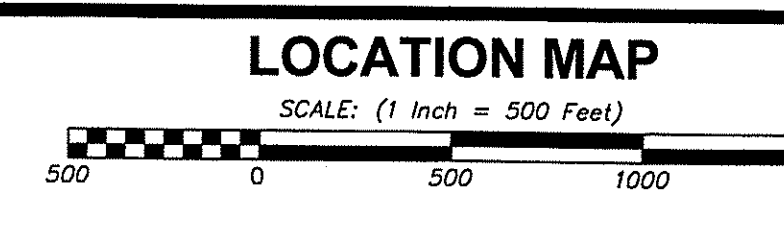
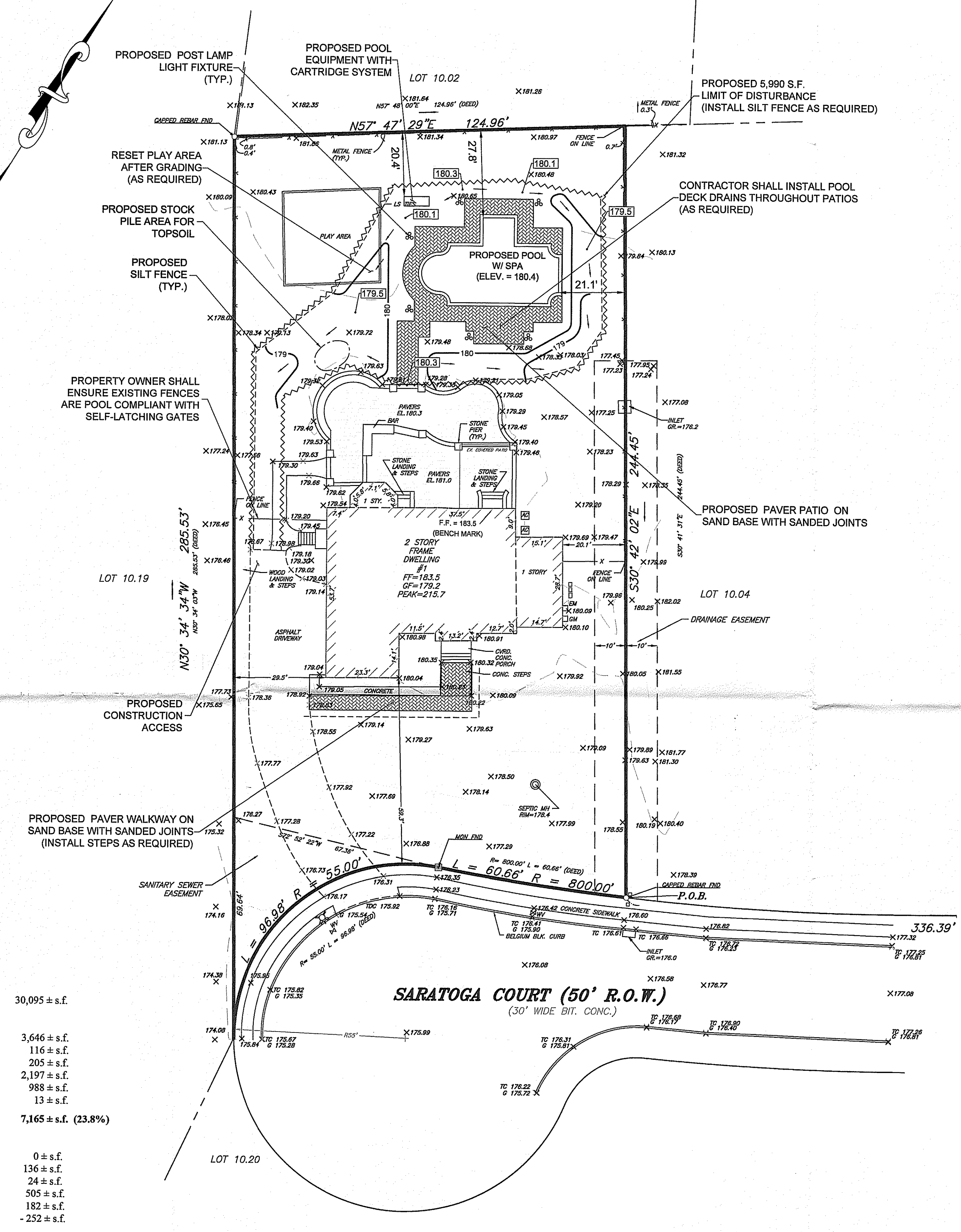


**GENERAL NOTES:**

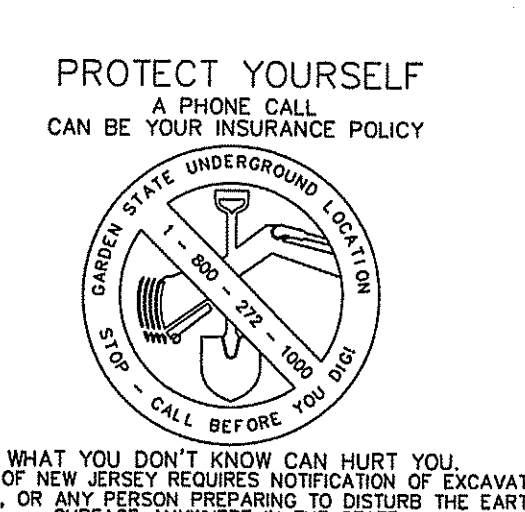
- BOUNDARY, TOPOGRAPHIC AND EXISTING CONDITIONS INFORMATION IS BASED ON THE SURVEY ENTITLED "BOUNDARY & TOPOGRAPHIC SURVEY OF BLOCK 159, LOT 10.03, TOWNSHIP OF MARLBORO, MONMOUTH COUNTY, NEW JERSEY" PREPARED BY INSITE SURVEYING, LLC, SIGNED BY JUSTIN L. HEDGES, P.E., #43382, DATED 12-27-19, WHICH WAS PROVIDED BY THE PROPERTY OWNER. THE PROPERTY OWNER WILL HOLD JENSEN DESIGN GROUP, LLC AND ITS CONSULTANTS HARMLESS FOR ANY INACCURACIES IN THE SURVEY.
- TOPOGRAPHIC INFORMATION WAS BASED ON THE NAVD83 DATUM AS REFERENCED ON THE ABOVE SURVEY.
