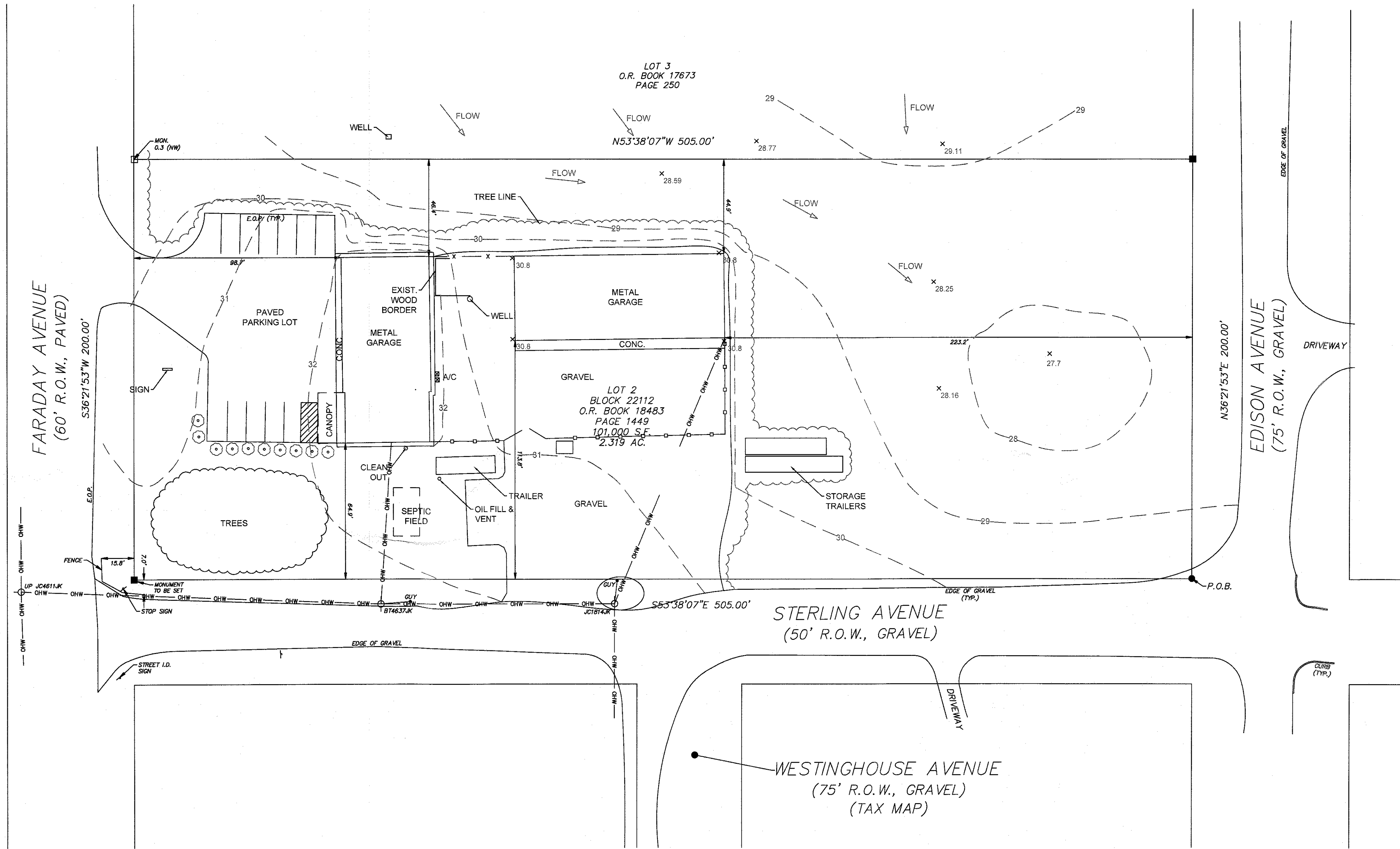
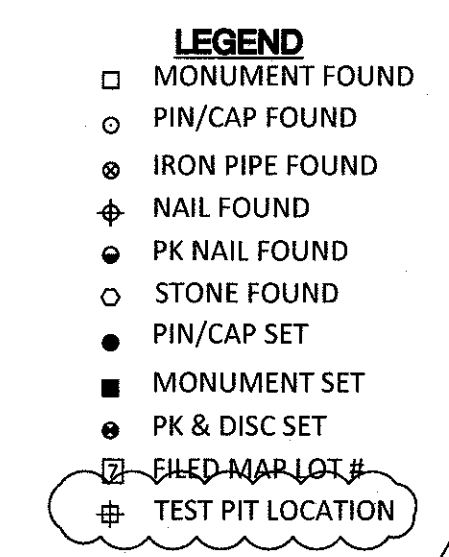
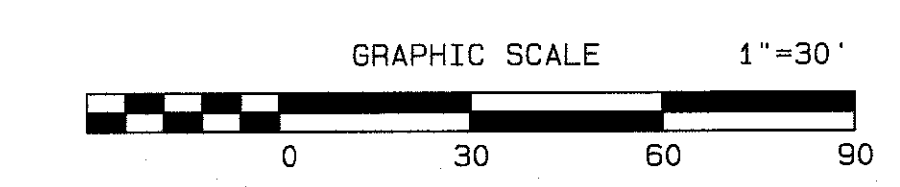


