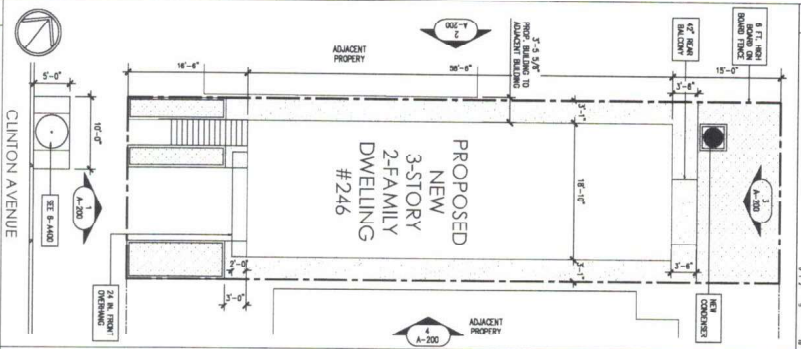
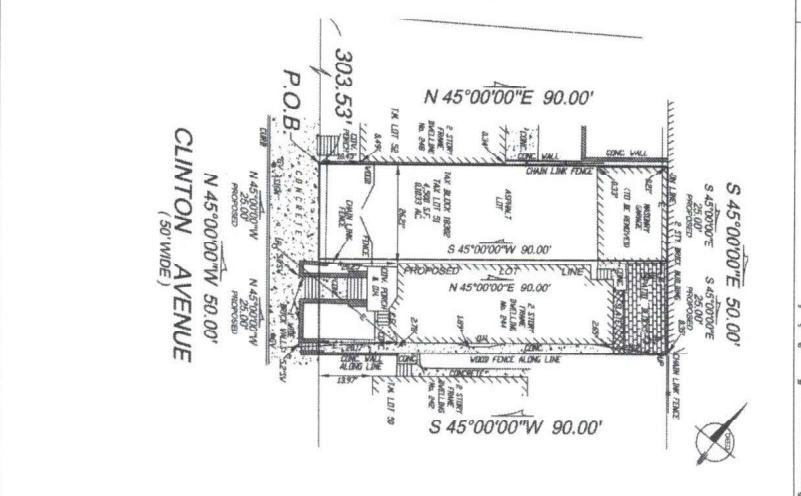


