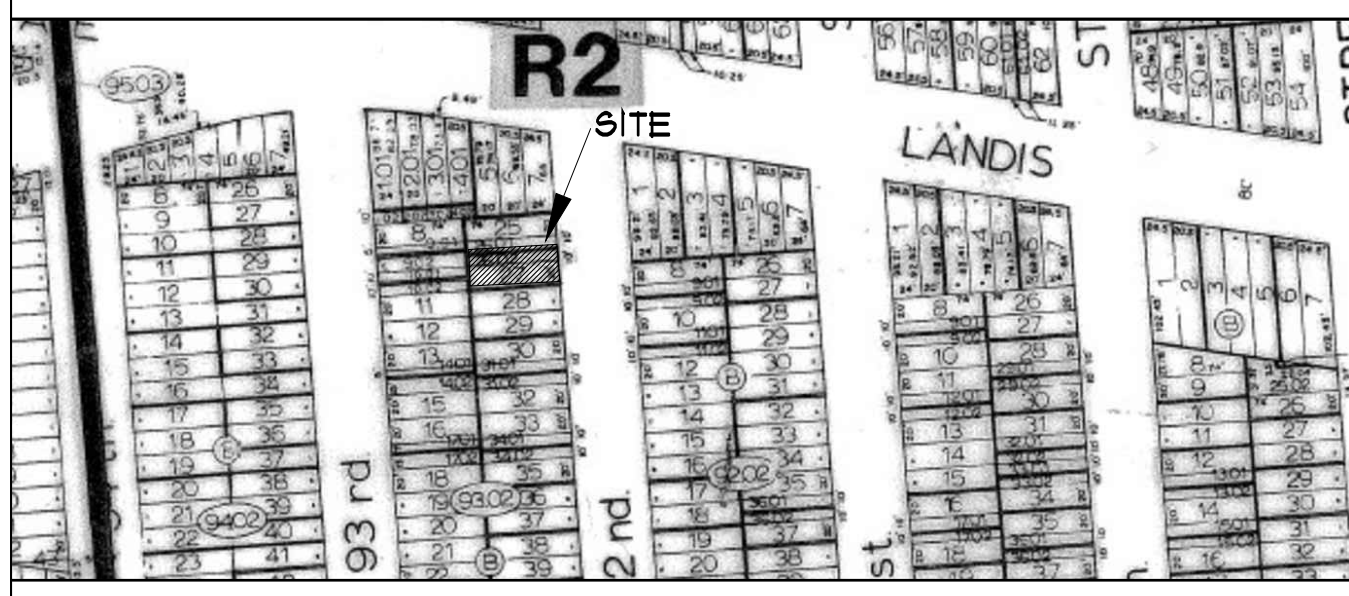


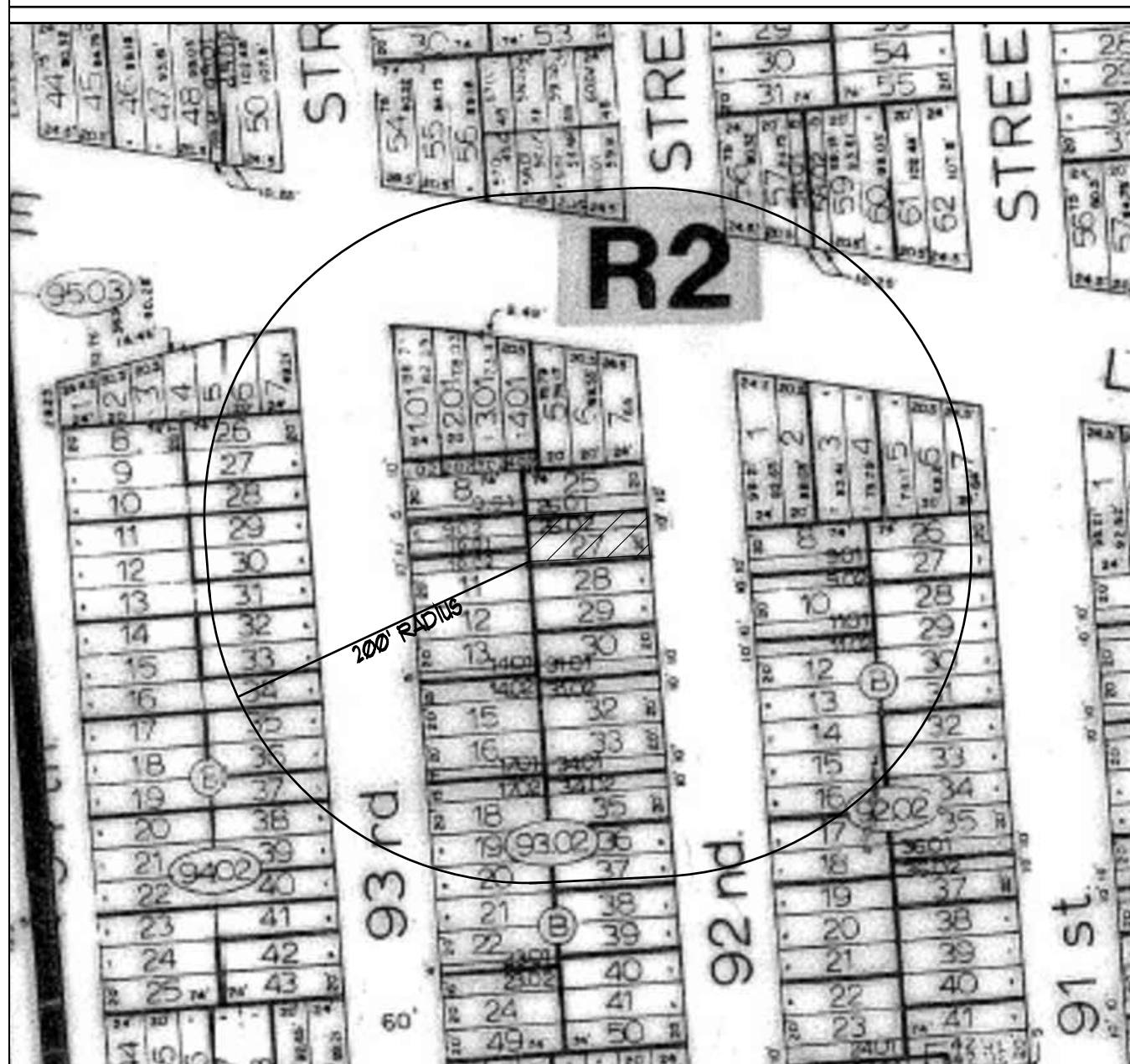
APPLICANT  
LALLY, SARA E & BARTH, PATRICK C  
219 W COUNTRY CLUB LN  
WALLINGFORD, PA 19086  
OWNER  
LALLY, SARA E & BARTH, PATRICK C  
219 W COUNTRY CLUB LN  
WALLINGFORD, PA 19086



U.S.G.S. MAP 1" = 1000'



ZONING MAP 1" = 500'



TAX MAP 1" = 100' SHEET 1 5-12-2010

NOTE: NO WETLANDS & CAFRA PERMIT REQUIRED



City of Sea Isle City  
MUNICIPAL SERVICES - 2ND FLOOR  
233 JOHN F. KENNEDY BLVD.  
SEA ISLE CITY, NJ 08243  
609-263-4461

T. Joseph A. Berrodin, Jr., CTA, Tax Assessor of the City of Sea Isle City, New Jersey, hereby certify that the attached is a list of owners within two hundred (200) feet of Block 93.02 - Lot 26.02, 27, as determined by the official Tax Map and Tax Duplicate of the City of Sea Isle City, New Jersey.