- Existing Features Legend
- UTILITY POLE
 - GUY WIRE
 - SIGN
 - A/C UNIT
 - CHAIN LINK FENCE
 - WOODSLINE

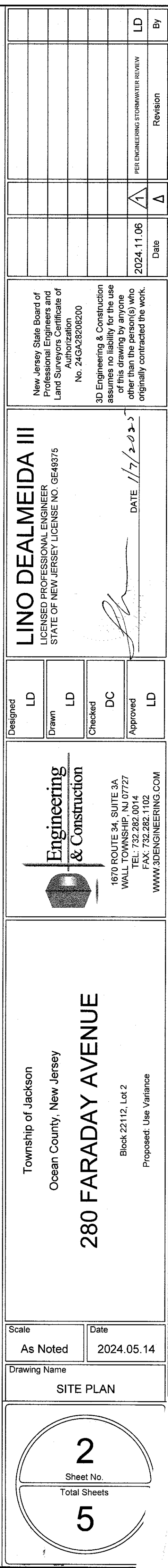
- LEGEND
- MONUMENT FOUND
 - PIN/CAP FOUND
 - IRON PIPE FOUND
 - NAIL FOUND
 - PK NAIL FOUND
 - STONE FOUND
 - PIN/CAP SET
 - MONUMENT SET
 - PK & DISC SET
 - FILED MAP LOT #
 - TEST PIT LOCATION

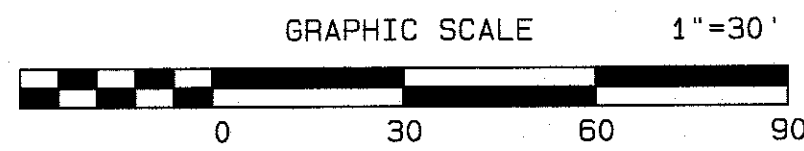
Scale		Date	
As Noted		2024.05.14	
Drawing Name			
EXISTING CONDITIONS			
Township of Jackson Ocean County, New Jersey		Block 22112, Lot 2 Proposed Use Variance	
280 FARADAY AVENUE			
Engineering & Construction		1670 ROUTE 34, SUITE 3A WALL TOWNSHIP, NJ 07727 TEL: 732.282.0014 WWW.3DEngineering.COM	
Designed	LD	Drawn	LD
Checked	DC	Approved	LD
LINO DEALMEIDA III LICENSED PROFESSIONAL ENGINEER STATE OF NEW JERSEY LICENSE NO. 3E48375 DATE: 7/2/2025			
New Jersey State Board of Professional Engineers and Land Surveyors Certificate of No. 24GA28208200		3D Engineering & Construction assumes no liability for the use of this drawing by anyone other than the person or entity originally contracted the work.	
2024.11.06		Date	
Revision		By	
A		LD	