- NO CERTIFICATION IS MADE AS TO THE ACTUAL POSITION OF ANY UNDERGROUND UTILITIES OR TO THE COMPLETENESS OF THE UTILITIES SHOWN. THE CONTRACTOR IS RESPONSIBLE TO VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITIES BY CONTACTING NEW JERSEY ONE CALL (1-800-272-1000). UTILITIES SHOWN ARE PER VISUAL OBSERVATION OF PHYSICAL FEATURES AND/OR EXISTING MARK-OUTS; LOCATION IS APPROXIMATE AND NOT INTENDED TO REPLACE THE REQUIRE UTILITY MARK-OUT.
- THE PROPOSED IN-GROUND CONCRETE SWIMMING POOL, SPA, EQUIPMENT AND APPURTENANCES TO BE FURNISHED AND INSTALLED BY ELITE LANDSCAPES AND PAVERS, INC. THE PROPOSED POOL SHAPE, POOL AND PATIO DIMENSIONS, EQUIPMENT LOCATIONS AND OTHER SITE IMPROVEMENTS DEPICTED ON THE PLAN WERE DESIGNED BY ELITE LANDSCAPES AND PAVERS, INC. THE OWNER BEARS ULTIMATE RESPONSIBILITY FOR COMPLETION OF ALL APPURTENANT WORK FOR COMPLETION OF THE PROJECT.