Note: If this is an application for subdivision or site-plan approval, the applicant must notify the appropriate secretary of all public utilities and the general manager of all cable television companies that own land or any facilities that possess a right-of-way or easement within two hundred (200) feet of the applicant's property.

Dated 11/10/23 Joseph A. Berrodin, Jr. Tax Assessor

"SEA ISLE CITY For All Seasons"

TAKING DISTRICT 09 SEA ISLE CITY LISTING APPLICANT: 93.02, 26.02 & 27 COUNTY 05 CAPE MAY PAGE 1

PROPERTY ID	PROPERTY LOCATION	CLASS	OWNERS NAME & ADDRESS
92.02 1	9113 LANDIS AVE	2	PELLIER, JOHN C & MARIE 9113 LANDIS AVE SEA ISLE CITY, NJ 08243
92.02 2	9107 LANDIS AVE 1ST FLR	2	BRIGNOLA, LINDA V & ALAN S 24 SOUTH VILLAGE DRIVE EXTON, PA 19341
92.02 3	9107 LANDIS AVE 2ND FLR	2	GRISFINO, NICHOLAS & HELEN, ETALS 4 SPRINGFIELD, PA 19064
92.02 4	144 91ST ST EAST	2	MASSANOVA, FRED & JESSICA A 245 S LANCASTER LN FORT WASHINGTON, PA 19034
92.02 5	144 91ST ST WEST	2	RADOMSKI, WALTER H & CANOLE F 63 WINDSOR LN COLANORCA, NJ 08022
92.02 6	141 92ND ST	2	CORSI, SALPE D & KILLEN D 141 92ND STREET SEA ISLE CITY, NJ 08243
92.02 7	137 92ND ST	2	MICHAEL, DEBORAH A TRUSTEE 40 ROK ISL SEA ISLE CITY, NJ 08243
92.02 8	125 92ND ST	2	DURN, MICHAEL & KATHLEEN 255 HITCHCOCK AVE HADDENFIELD, NJ 08007
92.02 9	123 92ND ST	2	LOZACORO, FRANCIS F & BARBARA A 123 92ND ST SEA ISLE CITY, NJ 08243
92.02 10	121 92ND ST	2	GERARDI, ANTHONY C & BERNADETTE E 551 FLETCHER RD WAYNE, PA 19087
92.02 11	140 91ST ST SOUTH	2	SCHWENK, BRIAN & BROOK 331 DRUMMER LN FROSTSTOWN, PA 19460
92.02 12	140 91ST ST NORTH	2	O'DONNELL, SEAN 305 HORNBEAD AVE HADDENFIELD, NJ 08033
92.02 13	136 91ST ST	2	MCNILL, MARGARET ELIZABETH BRUNAKER 113 ARLAND WAY FLORENZBURG, PA 19031
92.02 14	132 91ST ST	2	ROBINSON, MICHAEL & ELIZABETH 2053 DELLA DR LANHORN, PA 19428

TAKING DISTRICT 09 SEA ISLE CITY LISTING APPLICANT: 93.02, 26.02 & 27 COUNTY 05 CAPE MAY PAGE 2

PROPERTY ID	PROPERTY LOCATION	CLASS	OWNERS NAME & ADDRESS
92.02 15	128 91ST ST	2	DELANO, JANETTE J LOCUST LA WALLINGFORD, PA 19086
92.02 16	124 91ST ST EAST	2	DAILEY, JAMES P & DAILEY, CANOE B 351 W SMITH PER CLEMONTON, NJ 08021
92.02 17	124 91ST ST WEST	2	PERACCHIA, ANTHONY B & GABRIELLA 35 TULLIP DR WALLINGFORD, PA 19355
92.02 18	9114 LANDIS AVE WEST	2	CLEARY, CHRISTOPHER J & AMY M 1027 PHEASANT RD RYDAL, PA 19046
92.02 19	9114 LANDIS AVE EAST	2	DITFICH, RICHARD & BEVERLY 2 PELHAM CT NEWTON, NJ 08051
92.02 20	9110 LANDIS AVE SOUTH	2	ARMONJIO, STEVEN G 1238 HAMILTON DR WEST GREENTON, PA 19380
92.02 21	9108 LANDIS AVE NORTH	2	WALLING, ALBERT & MARY ANNE 116 COPPER RD YORKSBURG, NJ 08043
92.02 22	9205 LANDIS AVE	2	VOGT, JEFFERY L 9205 LANDIS AVE SEA ISLE CITY, NJ 08243
92.02 23	9203 LANDIS AVE	2	WELLES, GREGORY V & ROBIN SIDOR 3215 POSTGATE DR BETHLEHEM, NJ 08610
92.02 24	133 93RD ST	2	WCCANN, THOMAS J & TIERNEY, LORI A 645 RADORA VALLEY DR VILLANOVA, PA 19085
92.02 25	131 93RD ST	2	HOFFMAN, DANSON W JR & JOAN E 11414 GRANMORUELL DR MISSOURY, PA 19403
92.02 26	127 93RD ST EAST	2	WARD, JUDITH 12 MAPLE LN COLLINGSWOOD, NJ 08108
92.02 27	127 93RD ST WEST	2	O'BARA, DENNIS J & MARY A 11 WOODSIDE LN NEW HOPE, PA 19036
92.02 28	125 93RD ST	2	CONCANN, JAMES H JR & GENEVIENE 615 WILSON LA HELLERSVILLE, PA 19860

TAKING DISTRICT 09 SEA ISLE CITY LISTING APPLICANT: 93.02, 26.02 & 27 COUNTY 05 CAPE MAY PAGE 3

PROPERTY ID	PROPERTY LOCATION	CLASS	OWNERS NAME & ADDRESS
93.02 1	121 93RD ST	2	KELLY, MICHAEL J & DEBORAH R 121 93RD ST SEA ISLE CITY, NJ 08243
93.02 2	119 93RD ST	2	KEPP, SAMANTHA K 277 HANINGTON-YORKTOWN PLAZASBORO, NJ 08098
93.02 3	117 93RD ST WEST	2	LOWY, ALBERT A & CONSUELO 24 EDWARDS LANE RT LAUREL, NJ 08054
93.02 4	117 93RD ST EAST	2	KELLY, TIMOTHY P & KAREN 19 LAWRENCE DRIVE BRIGHTSTOWN, NJ 07820
93.02 5	138 92ND ST	2	TOLLEN, ANDREW F & ELIZABETH A 138 92ND ST SEA ISLE CITY, NJ 08243
93.02 6	134 92ND ST	2	LALLY, SARA E & BARTH, PATRICK C 219 W COUNTRY CLUB LN WALLINGFORD, PA 19086
93.02 7	132 92ND ST	2	DUFFY, MICHAEL J & JOAN R 132 92ND ST SEA ISLE CITY, NJ 08243
93.02 8	128 92ND ST	2	KATONA, WARREN W & MARY 128 92ND ST SEA ISLE CITY, NJ 08243
93.02 9	124 92ND ST	2	HASSEL, KATHLEEN H 124 92ND ST SEA ISLE CITY, NJ 08243
93.02 10	122 92ND ST	2	PETRELLIS, GEORGE E 109 WARDEN LN NORTH WALLEY, PA 19454
93.02 11	120 92ND ST	2	D'AMICO, THOMAS V & BARBARA 127 1ST LN LANHORN, PA 19423
93.02 12	118 92ND ST	2	CONAGHY, CERRAL & JOAN 118 92ND ST SEA ISLE CITY, NJ 08243
93.02 13	9206 LANDIS AVE 1ST FLR	2	WYNNE, DONALD & JUDITH 17 WYCKWOOD LN LANHORN, PA 19047
93.02 14	9206 LANDIS AVE 2ND FLR	2	WESTPHAL, WILLIAM J III & NANCY E 9206 LANDIS AVE 2ND FLR SEA ISLE CITY, NJ 08243