FILE

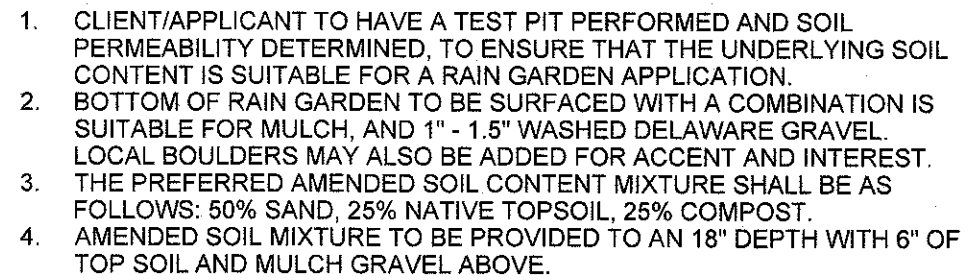


4. EACH USE LOCATED IN THE I ZONE SHALL PROVIDE TRUCK LOADING AND UNLOADING FACILITIES ON THE SAME LOT AND IN OTHER THAN THE REQUIRED FRONT YARD SO AS TO PERMIT THE TRANSFER OF GOODS IN OTHER THAN A PUBLIC STREET.
5. NO REQUIRED OFF-STREET LOADING AREAS SHALL BE LOCATED IN ANY REQUIRED FRONT SETBACK.
6. WHERE THE I ZONE ABUTS A RESIDENTIAL ZONE, WHETHER ALONG A PROPERTY LINE OR ACROSS A STREET, THERE SHALL BE PROVIDED A ONE-HUNDRED-FOOT BUFFER SCREENING STRIP AS SET FORTH IN § 244-193.
7. EACH USE PERMITTED IN THE I ZONE SHALL BE SERVED BY A PUBLIC SEWAGE DISPOSAL SYSTEM OR BY A PRIVATE DISPOSAL SYSTEM WHICH MEETS THE APPROVAL OF THE STATE AND TOWNSHIP BOARDS OF HEALTH AND THE JACKSON TOWNSHIP MUNICIPAL UTILITIES AUTHORITY. ANY PRIVATE DISPOSAL SYSTEM SHALL BE SO DESIGNED AS WILL, IN THE OPINION OF THE TOWNSHIP ENGINEER, ENABLE THE SYSTEM TO BE EFFICIENTLY CONNECTED TO THE PROSPECTIVE PUBLIC DISPOSAL SYSTEM WHEN CONSTRUCTED.
8. ALL INDUSTRIAL ACTIVITIES OR PROCESSES SHALL TAKE PLACE WITHIN A COMPLETELY ENCLOSED BUILDING. INCIDENTAL STORAGE OUT-OF-DOORS SHALL BE SHIELDED FROM ANY STREET OR ADJACENT RESIDENTIAL ZONE BY FENCING, LANDSCAPING OR OTHER APPROPRIATE MEASURE.
9. INDUSTRIAL PARKS CONTAINING SUCH PERMITTED USES AS SET FORTH HEREIN SHALL HAVE A TOTAL AREA OF NOT LESS THAN 20 ACRES. ALL STREETS WITHIN INDUSTRIAL PARKS SHALL BE PRIVATE, AND THERE SHALL BE ADEQUATE PROVISIONS FOR REPAIR AND MAINTENANCE SO AS TO RELIEVE THE TOWNSHIP OF JACKSON FROM ANY RESPONSIBILITY FOR THE UPKEEP OF SUCH STREETS.
10. NO USE SHALL BE CONDUCTED IN SUCH A WAY AS TO DISCHARGE ANY TREATED OR UNTREATED INDUSTRIAL WASTE, EXCEPT AS SHALL BE APPROVED BY THE HEALTH OFFICER, JACKSON TOWNSHIP MUNICIPAL UTILITIES AUTHORITY AND ANY APPLICABLE STATE AGENCY HAVING JURISDICTION IN SUCH MATTERS.





TEST PIT / SAMPLE	DEPTH OF SAMPLE	SOIL TYPE	LOWEST PERMEABILITY (INCH/HOUR)
1	24"	K4	7.1
2	24"	K4	17.0



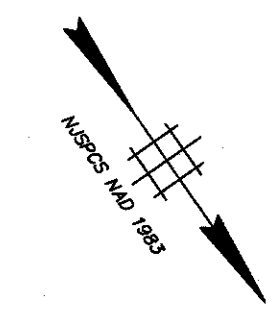
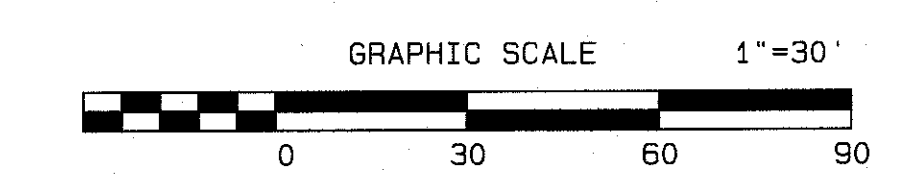
SYMBOL	QUANTITY	SCIENTIFIC NAME	COMMON NAME	SIZE/COND.
AN	0	ASTER NOVEA	NEW ENGLAND ASTER	2 GAL.
PV	0	PANICUM VIRGATUM	SWITCH GRASS	2 GAL.
EP	0	ECHINACEA "PURPLE"	PURPLE CONEFLOWER	2 GAL.
IS	0	IRIS SIBERICA	SIBERIAN IRIS	2 GAL.



