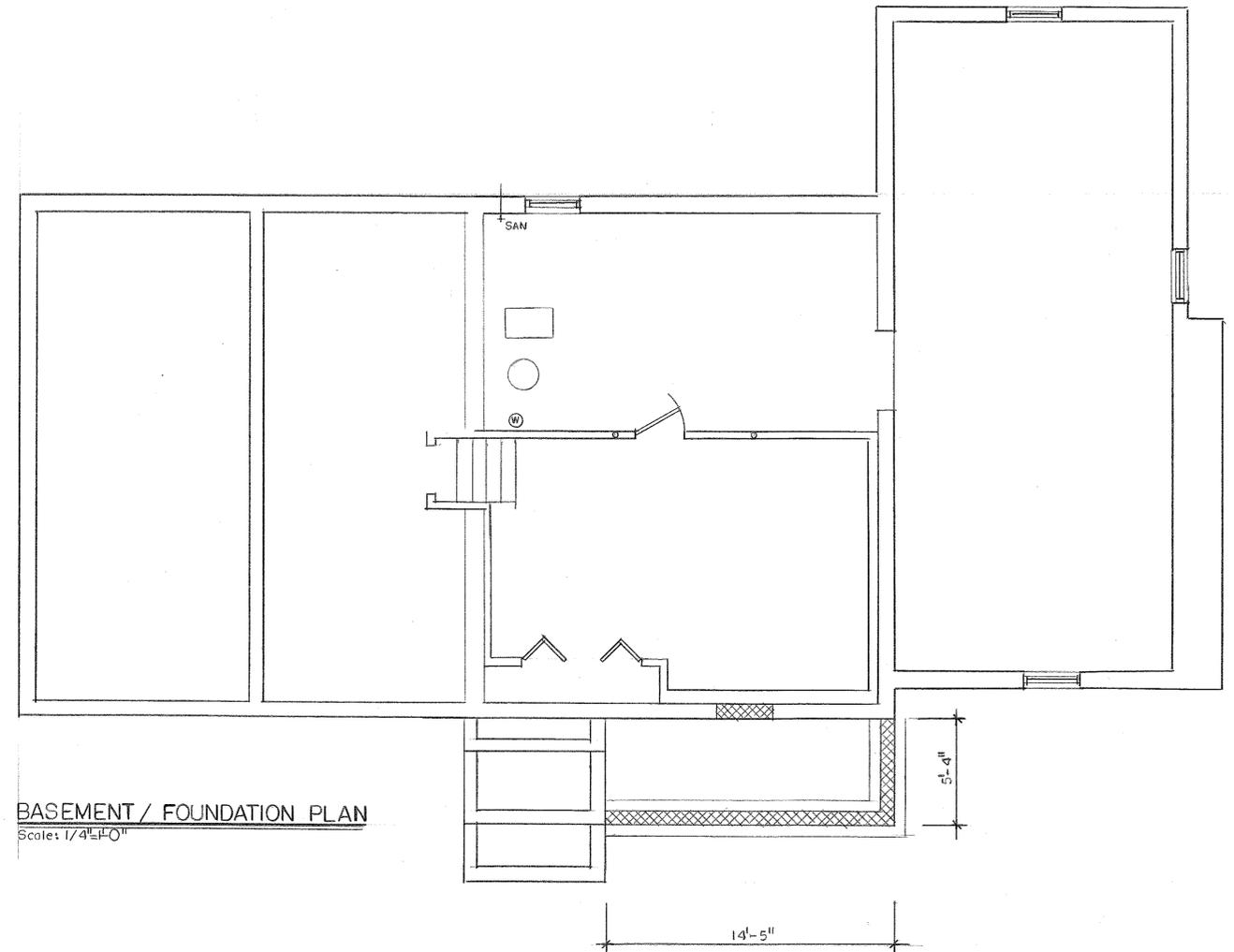
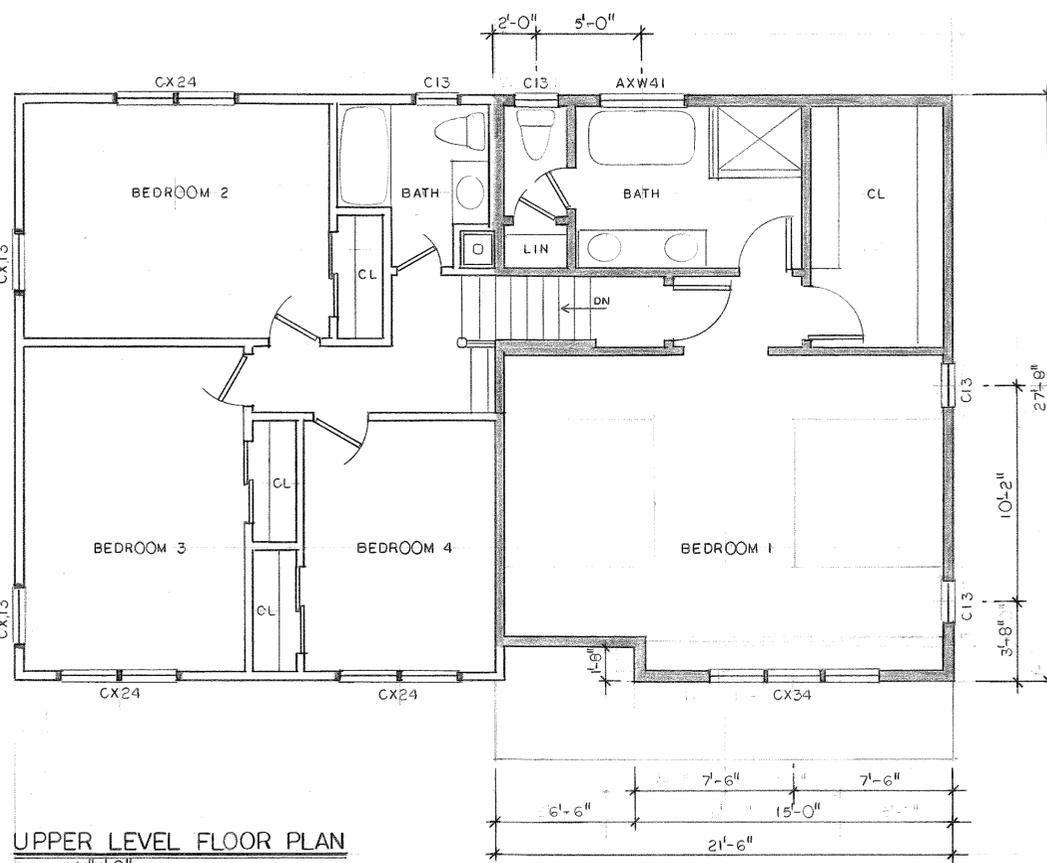