TAKING DISTRICT 09 SEA ISLE CITY LISTING APPLICANT: 93.02, 26.02 & 27 COUNTY 05 CAPE MAY PAGE 4

PROPERTY ID	PROPERTY LOCATION	CLASS	OWNERS NAME & ADDRESS
93.03 1	9200 LANDIS AVE NORTH	2	GRASSI, SYLVIA A & LOVE, DONNA M 9200 LANDIS AVE NORTH SEA ISLE CITY, NJ 08243
93.03 2	9200 LANDIS AVE SOUTH	2	TUMAS, DEBRA M 71 S FRECHERS CT NEW LAUREL, NJ 08054
93.03 3	9311 LANDIS AVE 1ST FLR	2	SIMONS, ROBERT R JR & ALLISON H 12 SARBILL ROAD HITCHCOCK, NJ 08055
93.03 4	9311 LANDIS AVE 2ND FLR	2	PETERSEN, RAYMOND R & CATHERINE M 1920 VALLEY RD HITCHCOCK, PA 19046
93.03 5	138 93RD STREET EAST	2	RESERVATO, CAROLYN & WHITFIELD, GINA 138 93RD ST EAST SEA ISLE CITY, NJ 08243
93.03 6	138 93RD STREET WEST	2	BOGEM, IRENE TRUSTEE 1381 COLTON RD CLARKTOWN, PA 19035
93.03 7	132 93RD ST EAST	2	GUREIN, FRANCIS J & REGINA B 613 WEST AVE JUNCTION, PA 19046
93.03 8	132 93RD ST WEST	2	MATTICOLA, FRANK H & MARION E 132 93RD ST WEST SEA ISLE CITY, NJ 08243
93.03 9	124 93RD ST 2ND FLR	2	SCHWEIKER, MARY 119 BELL FLOWER RD LANHORN, PA 19047
93.03 10	124 93RD ST 1ST FLR	2	SCHWEIKER, MAX ETALS & CHERIELEMAN, M 603 N EDGEMORE RD WEST ALANGETT, NJ 07711
93.03 11	118 93RD ST EAST	2	SCHMIDT, JOHN A & RITA MARIE WATSON 39 MAPLE DR SPRING LAKE WEST, NJ 07742
93.03 12	118 93RD ST WEST	2	ENIGS, THOMAS & MICHELLE, ROSE ANN 9 LANSYER PL NEWTON SQUARE, PA 19073
93.03 13	140 93RD ST 1ST FLR	2	MC NEILA, THOMAS M & SUSAN M 4 MICHELLE DR MEDIA, PA 19043
93.03 14	140 93RD ST 2ND FLR	2	HOFFMAN-FERENCZAK, JO L & FRANK A 3514 KRUESE DR SCHENNSVILLE, PA 19473

TAKING DISTRICT 09 SEA ISLE CITY LISTING APPLICANT: 93.02, 26.02 & 27 COUNTY 05 CAPE MAY PAGE 5

PROPERTY ID	PROPERTY LOCATION	CLASS	OWNERS NAME & ADDRESS
94.02 1	134 93RD ST 1ST FLR	2	MCHANE, CHRISTOPHER M & GINA KATHE 502 UNION RD ORELANDO, PA 19075
94.02 2	134 93RD ST 2ND FLR	2	KOMAR, THOMAS A & HELISSA 1325 WILBUR AVE HAVERTOWN, PA 19083
94.02 3	130 93RD ST 1ST FLR	2	BOSH, JOHN S & MARY ELLEN 305 W MARION AVE MONROAH, NJ 08090
94.02 4	130 93RD ST 2ND FLR	2	CHUDY, FREDERICK B & CLAUDIA M 81 WYLER AVE RICKLETON, NJ 08056
94.02 5	120 93RD ST 1ST FLR	2	RAY, CHRISTOPHER V & BURKOWSKI, JOOE 15 GRANVYTER BLVD READING, PA 19609
94.02 6	120 93RD ST 2ND FLR	2	REILLY, MICHAEL K 1400 YESSER CIR PALMYRA, NJ 08045
94.02 7	114 93RD ST 1ST FLR	2	LEAHY, JAMES PATRICK & KAREN ANN 306 MARLAND AVE HAVERTOWN, PA 19083
94.02 8	114 93RD ST 2ND FLR	2	STROCKE, MICHAEL M & ERICA M 5 GRANVYTER CT NEWTON, PA 18940