**Engineering
& Construction**

1670 ROUTE 34, SUITE 3A
WALL TOWNSHIP, NJ 07727
TEL: 732.282.0014
FAX: 732.282.1102
WWW.3DENGINEERING.COM





- ### Existing Features Legend
- | | |
|---|------------------|
|  | UTILITY POLE |
|  | GUY WIRE |
|  | SIGN |
|  | A/C UNIT |
|  | CHAIN LINK FENCE |
|  | WOODSLINE |

- LEGEND**
- MONUMENT FOUND
 - PIN/CAP FOUND
 - IRON PIPE FOUND
 - ⊕ NAIL FOUND
 - PK NAIL FOUND
 - STONE FOUND
 - PIN/CAP SET
 - MONUMENT SET
 - PK & DISC SET
 - 7 FILED MAP LOT #
 - ⊕ TEST PIT LOCATION

[illegible]

New Jersey State Board of Professional Engineers and Land Surveyors Certificate of Authorization
No. 24GA28208200

LINO DEALMEIDA III
LICENSED PROFESSIONAL ENGINEER
STATE OF NEW JERSEY LICENSE NO. 0E49375

Designed LD	Drawn LD	Checked DC	Approved LD
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**Engineering
& Construction**

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WALL TOWNSHIP, NJ 07727
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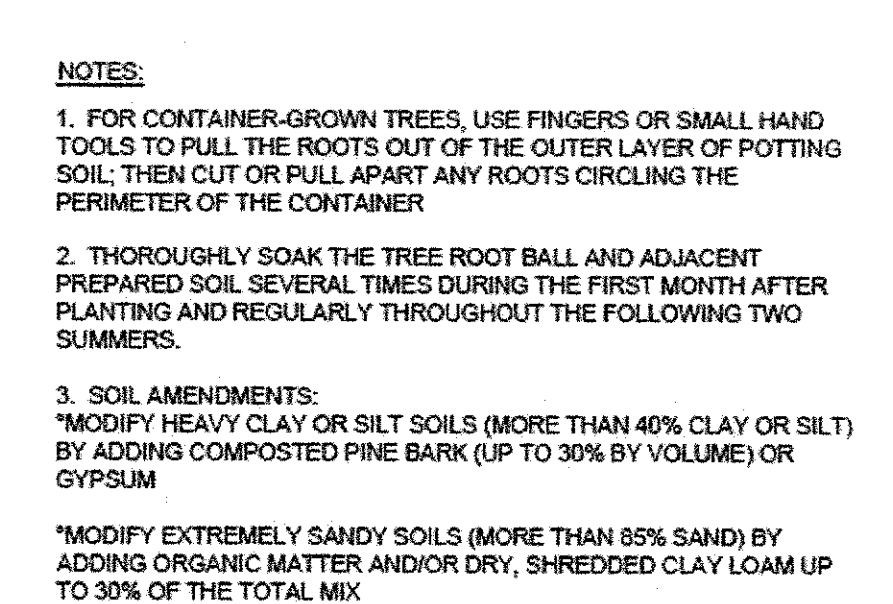
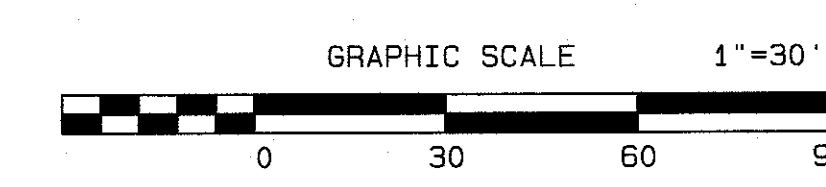
280 FARADAY AVENUE

Scale	Date
As Noted	2024.05.14
Drawing Name	

Drawing Name

LIGHTING PLAN

4
Sheet No.
Total Sheets
5



EVERGREEN TREE PLANTING
SCALE: NONE

1. PRIOR TO SEEDING, MIX TOP 6" LAYER OF TOPSOIL WITH FERTILIZER AND LIME. 10-20-10 FERTILIZER SHALL BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 S.F. LIME SHALL BE APPLIED IN ACCORDANCE WITH THE FOLLOWING CHART:

SOIL TEXTURE	TONS/ACRE	LBS/1,000 S.F.
CLAY, CLAY LOAM, AND HIGH ORGANIC SOIL	3	135
SANDY LOAM, LOAM, SILT LOAM	2	90
LOAMY SAND, SAND	1	45

ABOVE APPLICATIONS RATES FOR FERTILIZER AND LIME ARE STANDARD RATES AND SHALL BE ADJUSTED BASED ON SITE SPECIFIC SOIL TESTS.

