

ENGINEERS  
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## MEMORANDUM

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**Date:** November 30, 2021

**To:** Everclear Pools and Spas  
c/o Caitlin Kester  
144-146 Rossiter Ave.  
Paterson, NJ 07502

**From:** Dennis Donatelli  
Senior Project Manager

**RE:** **Park Pool Site Installation Plan**  
Y:\Clients\Falcon2021\21-0265\000\_Everclear Pools & Spas\Documents\M211130- Park Pool Plans.Docx

VIA EMAIL ([caitlin@everclearpoolsnj.com](mailto:caitlin@everclearpoolsnj.com)) and FEDERAL EXPRESS

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Good Afternoon Ms. Kester:

As requested, attached please find six (6) signed and sealed copies of the Pool Installation Site Plans at 45 Rogers Avenue, Berkeley Heights, New Jersey for use in obtaining township permits. If you have questions, please feel free to contact our office.

Thank you.

DD/jh

# 45 ROGERS AVENUE

## BERKELEY HEIGHTS, NEW JERSEY

# Pool Installation Site Plan

THIS PLAN IS NOT VALID UNLESS IT CONTAINS AN ORIGINAL SIGNATURE BY AN ENGINEER AND CONTAINS A PROFESSIONAL SEAL.

DESIGN IS SCHEMATIC, CONTRACTOR SHALL BE SOLELY RESPONSIBLE TO VERIFY ALL EXISTING DIMENSIONS AND CONDITIONS.

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DRAFTED BY: DJD PROJECT #: 21-0285

REVIEWED BY: DC SCALE: AS NOTED SHEET SIZE: 24"x36"

| INIT. | NO. | DATE     | ISSUED                      |
|-------|-----|----------|-----------------------------|
| DJD   | 1   | 10/08/21 | FOR CLIENT REVIEW           |
| DJD   | 2   | 10/25/21 | FOR PERMIT                  |
| DJD   | 3   | 11/23/21 | CLIENT REVISIONS FOR PERMIT |

| INIT. | NO. | DATE | REVISION |
|-------|-----|------|----------|
|       |     |      |          |

CONSULTANT:



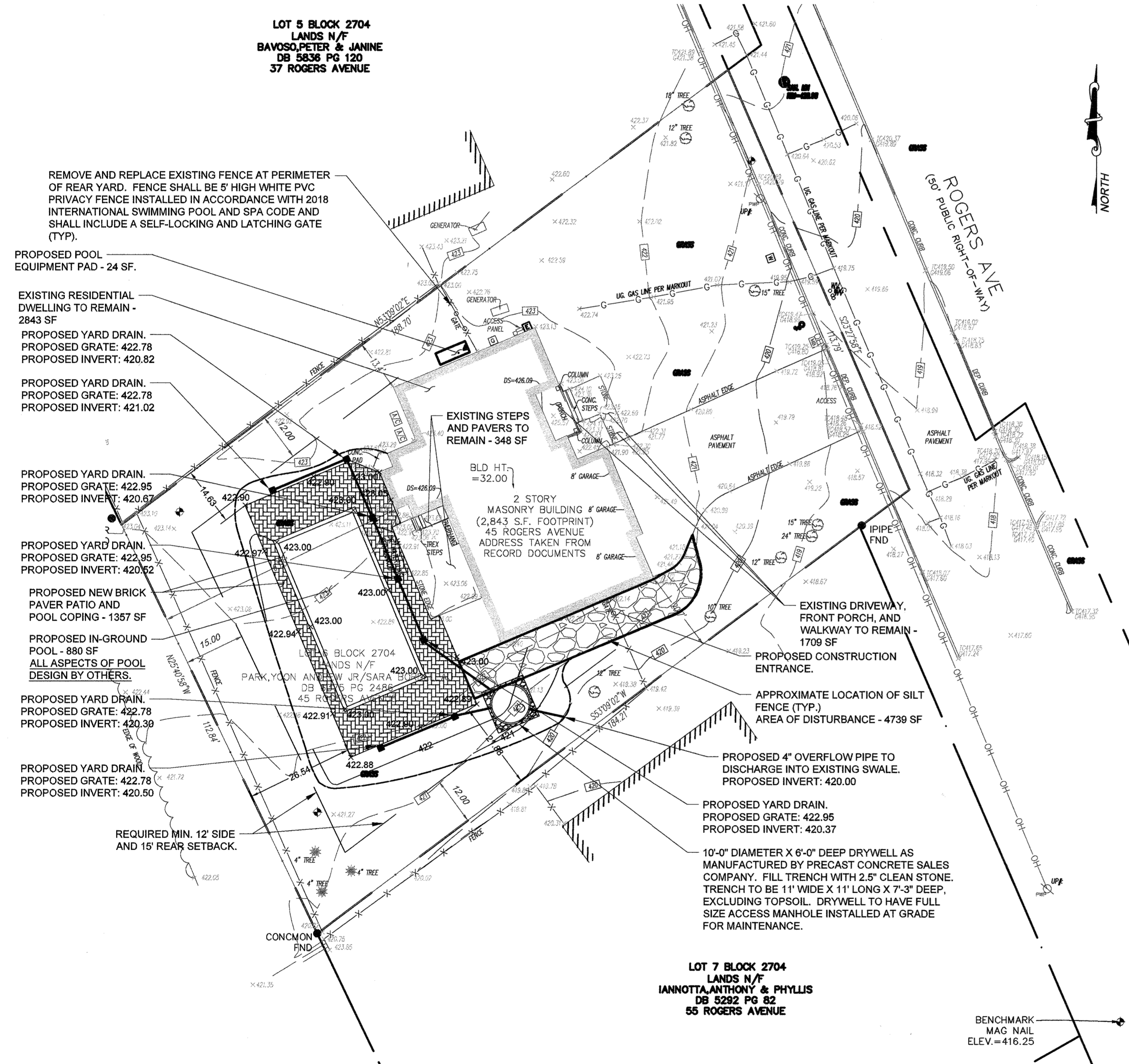
**ANDREW AMOROSI**  
 Professional Engineer NJ: #24GE03862600