1 SITE PLAN



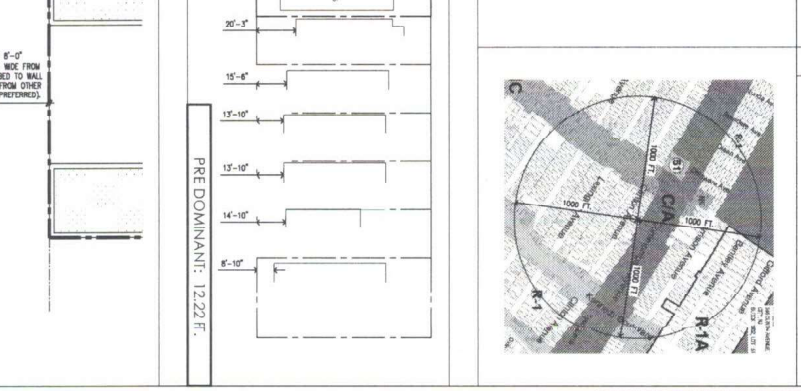
2 SITE SURVEY



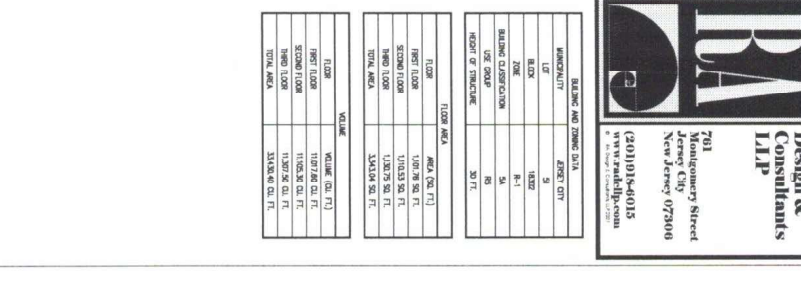
3 ZONING ANALYSIS

TYPE OF ZONING	PERMITTED	PROPOSED	VARIES	COMPLIES
RESIDENTIAL SINGLE-FAMILY (R-1)	NO	NO	NO	NO
RESIDENTIAL TWO-FAMILY (R-2)	NO	NO	NO	NO
RESIDENTIAL THREE-FAMILY (R-3)	NO	NO	NO	NO
RESIDENTIAL MEDIUM-DENSITY (R-4)	NO	NO	NO	NO
RESIDENTIAL HIGH-DENSITY (R-5)	NO	NO	NO	NO
COMMERCIAL GENERAL (C-1)	NO	NO	NO	NO
COMMERCIAL OFFICE (C-2)	NO	NO	NO	NO
COMMERCIAL RETAIL (C-3)	NO	NO	NO	NO
INDUSTRIAL GENERAL (I-1)	NO	NO	NO	NO
INDUSTRIAL MEDIUM-DENSITY (I-2)	NO	NO	NO	NO
INDUSTRIAL HIGH-DENSITY (I-3)	NO	NO	NO	NO
UTILITY (U-1)	NO	NO	NO	NO
OFFICE (O-1)	NO	NO	NO	NO
OFFICE (O-2)	NO	NO	NO	NO
OFFICE (O-3)	NO	NO	NO	NO
OFFICE (O-4)	NO	NO	NO	NO
OFFICE (O-5)	NO	NO	NO	NO
OFFICE (O-6)	NO	NO	NO	NO
OFFICE (O-7)	NO	NO	NO	NO
OFFICE (O-8)	NO	NO	NO	NO
OFFICE (O-9)	NO	NO	NO	NO
OFFICE (O-10)	NO	NO	NO	NO
OFFICE (O-11)	NO	NO	NO	NO
OFFICE (O-12)	NO	NO	NO	NO
OFFICE (O-13)	NO	NO	NO	NO
OFFICE (O-14)	NO	NO	NO	NO
OFFICE (O-15)	NO	NO	NO	NO
OFFICE (O-16)	NO	NO	NO	NO
OFFICE (O-17)	NO	NO	NO	NO
OFFICE (O-18)	NO	NO	NO	NO
OFFICE (O-19)	NO	NO	NO	NO
OFFICE (O-20)	NO	NO	NO	NO

4 ZONING MAP



5 PREDOMINANT FRONT YARD SEBACK



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 Jersey City, New Jersey 07306
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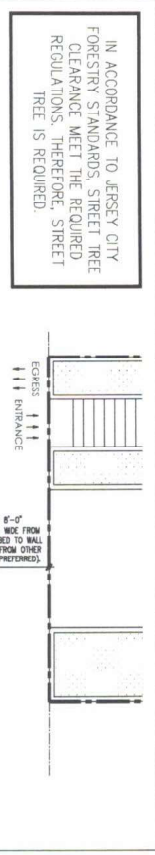
BUILDING AND ZONING DATA

UNIVERSITY	3
USE	R-1
SECTOR	1
MINIMUM CLEARANCE	50
USE GROUP	NO
HEIGHT OF STRUCTURE	30 FT.

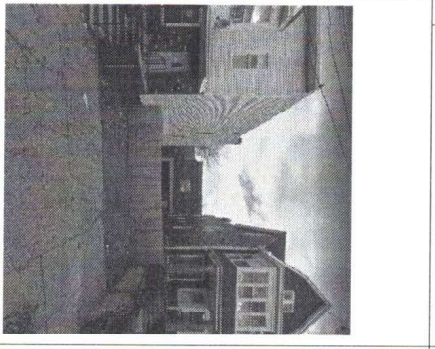
FLOOR AREA

FLOOR	AREA (SQ. FT.)
FIRST FLOOR	1,077.90 SQ. FT.
SECOND FLOOR	1,053.50 SQ. FT.
THIRD FLOOR	1,254.20 SQ. FT.
TOTAL AREA	3,385.60 SQ. FT.