LOWER LEVEL FLOOR PLAN
Scale: 1/4"=1'-0"



BASEMENT / FOUNDATION PLAN
Scale: 1/4"=1'-0"



UPPER LEVEL FLOOR PLAN
Scale: 1/4"=1'-0"

OWNER/APPLICANT: RYAN AND CHRISTINA PEHUSH
141 LONGVIEW DRIVE
WALDWICK, NEW JERSEY 07463
(914) 980-0410

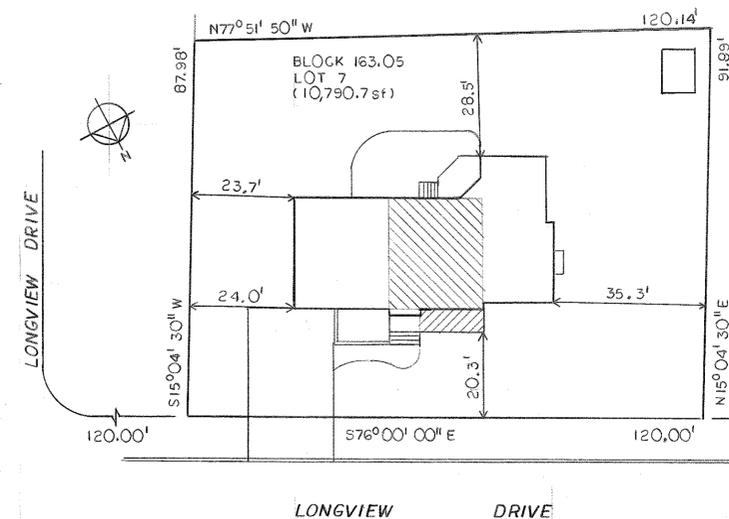
SITE LOCATION:
141 LONGVIEW DRIVE
BLOCK 163.05 - LOT 7
BOROUGH OF WALDWICK
BERGEN COUNTY, NEW JERSEY

ZONE DISTRICT: R-1 SINGLE FAMILY RESIDENTIAL DISTRICT

ZONING REQUIREMENT	REQUIRED	EXISTING	PROPOSED
LOT SIZE (MIN.)	15,000.00 S.F.	10,797.70 S.F.	UNCHANGED
AREA	100.00 FT.	120.00 FT.	UNCHANGED
WIDTH	150.00 FT.	87.98 FT.	UNCHANGED
DEPTH	50.00 FT.	23.80 FT.	20.13 FT.
FRONT YARD	50.00 FT.	28.50 FT.	28.50 FT.
REAR YARD	10.00 FT.	23.70 FT.	23.70 FT.
SIDE YARD (LEFT SIDE)	10.00 FT.	35.30 FT.	35.30 FT.
SIDE YARD (RIGHT SIDE)	33.00 FT.	59.00 FT.	59.00 FT.
TOTAL BOTH SIDE YARDS	43.00 FT.	92.00 FT.	92.00 FT.
BUILDING HEIGHT (MAX.)	3-1/2	3	3
FLOORS	33.00 FT.	22.00 FT.	26.50 FT.
FEET	40.00 %	27.17 %	28.15 %
IMPROVED LOT			