**45 Rogers Avenue  
 Pool Installation  
 Site Plan**

**Pool Installation Site Plan  
 45 Rogers Avenue  
 Berkeley Heights, NJ**

**C-100**

SHEET 1 OF 1



**LIMIT OF DISTURBANCE:  
 4749 SF  
 0.11 ACRES**

**ZONING DATA - POOL CONSTRUCTION**

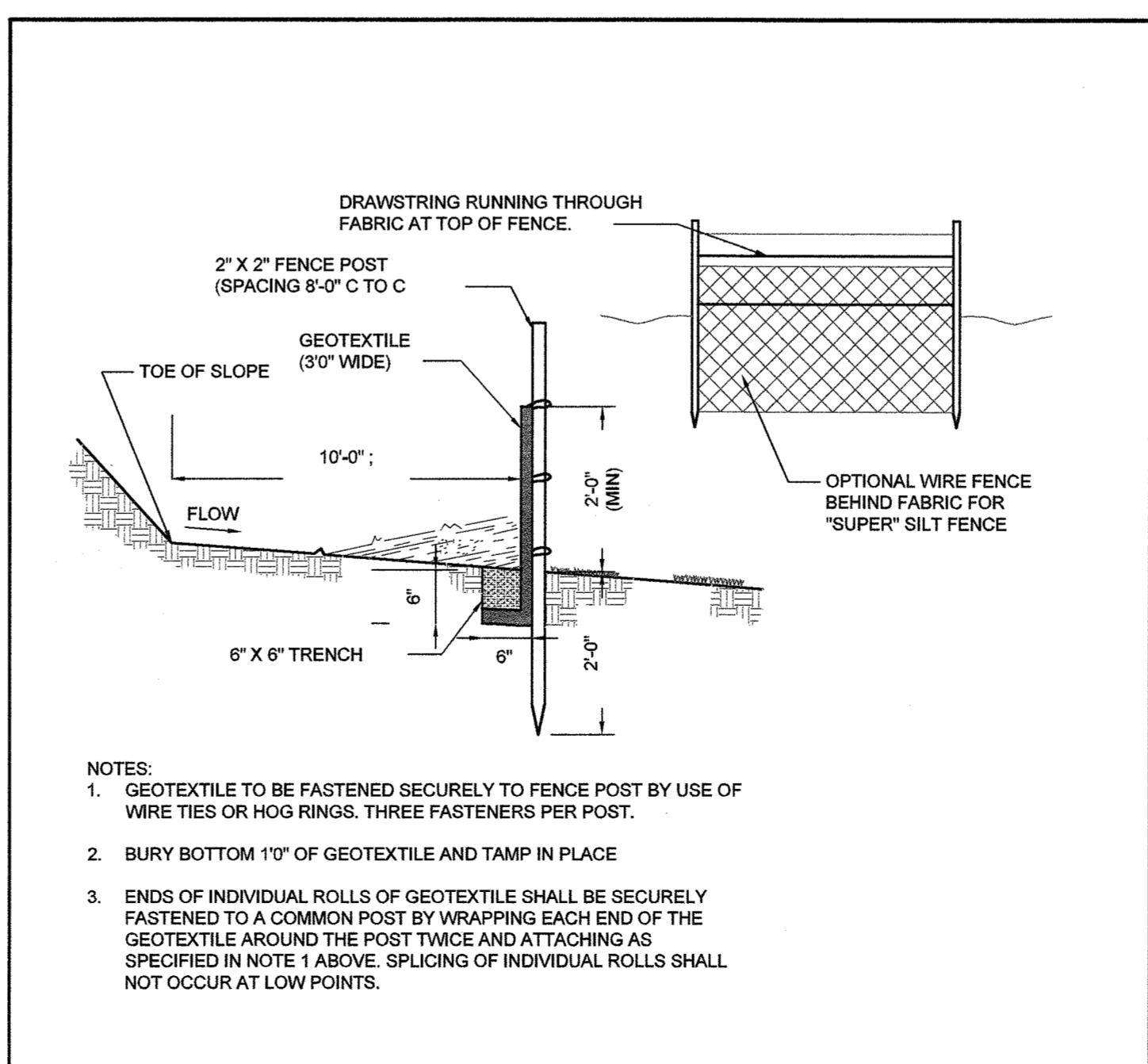
**ZONE: R-20**

**BLOCK: 1.01 LOT: 2.07**

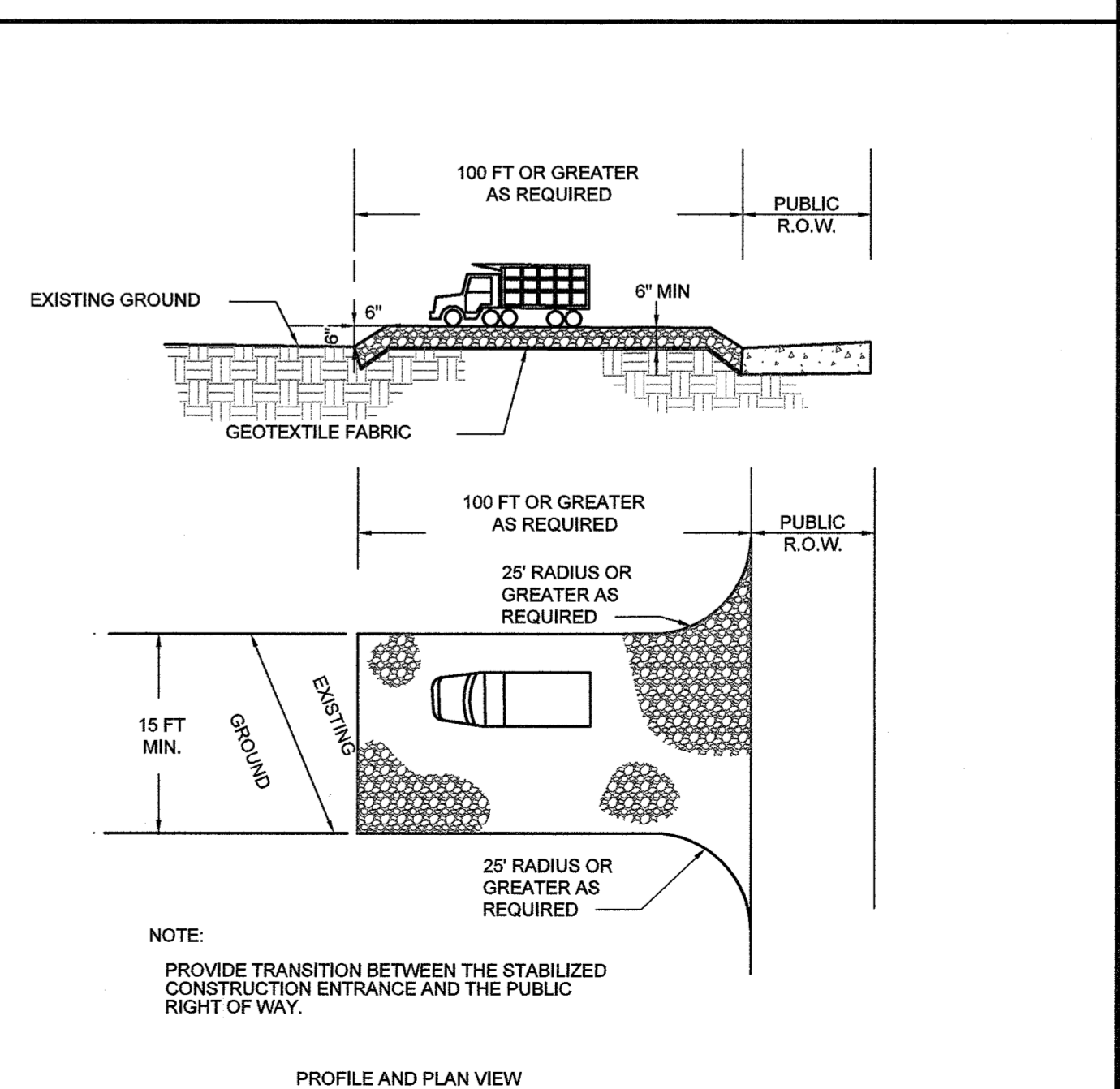
**OWNER: PARK**

| ITEM                            | REQUIRED | EXISTING | PROPOSED | VARIANCE (Y/N) |
|---------------------------------|----------|----------|----------|----------------|