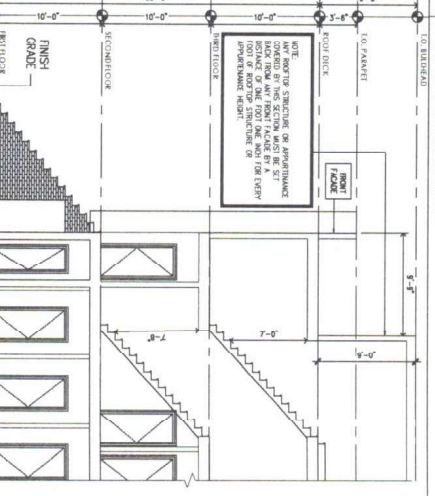
8 STREET TREE STUDY



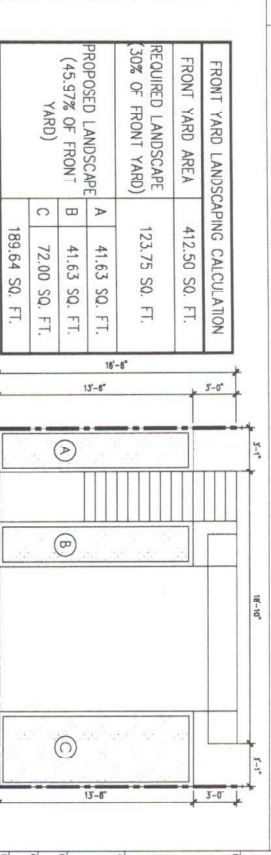
6 PHOTOGRAPH



7 PARTIAL BUILDING SECTION



9 FRONT YARD LANDSCAPING



FRONT YARD LANDSCAPING CALCULATION

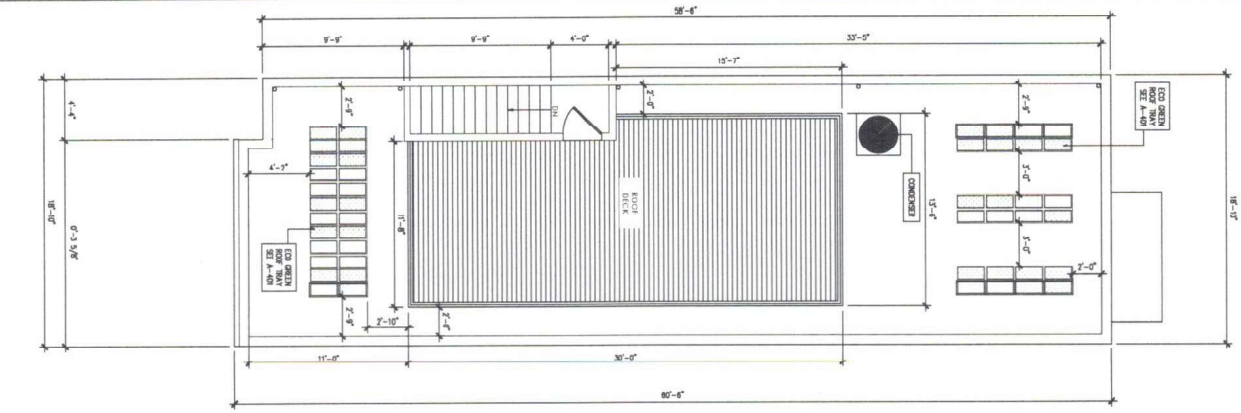