- ANY EXCEPTION TO, OR DEVIATION, FROM THESE PLANS WITHOUT THE WRITTEN CONSENT OF THE ENGINEER, OR THE IDENTIFICATION OF EXISTING SITE OR OTHER CONDITIONS THAT MIGHT QUESTION THE DESIGN CONSTRUCTION ABILITY, SHALL BE REPORTED IMMEDIATELY TO THE ENGINEER. WITH WRITTEN NOTICE FOLLOWING NO LATER THAN 24 HOURS AFTER OBSERVANCE OF THE CONDITION. THE ENGINEER SHALL ASSESS THE CONDITION AND, IF WARRANTED, RECOMMEND CORRECTIVE ACTION CONTINUANCE OF CONSTRUCTION ACTIVITIES BEFORE THE ENGINEER RESPONDS TO THE NOTIFICATION WILL BE AT THE SOLE RISK OF THE CONTRACTOR. CHANGES TO THE PLANS BY THE OWNER OR CONTRACTOR SHALL BE THE RESPONSIBILITY OF THE PERSON MAKING SAID CHANGES. THE CONTRACTOR SHALL VERIFY ALL PLAN DIMENSIONS AND CONDITIONS BEFORE PROCEEDING WITH THE CONSTRUCTION.
- THE CONTRACTOR AND/OR OWNER SHALL BE SOLELY RESPONSIBLE FOR PERMITTING, PAYMENT OF ALL FEES, EXISTING SITE CONDITIONS (SOILS, GROUNDWATER, IMPORT/EXPORT OF EXCAVATED MATERIALS, BEARING CAPACITY, ETC.), CONSTRUCTION SURVEY LAYOUT AND POOL LOCATION, IDENTIFICATION OF PROPERTY CORNERS, MATERIALS SUPPLIED, METHODS OF CONSTRUCTION AND JOB SITE SAFETY UTILIZED TO COMPLETE THE ENTIRE PROJECT AND SHALL HOLD THE ENGINEER HARMLESS FROM ANY CLAIMS THAT MAY ARISE FROM NON-DESIGN RELATED CONSTRUCTION ACTIVITIES.
- IT IS THE INTENT OF THIS SET OF PLANS THAT THE CONTRACTOR BE SOLELY RESPONSIBLE FOR IMPLEMENTING AND CONSTRUCTING POSITIVE DRAINAGE FEATURES THAT SAFELY AND EFFECTIVELY CONVEY STORM WATER RUNOFF AWAY FROM SWIMMING POOLS AND STRUCTURES AND FOR KEEPING SURFACE WATER FROM CONCENTRATING, SO THAT RUNOFF SHEET FLOWS (1% MINIMUM) TO PERMEABLE SURFACES, DRAINAGE SWALES, STRUCTURAL PIPES, DECK DRAINS, OR RECHARGE/INFILTRATION AREAS SO AS TO LIMIT RUNOFF ONTO NEIGHBORING PROPERTIES. REINFORCED CONCRETE POOL PATIOS SHALL BE 4,500 PSI, CLASS 'B' MINIMUM, BONDED TO MEET CODE AND SLOPED AT 0.5% MINIMUM, 3% MAXIMUM.
- CONTRACTOR AND PROPERTY OWNER SHALL VERIFY THE PROPERTY BOUNDARY, LAYOUT AND ALL DIMENSIONS PRIOR TO THE START OF CONSTRUCTION.
- ANY DEVIATION FROM THIS PLAN, REQUESTED OR PERFORMED, BY THE OWNER IS SOLELY THE OWNER'S RESPONSIBILITY AND COST.
- BY USE OF THIS PLAN FOR THE PURPOSE OF OBTAINING A PERMIT TO CONSTRUCT THE IN-GROUND POOL, THE PROPERTY OWNER AND CONTRACTOR AGREE TO THE PROPOSED STRUCTURE LOCATIONS, CONCRETE OPERATING EQUIPMENT, AND GRADING ASSOCIATED WITH THE PROPOSED IMPROVEMENTS. ANY DEVIATION FROM THAT WHICH IS SHOWN ON THIS PLAN SHALL BE THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER FOR COMPLIANCE WITH ALL REGULATORY REQUIREMENTS.