# ISLAND POOLS

## 134 92nd Street

SIGNATURES  
ZONING BOARD CHAIRMAN \_\_\_\_\_  
ZONING BOARD SECRETARY \_\_\_\_\_  
BOARD ENGINEER \_\_\_\_\_

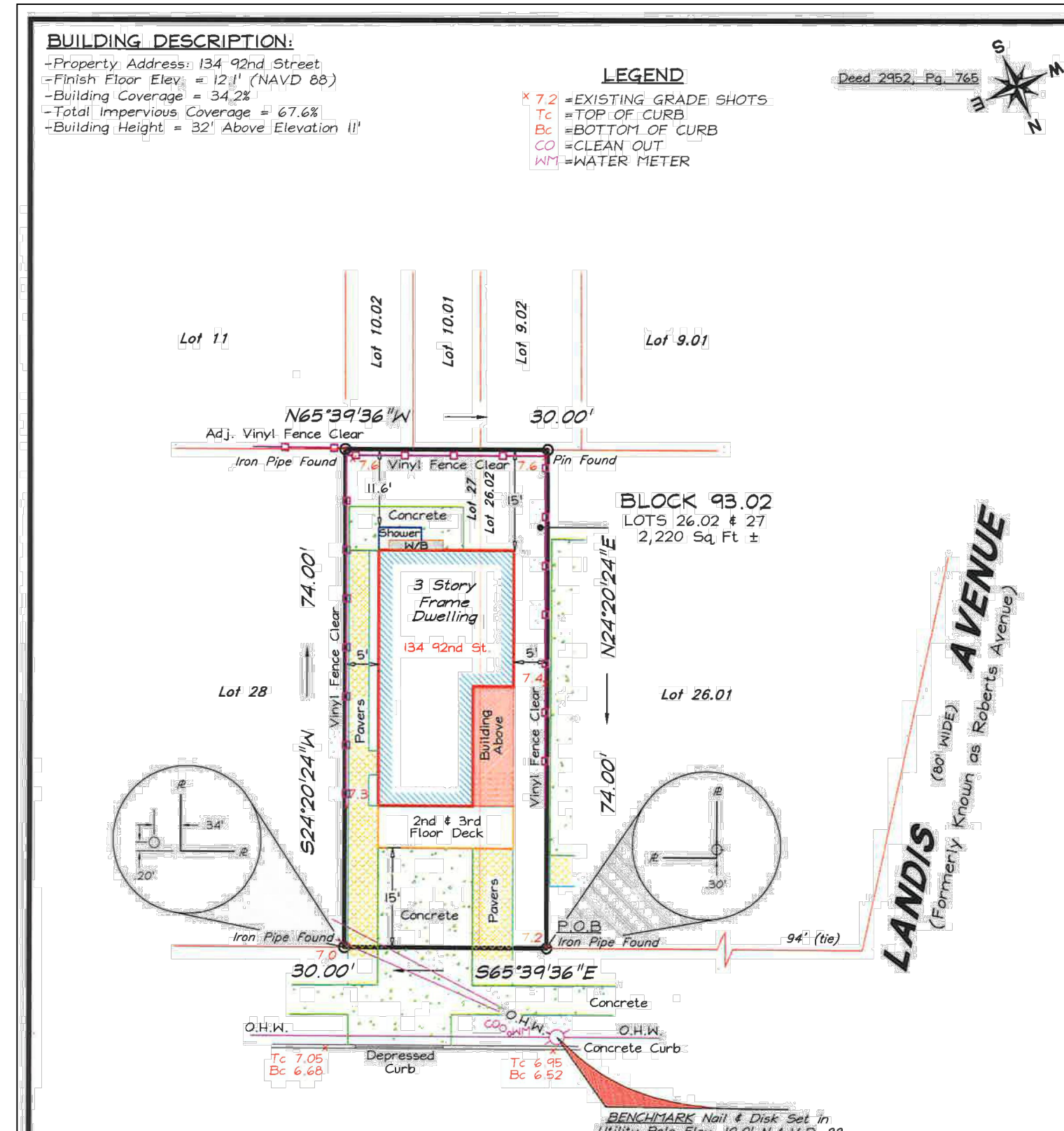
ISLAND POOLS  
134 92ND STREET  
LOT: 26.02, 27 BLOCK: 93.02  
SEA ISLE CITY, NJ

ZONING BOARD DOCUMENT  
VARIANCE PLAN  
TAX MAP SHEET #1  
TOP SHEET

THOMAS / BECHTOLD  
ARCHITECTURE & ENGINEERING  
F. (609) 927-3330  
WWW.GWTHOMAS.NET  
P. (609) 927-5050  
599 SHORE ROAD SOMERS POINT NEW JERSEY  
Andrew Bechtold  
17642

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Revisions:  
Date: 2-2-24  
File No:  
Scale: AS NOTED  
Dwg. No.  
Checked: ZB-1



92nd STREET (Formerly Known as Miami Avenue)

REFERENCE:  
-DEED BOOK 3779, PG 752  
-SHORE TITLE AGENCY, INC.  
COMMITMENT No. 51C-14940-16

GENERAL NOTES:  
-DWELLING IS SERVICED BY UNDERGROUND UTILITIES.  
-ELEVATIONS ARE IN FEET AND REFER TO N.A.S.D. 88.  
-THIS SURVEY WAS PREPARED FOR THE PURPOSE OF OBTAINING A CERTIFICATE OF OCCUPATION. THIS IS NOT A CONVEYANCE SURVEY.

REVISIONS:  
REVISED: 6-27-14 FINAL SURVEY FOR C.O.  
REVISED: 4-25-16 FOUNDATION PLAN  
REVISED: 4-16-18 PLOT PLAN

SCALE: 1" = 20'  
DATE: 2-2-24  
DRAWN BY: EDC/AS-ldp  
PROJ NO: 1548

SITUATE IN  
BLOCK 93.02  
LOTS 26.02 & 27  
CITY OF SEA ISLE CITY  
CAPE MAY COUNTY, NJ

THE MARTINELLI GROUP L.L.C.  
PROFESSIONAL LAND SURVEYING  
CERTIFICATE OF AUTHORIZATION NUMBER 246A28136700  
PHONE: (609) 380-8918 FAX: (609) 380-8934  
1021 S. SHORE ROAD SUITE 203  
GREEN BROOK, NEW JERSEY 08230