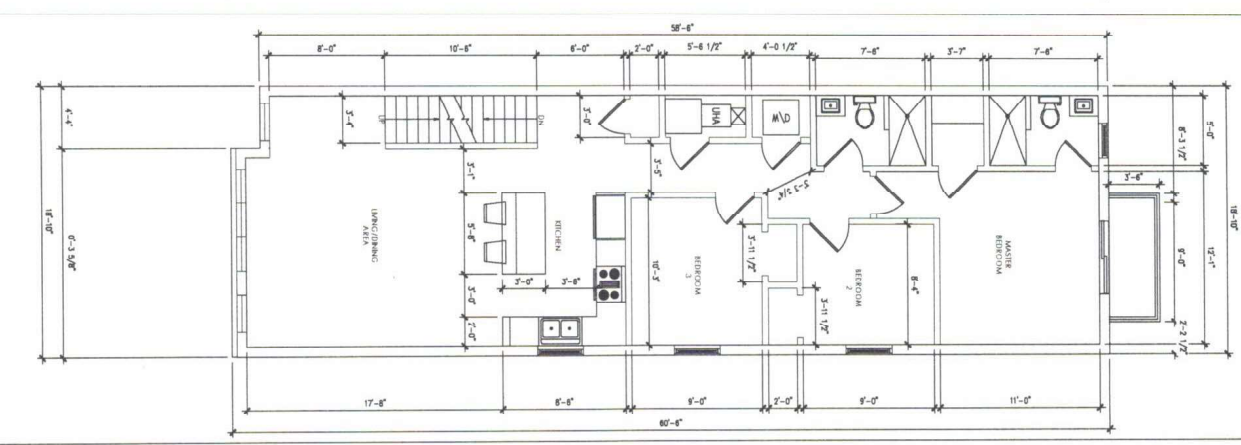
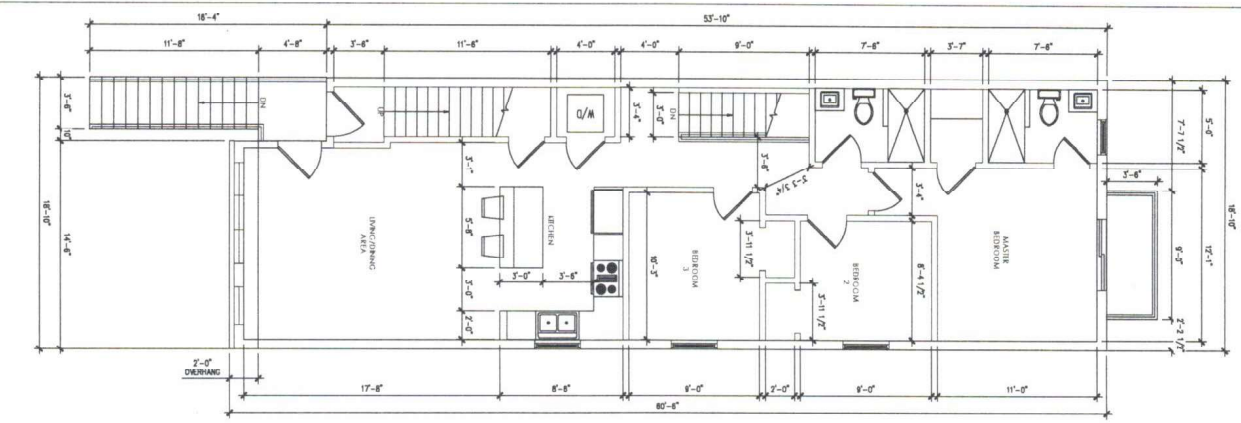
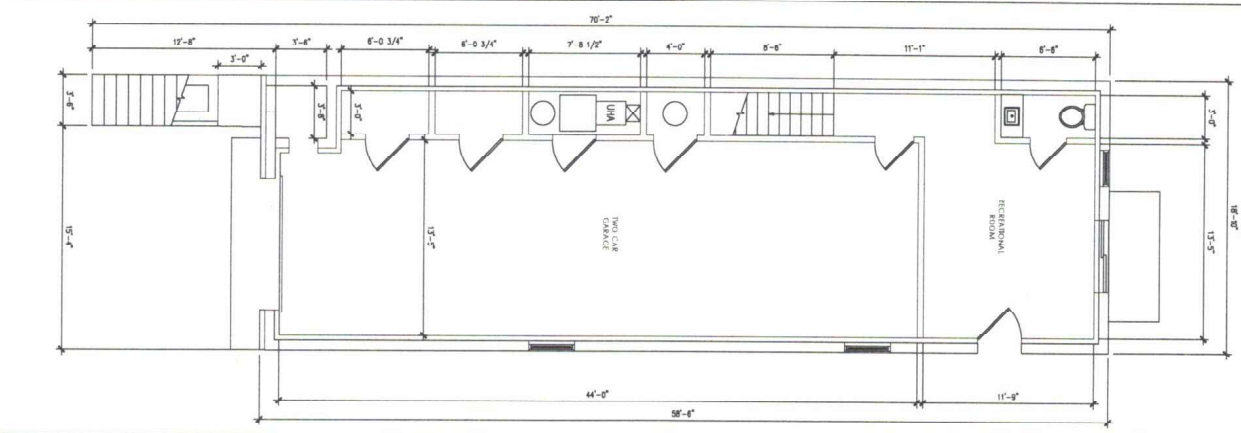
FRONT YARD AREA	412.50 SQ. FT.
REQUIRED LANDSCAPE (30% OF FRONT YARD)	123.75 SQ. FT.
PROPOSED LANDSCAPE (45.57% OF FRONT YARD)	189.64 SQ. FT.