- THE PROPOSED SWIMMING POOL SHALL BE SECURED BY A MINIMUM 4' HIGH PERMANENT FENCE WITH SELF-LATCHING AND CLOSING GATES THAT MEET THE NATIONAL SWIMMING POOL REGULATIONS, LOCAL BUILDING CODES AND TOWNSHIP ORDINANCES. ALL GATES SHALL BE SELF CLOSING AND SELF LATCHING WITH LATCHES PLACED FOUR FEET SIX INCHES (4'6") ABOVE THE UNDERLYING GROUND. POOL TO BE FENCED AND ALL OTHER CONSTRUCTION SHALL COMPLY WITH THE 2015 INTERNATIONAL RESIDENTIAL CODE, NEW JERSEY EDITION.
- ALL ELECTRICAL EQUIPMENT SHALL COMPLY WITH AND BE LOCATED IN COMPLIANCE WITH THE NATIONAL ELECTRICAL CODE.
- POOL CONSTRUCTION SHALL COMPLY WITH THE 2015 INTERNATIONAL RESIDENTIAL CODE (NEW JERSEY EDITION), 2015 INTERNATIONAL SWIMMING POOL AND SPA CODE, ANS/APSP 1-7, AND ANS/APSP 1-16, LOCAL BUILDING CODES AND TOWNSHIP ORDINANCES.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORATION OF ANY DAMAGE TO MUNICIPAL OR PRIVATE PROPERTY, DAMAGE TO STRUCTURES WITHIN THE RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO THE UTILITIES, ROADWAY, PAVEMENT, CURB, AND SIDEWALK, SHALL BE REPAIRED WITHIN 30 DAYS AFTER COMPLETION OF CONSTRUCTION AND IN ACCORDANCE WITH MUNICIPAL STANDARDS. A MINIMUM OF 4,500 PSI, CLASS 'B' CONCRETE SHALL BE UTILIZED FOR ALL DAMAGED CONCRETE CURBS AND/OR SIDEWALKS. ALL REPLACED ITEMS SHALL BE APPROVED BY THE TOWNSHIP ENGINEER PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
- THE CONTRACTOR SHALL MAINTAIN THE FLOW OF ALL STREAMS, DRAINAGE DITCHES, STORM SEWERS AND SANITARY SEWERS AT ALL TIMES BY A MEANS ACCEPTABLE TO THE ENGINEER AND ALL THE RESPONSIBLE AGENCIES.
- SEGMENTAL BLOCK RETAINING WALLS, CONCRETE PAVES SIDEWALKS, RAISED OR AT GRADE PATIOS AND DRIVEWAYS ARE TO BE CONSTRUCTED IN STRICT CONFORMANCE WITH THE MANUFACTURER'S SPECIFICATIONS, LOCAL BUILDING CODES, AND/OR DETAILED ENGINEERING PLANS, SECTIONS AND DETAILS.
- ALL PAVER PATIO, WALKWAYS AND STEPS SHALL BE INSTALLED OVER A SAND BASE WITH A SANDED JOINT.
- ALL RE-GRADED AREAS AT THE SITE WHICH ARE NOT DESIGNATED AS PAVED OR GRAVEL AREAS SHALL BE TOPSOILED AND SEEDED AND SHALL BE STABILIZED IN ACCORDANCE WITH STANDARDS FOR SOIL EROSION AND SEDIMENT CONTROL IN NEW JERSEY.
- THE CONTRACTOR WILL NOT BE PERMITTED TO STOCKPILE EXCAVATED MATERIALS OVER ANY UTILITY LINES. THE STOCKPILED MATERIALS SHOULD BE PLACED SUFFICIENTLY AWAY FROM THE EDGE OF ANY EXCAVATION TO PREVENT CAVING OF THE TRENCH WALL AND TO PERMIT SAFE ACCESS ALONG THE TRENCH. WITH SHEETED TRENCHES, A MINIMUM OF FIVE (5) FEET FROM THE EDGE OF SHEETING TO TOE OF SOIL BANK MUST BE MAINTAINED.