2. TOPSOIL SHALL BE TILLED, FINE GRADED, AND RAKED FREE OF ALL DEBRIS LARGER THAN 1" IN DIAMETER ALL LAWN AREAS SHALL BE SLOPED TO DRAIN OR PER THE APPROVED GRADING PLAN.

3. CONSULT MANUFACTURER'S RECOMMENDATIONS AND INSTRUCTIONS AND IMPLEMENT AS REQUIRED PRIOR TO APPLICATION OF SEED.

4. GENERAL LOW MAINTENANCE SEED MIX (#8)

SEED MIXTURE	LBS/ACRE	LBS/1,000 S.F.	OPTIMAL PLANTING DATES:
FINE FESCUE (BLEND)	75	2.1	ZONE 5B & 6A = 3/15 - 5/31 & 8/1 - 10/1
HARD FESCUE			ZONE 6B = 3/1 - 4/30 & 8/15 - 10/15
STRONG CREEPING RED FESCUE			ZONE 7A & 7B = 2/1 - 4/30 & 8/15 - 10/30
KENTUCKY BLUEGRASS	10	.25	
PERENNIAL RYEGRASS	10	.25	
WHITE CLOVER	5	.10	

MAINTENANCE LEVEL

(B) FREQUENT MOWING (4-7 DAYS), OCCASIONAL FERTILIZATION, LIME AND WEED CONTROL
 (C) PERIODIC MOWING (7-14 DAYS), OCCASIONAL FERTILIZATION AND LIME
 (D) INFREQUENT OR NO MOWING, FERTILIZATION AND LIME THE FIRST YEAR OF ESTABLISHMENT

5. SEED SHALL BE APPLIED IN TWO DIRECTIONS AT RIGHT ANGLES TO EACH OTHER. ONCE APPLIED, FIRM THE SOIL WITH A CORRUGATED LAWN ROLLER TO PROMOTE SEED-TO-SOIL CONTACT.

6. APPLY UNROTTED SMALL GRAIN STRAW, HAY FREE OF SEEDS, OR SALT HAY TO ALL SEEDED AREAS AT THE RATE OF 1 1/2 - 2 TONS PER ACRE OR 70-90 POUNDS PER 1,000 S.F. SPREAD MULCH SO THAT APPROXIMATELY 85% OF THE SOIL SURFACE IS COVERED. ANCHORING OF MULCH SHALL BE ACCOMPLISHED IMMEDIATELY AFTER PLACEMENT TO MINIMIZE LOSS BY WIND OR WATER. THIS MAY BE ACCOMPLISHED BY ONE OF THE FOLLOWING METHODS: PEG AND TWINE, MULCH NETTING, OR LIQUID MULCH-BINDER.

7. IRRIGATE NEWLY SEEDED AREAS WITH A MINIMUM OF 1/4 INCH OF WATER TWICE A DAY (NOT DURING PERIODS OF INTENSE SUN) UNTIL VEGETATION IS ESTABLISHED.

Township of Jackson Ocean County, New Jersey 280 FARADAY AVENUE Block 22112, Lot 2 Proposed: Use Variance		Scale		Date	
		As Noted		2024.05.14	
LANDSCAPE PLAN		Drawing Name			
		LANDSCAPE PLAN			
5 Sheet No. Total Sheets 5		Drawing Name			
		LANDSCAPE PLAN			
Engineering & Construction  1870 ROUTE 34, SUITE 3A WALL TOWNSHIP, NJ 07727 TEL: 732.282.0014 FAX: 732.282.1102 WWW.3DENGINEERING.COM		LINO DEALMEIDA III LICENSED PROFESSIONAL ENGINEER STATE OF NEW JERSEY LICENSE NO. G49373  DATE <u>1/7/2026</u>			
		3D Engineering & Construction assumes no liability for the use of this drawing by anyone other than the person who originally contracted the work. No. 24GA26208200 Authorization Land Surveyors Certificate of Professional Engineer New Jersey State Board of Professional Engineers			
Designed LD Drawn LD Checked DC Approved LD		2024.11.06 Date Revision Δ			
		PER ENGINEERING & CONSTRUCTION REVIEW LD By			