ZONING PAGE

PROJECT NAME AND ADDRESS:
 244 CLINTON AVENUE
 JERSEY CITY, NEW JERSEY
 BLOCK 18302, LOT 5102
 CONSTRUCTION OF A NEW
 2-FAMILY DWELLING

DATE: SEPTEMBER 21, 2021
SCALE: 1/8" = 1'-0"

1 FIRST FLOOR
2 SECOND FLOOR
3 THIRD FLOOR
4 ROOF-DECK

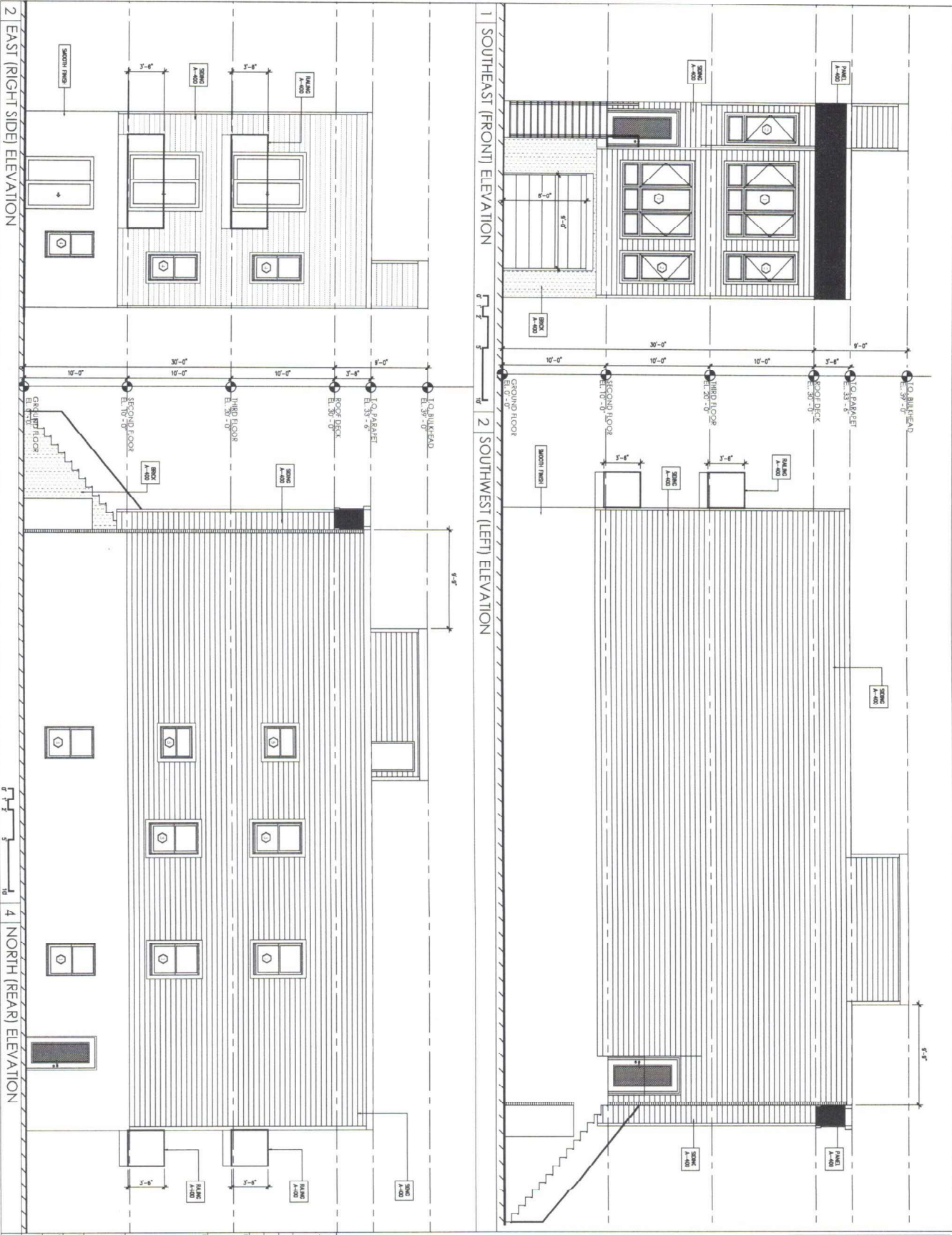


DATE	SCALE
DESIGNED BY	DATE
CHECKED BY	DATE
IN PROJECT NO.	REVISION PLAN # NUMBER
PAGE NO.	A-100.00

OWNER'S NAME AND ADDRESS
 PROJECT NAME AND ADDRESS
 246 CLINTON AVENUE
 JERSEY CITY, NEW JERSEY
 BLOCK 18302, LOT 51.02
 CONSTRUCTION OF A NEW
 2-FAMILY DWELLINGS

FLOOR PLAN
 DRAWING TITLE
 ROOM SCHEDULE

Design & Consultants LLP
 791 Montross Street
 Jersey City
 New Jersey 07306
 (201) 998-0015
 www.rpadclp.com



BA
Design & Consultants
L.P.

781
Montgomery Street
Jersey City
New Jersey 07306
(201) 918-4015
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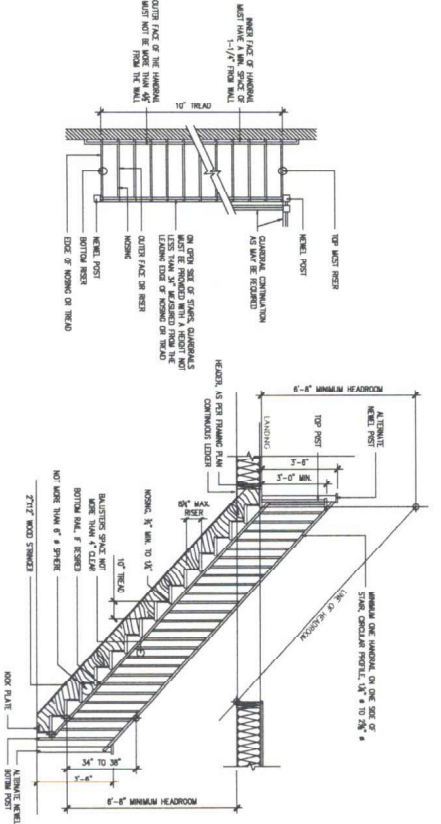
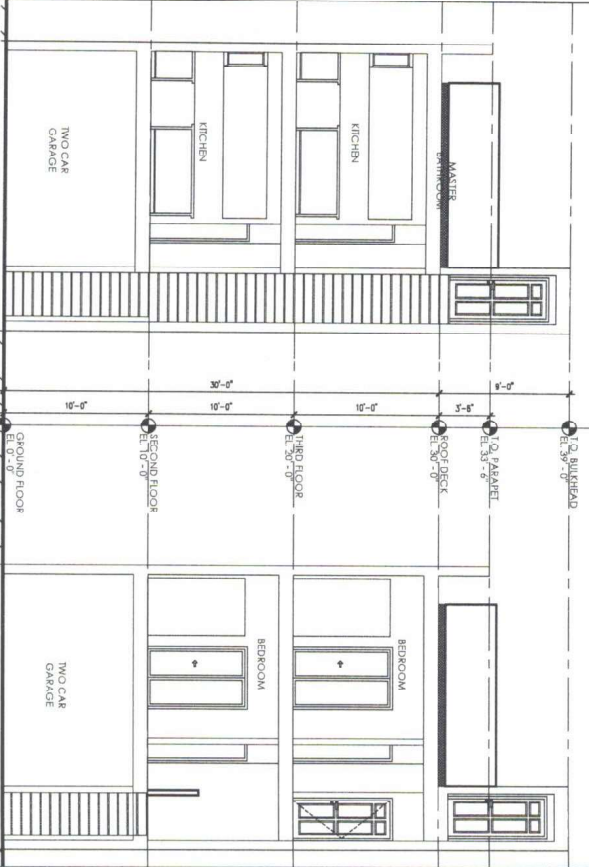
PROJECT NAME AND ADDRESS
244 CLINTON AVENUE
JERSEY CITY, NEW JERSEY
BLOCK 18902, LOT 5102
CONSTRUCTION OF A NEW
2-FAMILY DWELLING