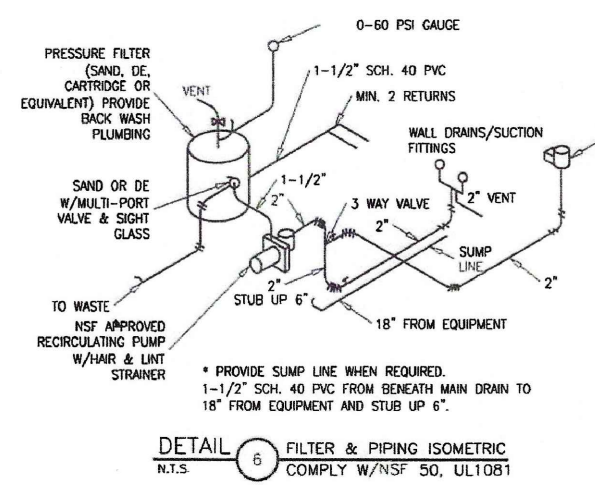
STEPHEN C. MARTINELLI  
PROFESSIONAL PLANNER  
N.J. LICENSE #0488



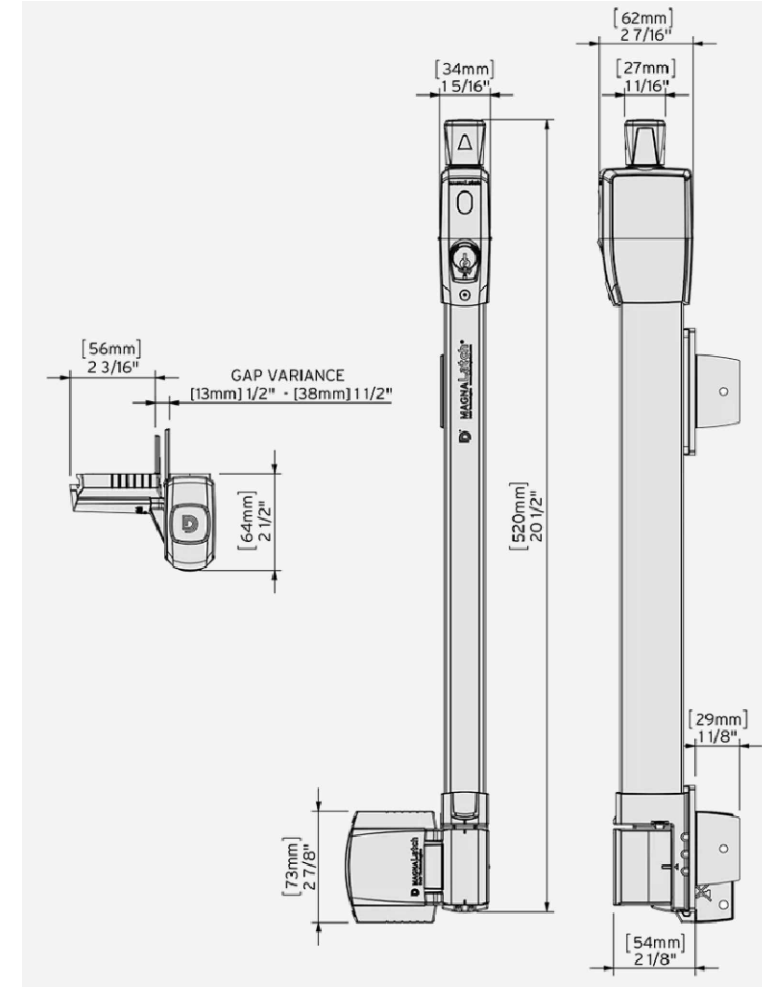
- Pool Notes**
- All work shall conform to ICC-NJ Residential 2021, International Swimming Pool & Spa Code 2021, National Electric Code 2020 and National Plumbing Code 2020.
  - Piping, fittings and components shall be listed and labeled in accordance with NSF 50 or NSF 14.
  - All piping shall be tested with water, not air.
  - All electrical equipment shall be supplied by branch circuits that have ground-fault circuit interrupter protection.
  - Swimming pool shall be protected with a barrier in accordance with the International Swimming Pool and Spa Code. All gates shall be self-latching. All windows and doors adjacent to the pool shall have an alarm producing and audible warning when the window, screen, or door is opened. The alarm shall be listed and labeled as a water hazard entrance alarm in accordance with UL2017.

- Installation Notes**
- Pool installation shall be a qualified and licensed pool contractor (approved by local building dept.) and conform to all local building codes. IE: permits, specifications, codes, rules, inspections, workmanship, etc.
  - Backfill materials must not contain rocks or other materials that could damage pool walls.
  - Pool turnover shall be 12 hours. Maximum with hi-rate rapid sand filter (min. 18" dia. or 115 SF) and properly grounded, approved pump (min. 3/4 HP W/33 GPM 60 THD) Hayward or equal.
  - Steps or a ladder shall be provided at the shallow end of the pool.
  - Handrails shall be provided as required by code.
  - Install low voltage light as per NEC 620.

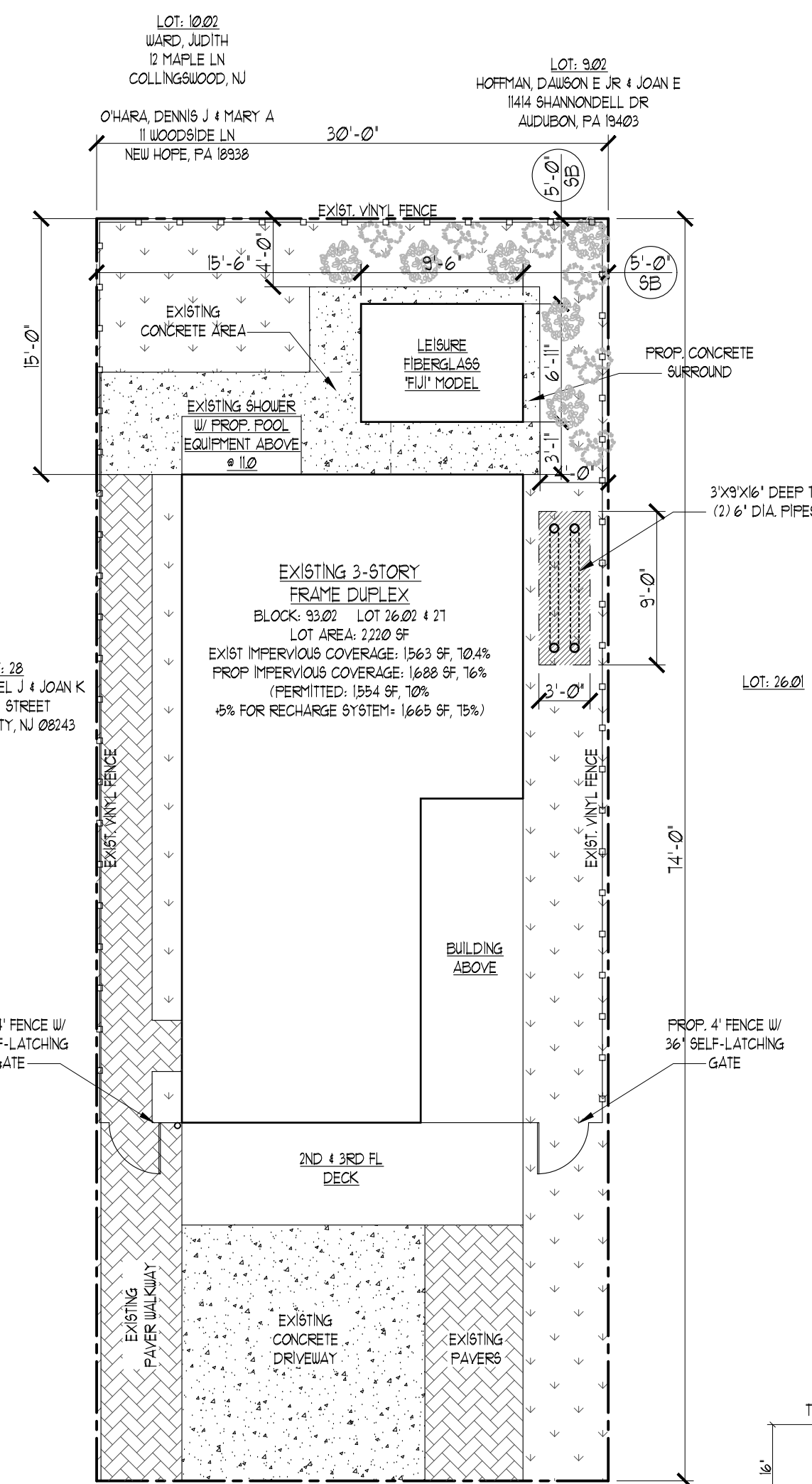
- Dividing platforms or diving boards shall not be installed on this pool.
- During a hurricane warning or alert, this pool shall be filled with water.
- The pool shall meet or exceed the ANSI/NSPI 5 2003 Residential Inground Swimming Pool and ANSI/NSPI 3 1999 permanently installed residential spa standards.
- Main drain plumbing shall be two drains separated by 3' with approved ANSI/ASPE A112.9.8-2007 covers. Alternatively, the approved drains may be placed on different planes. Both drains shall have a common suction line. Suction grates may be used if approved at a maximum of 1 1/2" FFS and the suction piping is recessed from the grate the distance equal to the suction pipe size. In addition, a safety vacuum release system must be installed. This may consist of an air release system. The vent pipes shall be tied to the main drain lines, sized the same as the main drain suction line and brought back to the filter location. Safety vacuum release system may be an approved valve meeting ASTM F 1609-2009. Skimmers do not require protection and may be designed for 3D GPM suction.
- The following shall be labeled with red label marker tape at the filter location: pipe, valves, safety vent or safety device, pump(s) off switch.
- The following codes are to be met where required:
  - 2021 Standard Swimming Pool Code
  - 2021 International Residential Code - NJ Edition
  - 2020 National Electrical Code and/or any supplement
  - 2006 ANSI/APSP-1 suction entrapment avoidance
- The following also must be met:
  - Virginia Graeme Baker Pool and Spa Safety Act providing required ASPE/ANSI A112.9.8-2007 compliant drain covers.
- Contractor responsible to determine necessity of pilings based on soil and groundwater conditions prior to construction.