SITE PLAN INFORMATION WAS OBTAINED FROM A MAP OF PROPERTY PREPARED BY:
AMERTECH ENGINEERING, INC.
ENGINEERS, SURVEYORS AND PLANNERS
257 RIDGEMOOD AVENUE
NORTH BRUNSWICK, NJ 08902

DATED: FEBRUARY 5, 2014



SITE PLAN
Scale: 1"=20'

HOUSE ADDITION & ALTERATION
PEHUSH RESIDENCE
141 LONGVIEW DRIVE
WALDWICK, NEW JERSEY

EDWIN P. SHERMAN, R.A.,P.P.

N.J. ARCHITECT 9996
NCARB
N.J. PLANNER 4054

26 SMITHFIELD ROAD
WALDWICK, N.J. 07463
(201) 612-0896

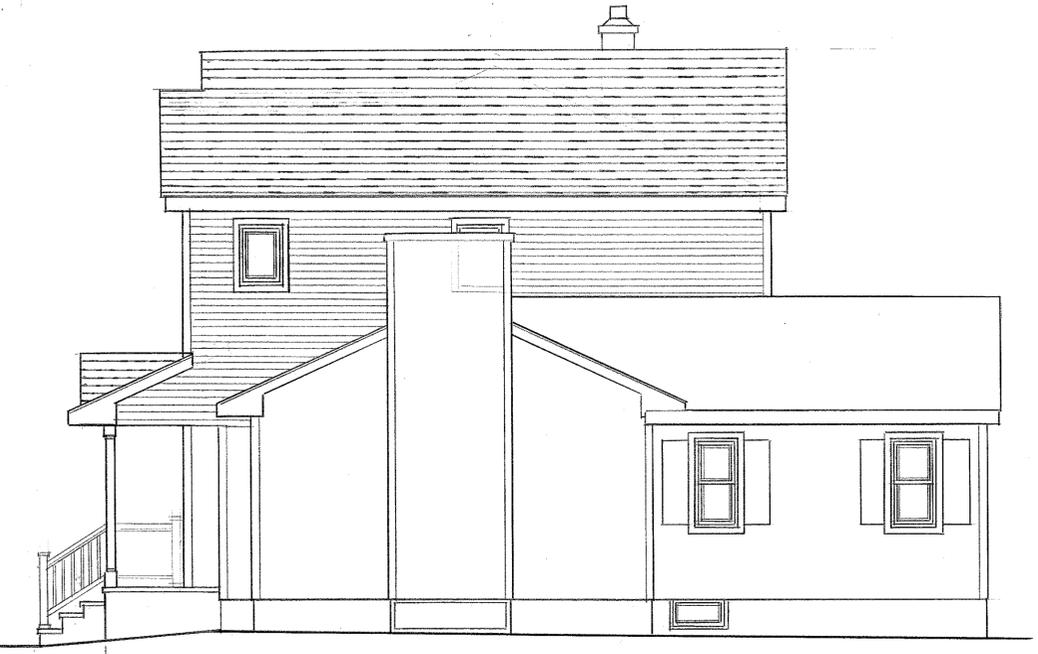
DATE: 10-16-25	PROJECT NO.: 25 065	<i>Edwin P. Sherman</i>
REVISIONS: 11-28-25	DRAWING A-2	
	OF	NOT VALID UNLESS SEALED



FRONT ELEVATION
Scale: 1/4"=1'-0"



REAR ELEVATION
Scale: 1/4"=1'-0"



RIGHT SIDE ELEVATION
Scale: 1/4"=1'-0"



LEFT SIDE ELEVATION
Scale: 1/4"=1'-0"

HOUSE ADDITION & ALTERATION
PEHUSH RESIDENCE
14 LONGVIEW DRIVE
WALDWICK, NEW JERSEY

EDWIN P. SHERMAN, R.A., P.P.

M.J. ARCHITECT 9996
N.C.A.R.B.
N.J. PLANNER 4064

26 SMITHFIELD ROAD
WALDWICK, N.J. 07463
(201) 612-0896

DATE: 10-16-25	PROJECT NO.: 25 065	<i>Edwin P. Sherman</i>
REVISIONS: △ 11-28-25	DRAWING A-3	
	OF	NOT VALID UNLESS SEALED