OWNER'S NAME AND ADDRESS
244 CLINTON AVENUE
JERSEY CITY, NEW JERSEY
BLOCK 18902, LOT 5102
CONSTRUCTION OF A NEW
2-FAMILY DWELLING

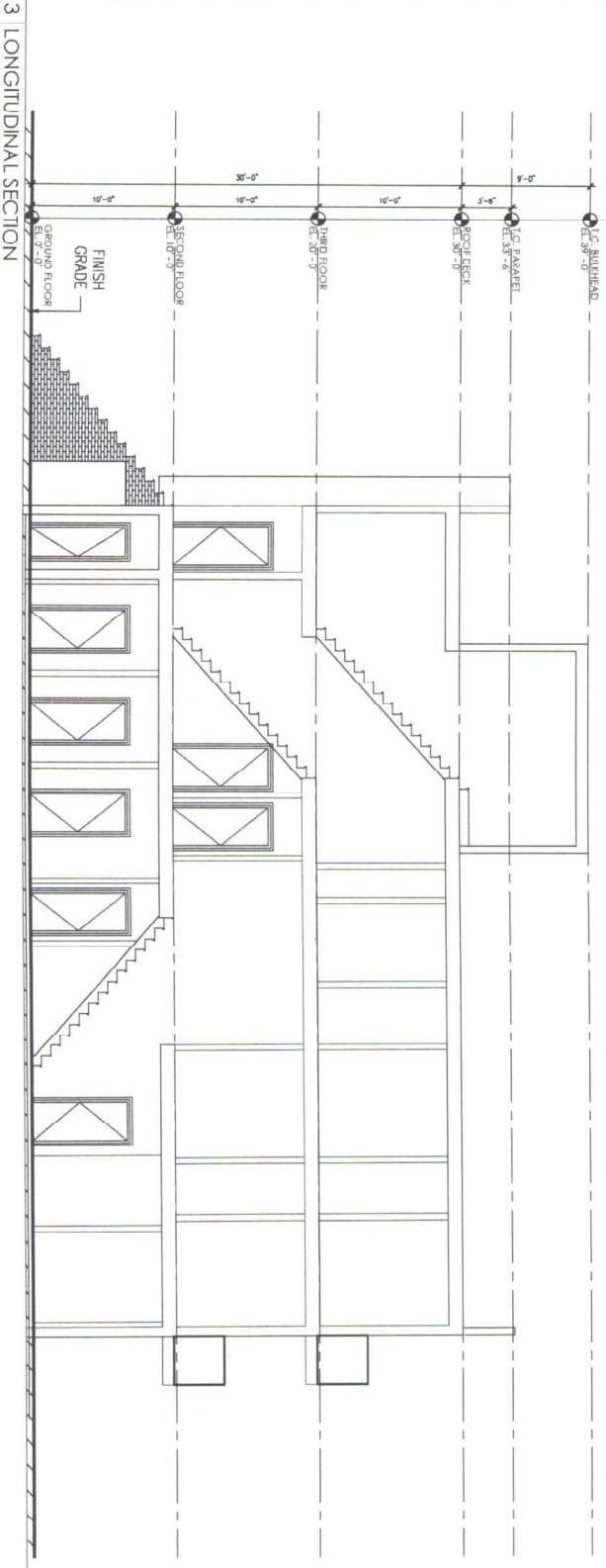
DATE: 03/27/2013
SCALE: AS SHOWN
DRAWN BY: [Signature]
CHECKED BY: [Signature]
IN CHARGE: [Signature]

NOTE:
SEE A-400 FOR DOORS AND WINDOWS
SCHEDULE.