ITEM	QTY	MODEL/PART NO.	DESCRIPTION
1	1	SP-403	NELBETWIN 1/2" WHITE CHLORAL FITTING
2	1	SP-404-C	NELBETWIN 1/2" WHITE CHLORAL FITTING
3	1	SP-405	1/2" WHITE CHLORAL FITTING
4	1	SP-406	1/2" WHITE CHLORAL FITTING
5	1	SP-407	1/2" WHITE CHLORAL FITTING
6	1	SP-408	1/2" WHITE CHLORAL FITTING
7	1	SP-409	1/2" WHITE CHLORAL FITTING
8	1	SP-410	1/2" WHITE CHLORAL FITTING

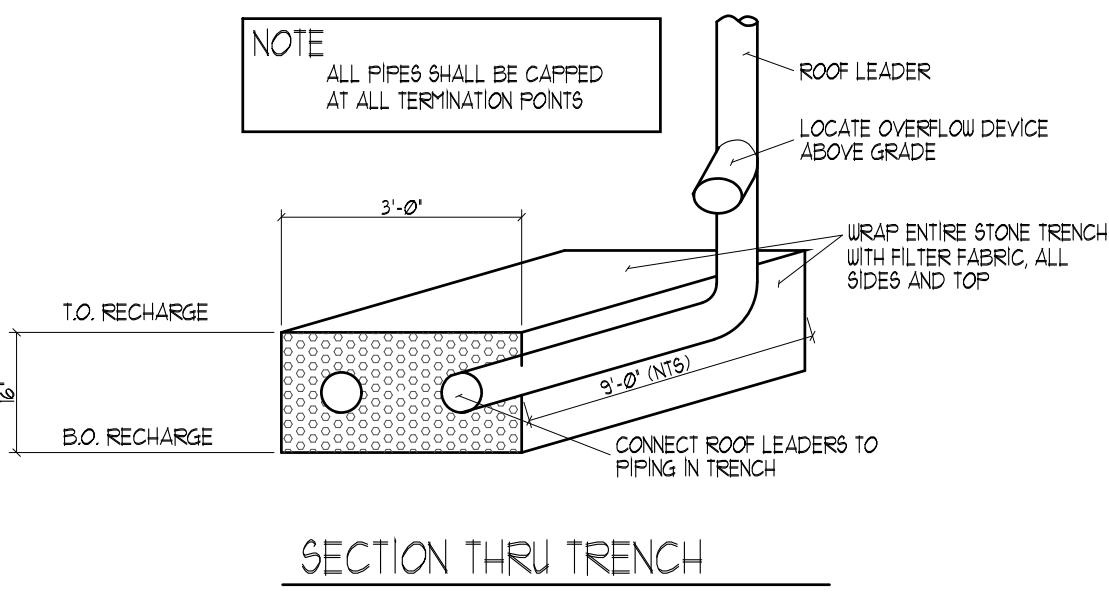


SELF-LATCHING GATE DETAIL

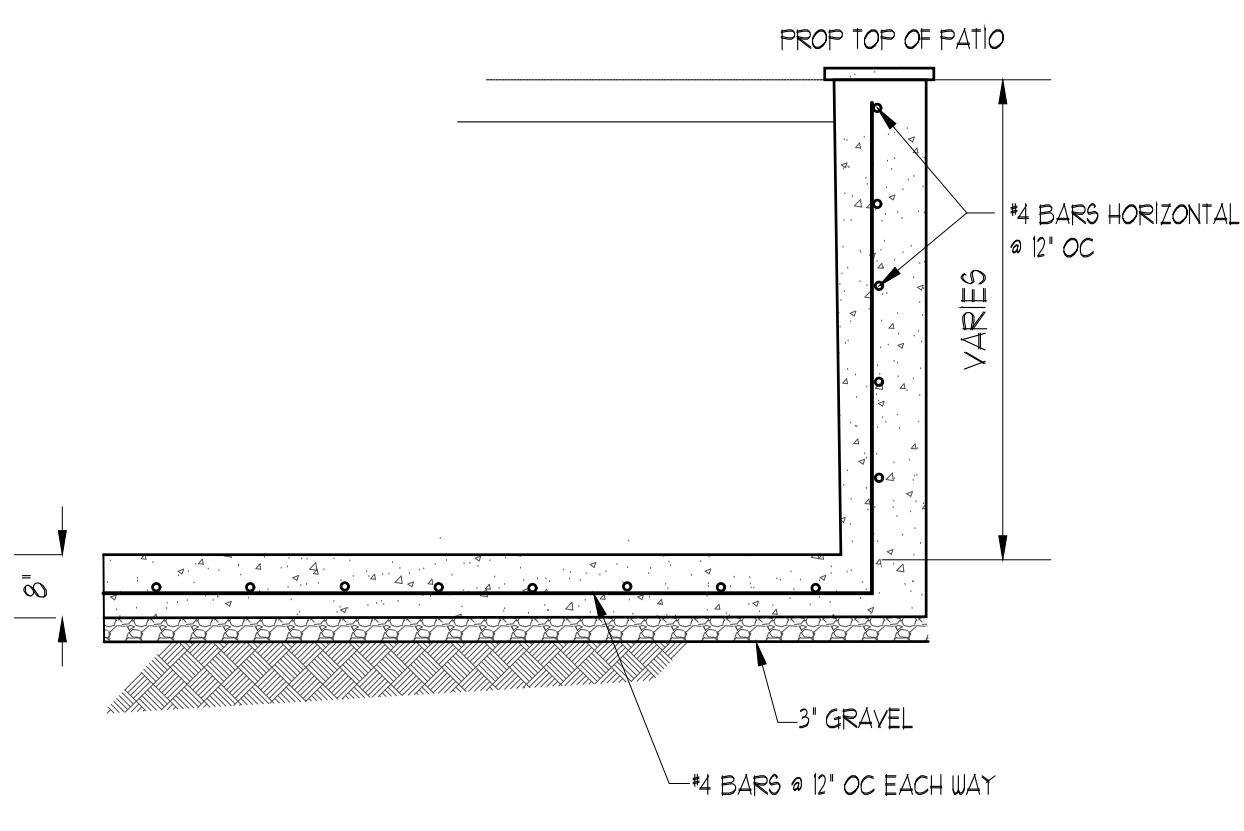


92nd STREET  
PLOT PLAN  
SCALE: 1/8" = 1'-0"

