95	1	1	KILIC, METIN S KEYPORT, N.J.		
75	83	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	96	1	1	KILIC, METIN S KEYPORT, N.J.		
75	84	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	97	1	1	KILIC, METIN S KEYPORT, N.J.		
75	85	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	98	1	1	KILIC, METIN S KEYPORT, N.J.		
75	86	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735	200 DIVISION STREET	07735	86	99	1	1	KILIC, METIN S KEYPORT, N.J.		
75	87	1	1	175 BRUSH STREET, LLC 200 DIVISION STREET KEYPORT, NJ 07735									