PLAN SECTION



1 CROSS SECTION 2 TYPICAL STAIR DETAIL



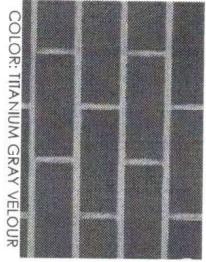
3 LONGITUDINAL SECTION

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PROJECT NAME AND ADDRESS	245 CLINTON AVENUE JERSEY CITY, NEW JERSEY BLOCK 18902, LOT 51.02 CONSTRUCTION OF A NEW 2-FAMILY DWELLING
OWNER'S NAME AND ADDRESS	
DATE	SEPTEMBER 21, 2021
SCALE	A-3/00.00
CHECKED BY	
DATE	
IN PROJECT NO.	
SCALE	

Signature



COLOR: TITANIUM GRAY VELOUR

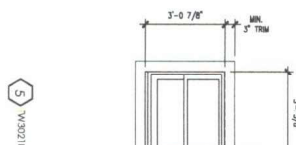
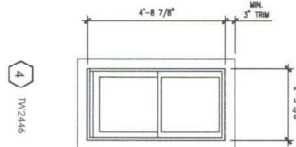
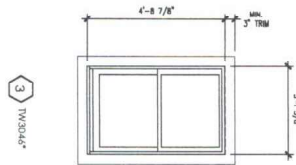
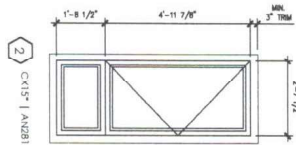
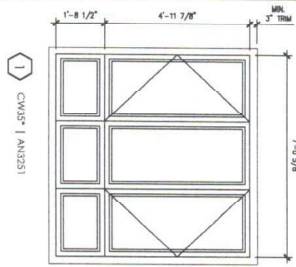


COLOR: TIMBER BARK

INTERIOR/EXTERIOR TRIM



COLOR: BLACK



1 BRICK

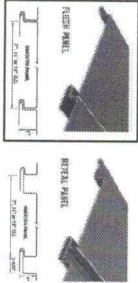
2 SIDING

3 WINDOW

PAC-CLAD
9060 JUNCTION DR.
ANNAPOLIS, MARYLAND
MD 20701



Flush and Reveal



COLOR: MATTE BLACK STEEL

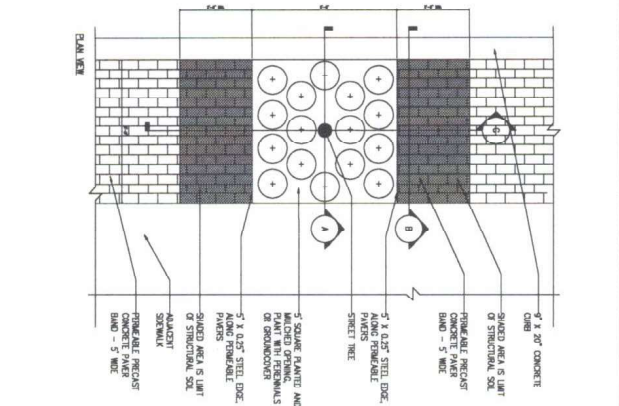
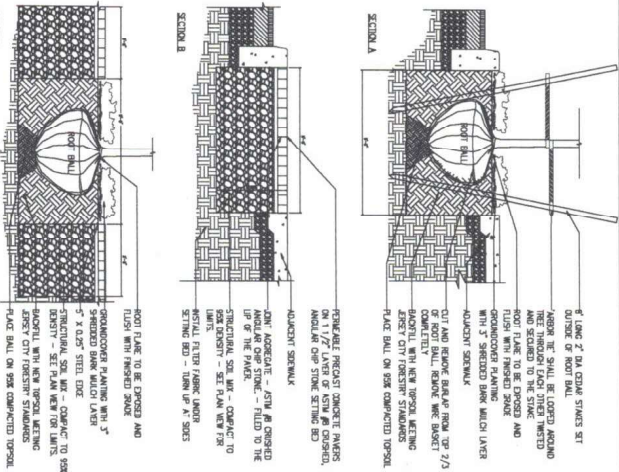
Classico Square 42 in. H x 70-1/2 in. W
Textured Black Aluminum Railing Kit



4 RAILING

5 PANE

6 STREET TREE



PROJECT NAME AND ADDRESS	246 CLINTON AVENUE JERSEY CITY, NEW JERSEY BLOCK 18302, LOT 5102 CONSTRUCTION OF A NEW 2-FAMILY DWELLING
OWNER'S NAME AND ADDRESS	
DESIGN TITLE	MATERIAL SHEET
ISSUE TRACKING	
DATE	SEPTEMBER 21, 2021
PROJECT NUMBER	A-400-000