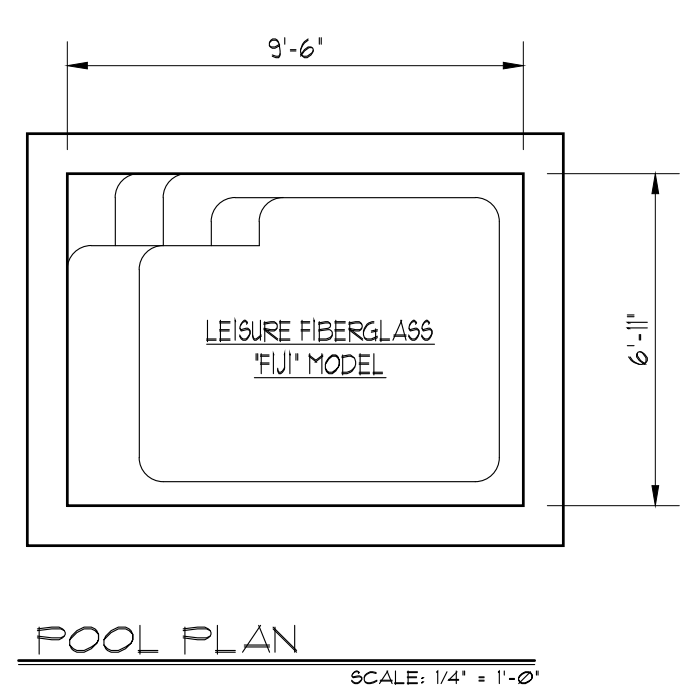
NOTE: NO OVERHEAD CONDUCTORS ARE WITHIN THE MINIMUM VICINITY OF THE POOL W/ RESPECT TO THE ART 680, table 680.9 (A) 2020 NEC  
NOTE: ALL NEW & EXISTING ELECTRICAL WIRING CONFORMS TO ART 680.11 OF THE 2020 NEC



SECTION THRU TRENCH



POOL DETAIL  
SCALE: 1/2" = 1'-0"



POOL PLAN  
SCALE: 1/4" = 1'-0"

KEY	BOTANICAL NAME	COMMON NAME	QTY.	SIZE	ROOT CAL.	NOTES
01	ILEX OPACA	AMERICAN HOLLY	5	3'-6"	B/B	
02	PRUNUS SPINOSA	BLACK CHERRY	5	3'-6"	B/B	
03	PRUNUS SPINOSA	WHITE CHERRY	5	3'-6"	B/B	2 1/2" x 3"
04	QUERCUS ROBUR	RED OAK	5	3'-6"	B/B	
05	QUERCUS ROBUR	WHITE OAK	5	3'-6"	B/B	
06	QUERCUS ROBUR	SWAMP WHITE OAK	5	3'-6"	B/B	
07	QUERCUS ROBUR	SPRING WHITE OAK	5	3'-6"	B/B	
08	QUERCUS ROBUR	WATER WHITE OAK	5	3'-6"	B/B	
09	QUERCUS ROBUR	STURGEON WHITE OAK	5	3'-6"	B/B	
10	QUERCUS ROBUR	SWAMP RED OAK	5	3'-6"	B/B	
11	QUERCUS ROBUR	WATER RED OAK	5	3'-6"	B/B	
12	QUERCUS ROBUR	SWAMP BLACK OAK	5	3'-6"	B/B	
13	QUERCUS ROBUR	WATER BLACK OAK	5	3'-6"	B/B	
14	QUERCUS ROBUR	SWAMP PINE	5	3'-6"	B/B	
15	QUERCUS ROBUR	WATER PINE	5	3'-6"	B/B	
16	QUERCUS ROBUR	SWAMP CYPRESS	5	3'-6"	B/B	
17	QUERCUS ROBUR	WATER CYPRESS	5	3'-6"	B/B	
18	QUERCUS ROBUR	SWAMP JUNIPER	5	3'-6"	B/B	
19	QUERCUS ROBUR	WATER JUNIPER	5	3'-6"	B/B	
20	QUERCUS ROBUR	SWAMP CEDAR	5	3'-6"	B/B	
21	QUERCUS ROBUR	WATER CEDAR	5	3'-6"	B/B	
22	QUERCUS ROBUR	SWAMP LAUREL	5	3'-6"	B/B	
23	QUERCUS ROBUR	WATER LAUREL	5	3'-6"	B/B	
24	QUERCUS ROBUR	SWAMP MAGNOLIA	5	3'-6"	B/B	
25	QUERCUS ROBUR	WATER MAGNOLIA	5	3'-6"	B/B	
26	QUERCUS ROBUR	SWAMP SWEETGUM	5	3'-6"	B/B	
27	QUERCUS ROBUR	WATER SWEETGUM	5	3'-6"	B/B	
28	QUERCUS ROBUR	SWAMP SIBYRIAN IRONWOOD	5	3'-6"	B/B	
29	QUERCUS ROBUR	WATER SIBYRIAN IRONWOOD	5	3'-6"	B/B	
30	QUERCUS ROBUR	SWAMP DOGWOOD	5	3'-6"	B/B	
31	QUERCUS ROBUR	WATER DOGWOOD	5	3'-6"	B/B	
32	QUERCUS ROBUR	SWAMP BIRCH	5	3'-6"	B/B	
33	QUERCUS ROBUR	WATER BIRCH	5	3'-6"	B/B	
34	QUERCUS ROBUR	SWAMP ASH	5	3'-6"	B/B	
35	QUERCUS ROBUR	WATER ASH	5	3'-6"	B/B	
36	QUERCUS ROBUR	SWAMP HICKORY	5	3'-6"	B/B	
37	QUERCUS ROBUR	WATER HICKORY	5	3'-6"	B/B	
38	QUERCUS ROBUR	SWAMP WALNUT	5	3'-6"	B/B	
39	QUERCUS ROBUR	WATER WALNUT	5	3'-6"	B/B	
40	QUERCUS ROBUR	SWAMP PINEAPPLE	5	3'-6"	B/B	
41	QUERCUS ROBUR	WATER PINEAPPLE	5	3'-6"	B/B	
42	QUERCUS ROBUR	SWAMP SWEETGUM	5	3'-6"	B/B	
43	QUERCUS ROBUR	WATER SWEETGUM	5	3'-6"	B/B	
44	QUERCUS ROBUR	SWAMP SWEETGUM	5	3'-6"	B/B	
45	QUERCUS ROBUR	WATER SWEETGUM	5	3'-6"	B/B	
46	QUERCUS ROBUR	SWAMP SWEETGUM	5	3'-6"	B/B	
47	QUERCUS ROBUR	WATER SWEETGUM	5	3'-6"	B/B	
48	QUERCUS ROBUR	SWAMP SWEETGUM	5	3'-6"	B/B	
49	QUERCUS ROBUR	WATER SWEETGUM	5	3'-6"	B/B	
50	QUERCUS ROBUR	SWAMP SWEETGUM	5	3'-6"	B/B	

GEORGE WRAY THOMAS PROFESSIONAL ENGINEER

HYDRAULIC COMPUTATIONS

PROJECT: Island Pools FILE NO: 27023

LOCATION: 134 92ND STREET Block 93.02 Lot 26.02.27 DATE: 02/02/24  
Sea Isle City, NJ COMP BY: AMB

**A. DESIGN CONCEPT**  
Stormwater runoff from the proposed development will be directed into an onsite subgrade trench drain. Volume of storage is based on the "rational" design for both the pervious and impervious areas separately and then combined to acquire total cubic feet to be stored. Q is calculated as per Q=CA. Q=I is determined as per 50 x Tc x 60 with a time of concentration (Tc) = 10 minutes.

