

# STATISTICAL DATA

\*\* = VARIANCE REQUIRED

OWNER / APPLICANT: 8103 LONG BEACH BLVD LLC

LOCATION: LOT 1 & 12 (TO BE SUBDIVIDED INTO 4 LOTS), BLOCK 81  
8103 LONG BEACH BLVD HARVEY CEDARS, NJ 08008

FLOOD ZONE / BASE FLOOD ELEVATION: AE 8.0' (PER L.B.T.)+ 1.0' = 9.0'

ZONE: LC (LIMITED COMMERCIAL ZONE)

LOT AREA:	REQUIRED	PROPOSED
	5,000 SQ.FT.	**4,500 SQ.FT.
LOT WIDTH:	50'	**45'

SETBACKS:	REQUIRED	PROPOSED
FRONTYARD (TO DECKS):	15'	15' EAST LOTS, 16' WEST
FRONTYARD (TO HOUSE):	20'	21' EAST, 22' WEST
SIDEYARDS:	10' / 10'	**8' / 10' **8' / 10'
REARYARD:	10'	26' EAST, 25' WEST

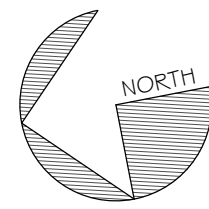
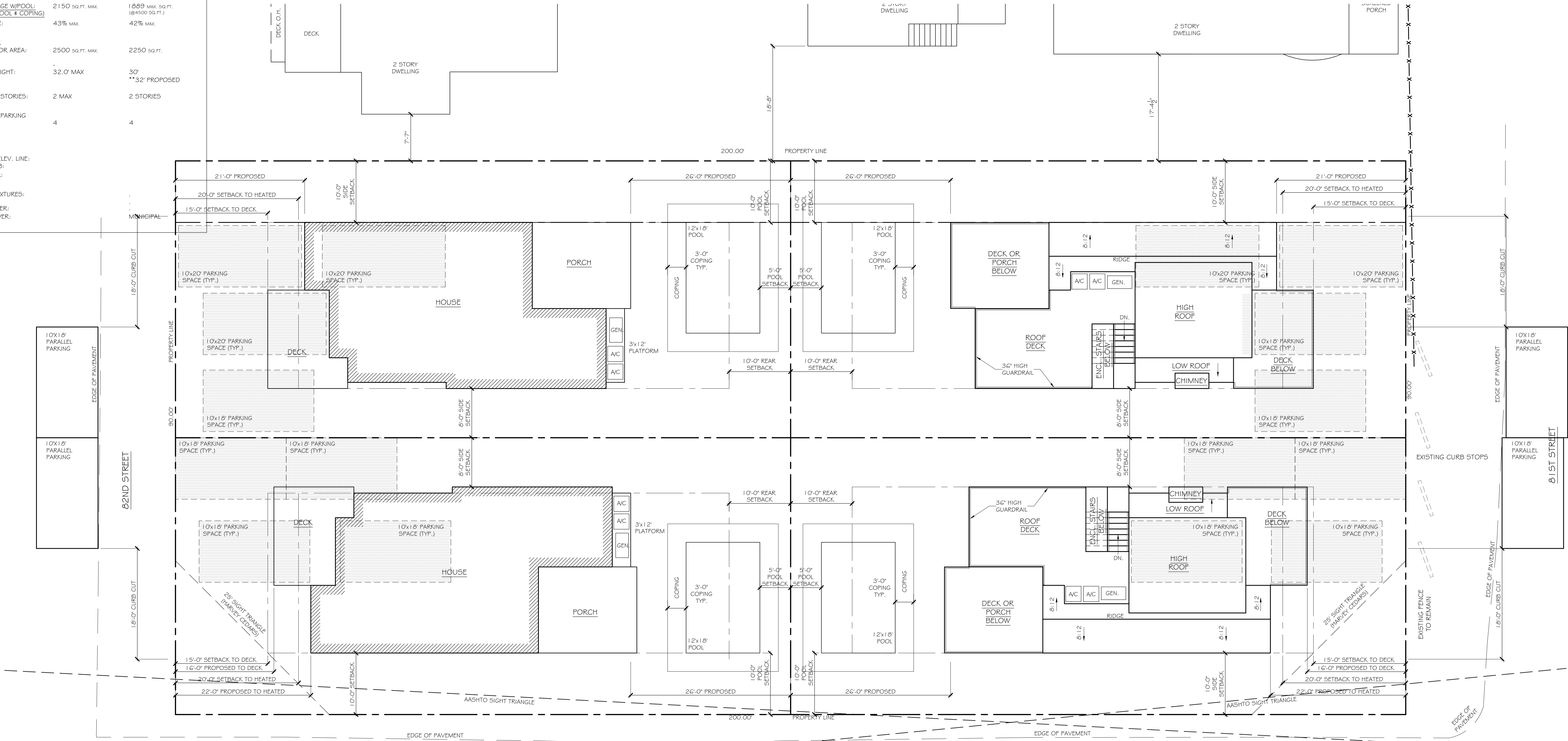
POOL SETBACKS:	REQUIRED	PROPOSED
SIDEYARDS:	10'	10'
REARYARD:	5'	5'

LOT COVERAGE:	REQUIRED	PROPOSED
	1665 sq.ft. MAX. (@ 5000 SQ.FT.)	1457 sq.ft. (@ 4500 SQ.FT.)
PERCENTAGE:	33% MAX.	32.4%

LOT COVERAGE W/POOL: (INCLUDES POOL & COPING)	REQUIRED	PROPOSED
	2150 sq.ft. MAX. (@ 5000 SQ.FT.)	1889 sq.ft. MAX. (@ 4500 SQ.FT.)
PERCENTAGE:	43% MAX.	42% MAX.

LIVING AREA:	REQUIRED	PROPOSED
HEATED FLOOR AREA:	2500 sq.ft. MAX.	2250 sq.ft.
VOLUME:	-	30'
BUILDING HEIGHT:	32.0' MAX	**32' PROPOSED
NUMBER OF STORIES:	2 MAX	2 STORIES
NUMBER OF PARKING SPACES:	4	4

ELEVATION:  
CENTER OF ELEV. LINE:  
TOP OF SLAB:  
FIRST FLOOR:  
ROOF PEAK:  
PLUMBING FIXTURES:  
HVAC:  
WATER HEATER:  
WATER / SEWER:



**SITE PLAN**  
SCALE: 1/8" = 1'-0"

PLANNING BOARD SUBMITTAL

**JAY MADIDEN ARCHITECT**

DATE: 1-27-26  
REVISED: 3-24-26

8103 LONG BEACH BLVD LLC  
LOTS 1 & 12 BLOCK 81 8103 LONG BEACH BOULEVARD  
HARVEY CEDARS, NEW JERSEY



NJ 08949 PA 08910

7607 LONG BEACH BLVD., HARVEY CEDARS, NEW JERSEY 08008

DRAWN BY: JDP

EXISTING FENCE TO REMAIN