| LOT AREA (SF)                   | 20,000   | 20,640   | N/A      | N              |
| MIN ACCESSORY SIDE SETBACK (FT) | 12'      | N/A      | 14.63'   | N              |
| MIN ACCESSORY REAR SETBACK (FT) | 15'      | N/A      | 26.54'   | N              |
| MAX IMPERVIOUS COMBINED (%)     | 25%      | 23.74%   | 34.68%   | Y              |
| MAX IMPERVIOUS BUILDING (%)     | 15%      | 13.77%   | 13.77%   | N              |
| MAX IMPERVIOUS OTHER (%)        | 10%      | 9.97%    | 20.92%   | Y              |

- NOTES:**
- MAXIMUM PROPOSED SLOPES SHALL BE 3H:1V.
  - SURVEY COMPLETED USING NAVD88 VERTICAL DATUM. BENCHMARK MAG NAIL ELEVATION: 416.25.
  - SITE SURVEY COMPLETED ON SEPTEMBER 16, 2021 BY: VALLEY LAND SERVICES, LLC 4383 HECKTOWN ROAD BETHLEHEM, PA 18020
  - EXCAVATED SOIL SHALL BE TRANSPORTED, TREATED, STORED, AND DISPOSED OF OFFSITE USING APPROVED METHODS.
  - YARD DRAINS TO BE STANDARTPARK FIBER CONCRETE CATCH BASINS 15"x20" OR APPROVED EQUAL.
  - DRAINAGE PIPES TO BE 6" SCHEDULE 40 PVC OR APPROVED EQUAL INSTALLED AT 1.00% MINIMUM SLOPES.



**2 SILT FENCE**  
 SCALE: N.T.S.



**1 STABILIZED CONSTRUCTION DRIVEWAY**  
 SCALE: N.T.S.

**45 ROGERS AVENUE POOL INSTALLATION SITE PLAN**  
 SCALE: 1"=20'