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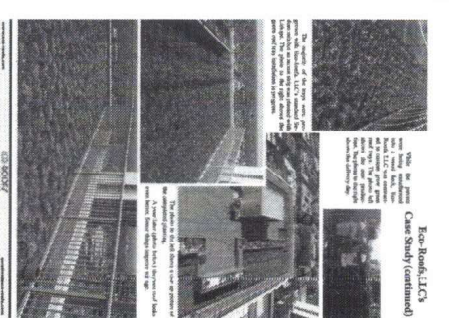
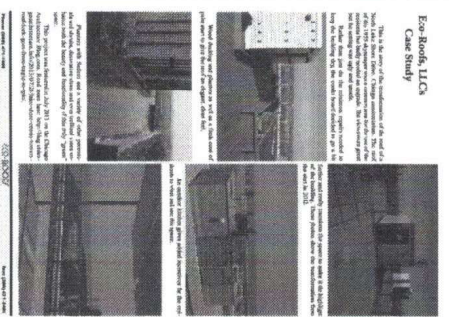
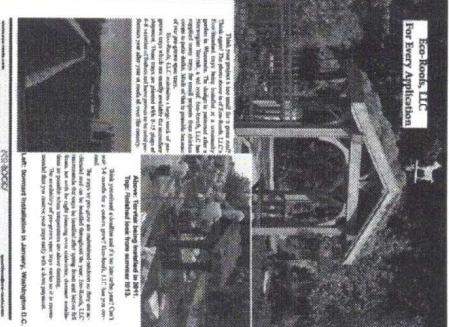
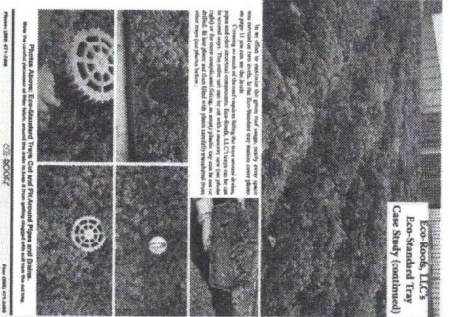
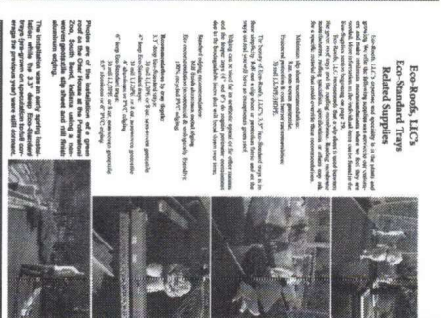
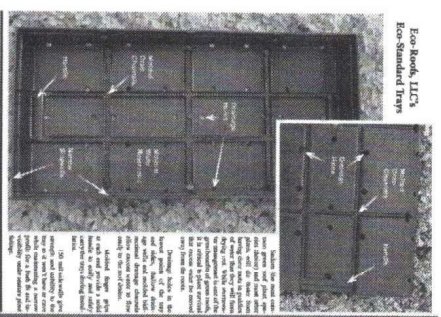
Eco-ROOF

Eco-Standard Trays

Eco-ROOF

TRAY SPECIFICATIONS FOR
ECO-STANDARD TRAYS

- Size: 12" x 24" (2 square feet)
- Depth: 3" standard
- 4" and 6" deep options available with hydro-radiable liner
- Weight:
 - Moisture: 100% saturated weight with medium plant (60gpc)
 - 4" - 29 pounds per square foot (average 60 lbs/sq ft)
 - 6" - 45 pounds per square foot (average 60 lbs/sq ft)
- Material: 100% recycled high density polyethylene (HDPE) plastic
- Wall Thickness: 1/8" (from flange) 1/4" (to lip above flange)
- Color: Black for enhanced UV resistance
- Handles: Molded into tray on both ends for safe, convenient carrying
- Drainage: 40 holes (Ø1/8") in the bottom joints of the tray and adjacent
- Water Retention: Molded into the bottom of the tray
- Media: Engineered growing media meets German FLL guidelines
- Plant Types: Standard, Shrub, Grass. Be aware: 1" tall seedlings may be possible



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PROJECT NAME AND ADDRESS	244 CLINTON AVENUE JERSEY CITY, NEW JERSEY BLDG C (B30) OF CONSTRUCTION OF A NEW 2-FAMILY DWELLING		
OWNER'S NAME AND ADDRESS			
DRAWING TITLE	MATERIAL SHEET		
DRAWING NO.	RSDM-2008-01		
DATE	SEPTEMBER 21, 2009		
SCALE	AS SHOWN		
DESIGNED BY	A-4000.00		
CHECKED BY			
IN CHARGE			
DRAWING NO.	A-4000.00		