**B. RUNOFF AND CURVE NUMBER DETERMINATION**

1 Total Area of drainage Basin	2,220 SF	0.05 ACRES
2 Runoff		
Material	POST-DEVELOP PERVIOUS Curve #	POST-DEVELOP IMPERVIOUS Curve #
Pool	0.99	125
Sidewalk	0.99	-
Structure	0.99	-
Gravel Dr	0.99	-
Conc Driveways	0.99	-
Open		0.3 2,095
Landscaped		0.3 -
Total	125	5.63%
5 Min Duration	4.5	5.50 7 8.7

**C. STORAGE VOLUME CALCULATIONS**

Q (Cu Ft / Sec)	2 Year	5 Year	10 Year	25 Year
Impervious	0.01	0.02	0.02	0.02
Pervious	0.06	0.08	0.10	0.13
Total	0.08	0.09	0.12	0.15
Q (Cu Ft)	2 Year	5 Year	10 Year	25 Year
Impervious	3.84	4.69	5.97	7.41
Pervious	19.48	23.81	30.30	37.86
Total	23.31	28.49	36.27	45.07
Minimum Volume (Cu Ft) to be Stored Onsite				
30%	6.99	8.55	10.88	13.52

GEORGE W. THOMAS  
N.J.C. 21022

STORAGE VOLUME CALCULATIONS

Project: Island Pools FILE NO: 27023

Location: 134 92ND STREET Block 93.02 Lot 26.02.27 DATE: 02/02/24 BY: AMB

Total Area of drainage Basin: 2220 SF 0.05 ACRES

Storm Event	Post-Dev Pervious Q (Cu Ft/Sec)	Q (Cu Ft)	Min 30% Onsite Storage
2 Year	0.08	23.31	6.99
5 Year	0.09	28.49	8.55
10 Year	0.12	36.27	10.88
25 Year	0.15	45.07	13.52

STORAGE VOLUME PROVIDED

Pipe Volume Calculation	Qty Pipes	Pipe Dia (ft)	Pipe Area (cu ft)	Pipe L (ft)	% Void	Total Vol (cu ft)
	2.0	0.50	0.196	7.00	100%	2.7489

Stone Trench Volume Calculation	35.0% Open Void Ratio	Trench Volume (cu ft)	Trench Vol Minus Pipe Area	Stone Void
		36.18	33.43	11.70

Total Volume of Stone Trench with Piping: 2.75  
Trench Volume: 33.43  
TOTAL = 36.18

Total Storage Required = 13.52 Cu Ft  
Total Storage Provided = 14.45 Cu Ft

2/2/2024 ZONING COMPLIANCE

ZONING STANDARD	R-2 REQUIRED/ PERMITTED	EXISTING CONDITIONS	PROPOSED CONDITIONS	VARIANCE REQUIRED
USE	ONE & TWO FAMILY	SINGLE FAMILY	SINGLE FAMILY	NO
MINIMUM LOT AREA	5,000 SF	2,220 SF	2,220 SF	NO
MINIMUM LOT WIDTH	50'	30'	30'	NO
MINIMUM LOT FRONTAGE	50'	30'	30'	NO
MINIMUM LOT DEPTH	100'	74'	74'	NO
MINIMUM POOL SETBACKS				
SIDE	5'	N/A	5'	NO
REAR	5'	N/A	5'	NO
BUILDING TO POOL	10'	N/A	3.08'	YES
POOL EQUIPMENT	5'	N/A	5'	NO
PLANTED GREEN SPACE AROUND POOL				
REAR YARD	4'	N/A	4'	NO
SIDE YARD	4'	N/A	4'	NO
MAXIMUM IMPERVIOUS COVERAGE	1,554 SF 70%, + 5% FOR RECHARGE = 1,665 SF, 75%	1,563 SF, 70.4%	1,688 SF, 76%	YES

134 92ND STREET SIC

PRIVACY STYLES

**BRANDYWINE**

Height: 3', 4', 5', 6', 7', 8', 9'  
Colors: White, Almond, Khaki  
Rail: 2" x 3" Top Rail, 2" x 7" Middle & Bottom Rail  
Pickets: 2" x 6" Tongue and Groove  
Lattice: 1" Recess  
Picket Spacing: 1 1/2" on top account  
Poles: 4" x 4"

**GEORGETOWN**

Height: 3', 4', 5', 6', 7', 8', 9'  
Colors: White, Almond, Khaki  
Rail: 2" x 3" Top Rail, 2" x 7" Middle & Bottom Rail  
Pickets: 2" x 6" Tongue and Groove  
Lattice: 1" Recess  
Picket Spacing: 1 1/2" on top account  
Poles: 4" x 4"

**NEWPORT**

Height: 3', 4', 5', 6', 7', 8', 9'  
Colors: White, Almond & Khaki  
Rail: 2" x 3" Top Rail, 2" x 7" Middle & Bottom Rail  
Pickets: 2" x 6" Tongue and Groove  
Lattice: 1" Recess  
Picket Spacing: 1 1/2" on top account  
Poles: 4" x 4"

**CANTERBURY**

Height: 3', 4', 5', 6', 7', 8', 9'  
Colors: White, Almond & Khaki  
Rail: 2" x 3" Top Rail, 2" x 7" Middle & Bottom Rail  
Pickets: 2" x 6" Tongue and Groove  
Lattice: 1" Recess  
Picket Spacing: 1 1/2" on top account  
Poles: 4" x 4"

All Privacy Fence Styles & Colors are available in 2" x 7" Contemporary Rail or 2" x 7" Deco Rail

HOME TOWN VINYL FENCE SYSTEMS

Privacy Fence Styles:

Brandywine  
Georgetown  
Newport  
Canterbury

Contemporary & Deco Rail Available in White, Almond & Khaki

HomeTown Vinyl Systems is a member of the SCM Fence Products family. With over 30 years of experience in the manufacturing and distribution of quality fencing products, SCM Fence Products has a long history of providing quality products and expert service to the vinyl fence industry.

With quality and durability in mind, HomeTown Vinyl Systems uses PVC profiles extruded by Weyerhaeuser Building Products which use premium custom-blended 100% virgin vinyl\* formula for superior weatherability, color stability, strength and flexibility. Weyerhaeuser extrusions are co-extruded to high standards and have been time-tested since 1985.

\*ASTM Standard number F 964-94 prohibits the use of recycled materials in vinyl fencing.

2" x 7" Deco Rail

2" x 7" Contemporary Rail

ISLAND POOLS  
134 92ND STREET  
LOT: 26.02.27 BLOCK: 93.02  
SEA ISLE CITY, NJ

ZONING BOARD DOCUMENT  
VARIANCE PLAN  
TAX MAP SHEET #1  
TOP SHEET

THOMAS / BECHTOLD  
ARCHITECTURE & ENGINEERING

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599 SHORE ROAD SOMERS POINT NEW JERSEY

Andrew Bechtold  
17642

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Revisions:

Date: 2-2-24	File No:
Scale: AS NOTED	27023
Drawn: AMB	Dwg. No.
Checked: GWT/ACB	ZB-2