- THE CONTRACTOR SHALL TAKE EVERY PRECAUTION NECESSARY TO PRECLUDE DAMAGE TO EXISTING STRUCTURES, FACILITIES, AND UTILITIES DUE TO LOSS OF LATERAL SUPPORT AND/OR CONSTRUCTION LOADINGS.
- THE CONTRACTOR SHALL COMPLY WITH ALL REQUIREMENTS OF THE STATE OF NEW JERSEY WORKER HEALTH AND SAFETY ACT (NJAC 12:10 ET SEQ) AS AMENDED AND THE UNITED STATES OCCUPATIONAL SAFETY AND HEALTH ACT (OSHA) (29 CFR 1910), AS AMENDED WITH REGARD TO WORKER AND JOB SITE SAFETY.
- THE CONTRACTOR MUST ARRANGE TO HAVE ALL UNDERGROUND UTILITIES MARKED OUT BY THE RESPECTIVE UTILITY COMPANIES AND/OR OWNERS PRIOR TO EXCAVATION.
- THE OWNER HAS BEEN MADE AWARE OF THE POTENTIAL CONCERNS AND IS RESPONSIBLE FOR ANY ISSUES ARISING FROM STREAM/WETLANDS ENCROACHMENTS, AND/OR ANY OTHER ENVIRONMENTAL REGULATIONS THAT MAY APPLY. THIS SCOPE OF WORK WAS NOT PERFORMED AS PART OF OUR SCOPE.
- THIS POOL IS A NON-DIVING IN-GROUND POOL.
- THE CONTRACTOR IS RESPONSIBLE FOR THE MEANS AND METHODS REQUIRED TO PROTECT ALL EXISTING DWELLING FRAMING AND FOUNDATIONS FROM THE PROPOSED REAR RAISED PAVER PATIO AND STEPS.
- THE CONTRACTOR IS RESPONSIBLE FOR THE MEANS AND METHODS REQUIRED TO PROTECT ALL THE EXISTING UTILITIES DURING CONSTRUCTION.
- THE SILT FENCING TO BE PLACED AROUND THE ARE OF DISTURBANCE AND LEFT IN PLACE UNTIL THE PROPERTY IS PERMANENTLY STABILIZED.
- THE CONTRACTOR SHALL ENSURE POSITIVE GRADING AROUND THE POOL AND AWAY FROM THE EXISTING FOUNDATIONS. ADDITIONALLY, ALL GRADING SHALL BE A MINIMUM OF A 2% PITCH AWAY FROM FOUNDATIONS AND 1% IN LAWN AREAS.
- THE POOL EQUIPMENT WILL HAVE A CARTRIDGE SYSTEM WITH NO BACKWASH DISCHARGE ALLOWED.
- THE CONSTRUCTION ACCESS ROUTE AND MATERIAL STOCKPILING WILL BE CONTAINED WITHIN THE LIMITS OF DISTURBANCE DEPICTED ON THE PLANS.
- THE CONTRACTOR IS REQUIRED TO OBTAIN A STREET OPENING PERMIT PRIOR TO THE START OF CONSTRUCTION FOR ACCESS OVER TOWNSHIP CURB AND SIDEWALKS.
- THE CONTRACTOR SHALL FOLLOW THE ARCHITECTURAL PLANS FOR THE CONSTRUCTION OF ALL PURPOSED STRUCTURES.
- IT IS RECOMMENDED THAT THE PROPERTY OWNER AND/OR CONTRACTOR HAVE THE PROPOSED IMPROVEMENTS STAKED OUT BY A LICENSED SURVEYOR TO ENSURE THE IMPROVEMENTS ARE NOT CONSTRUCTED WITHIN ANY SETBACKS, EASEMENTS OR ENVIRONMENTALLY SENSITIVE AREAS.
- JENSEN DESIGN GROUP, LLC IS NOT RESPONSIBLE FOR THE CONSTRUCTION OR CONSTRUCTION OVERSIGHT OF THE PROPOSED IMPROVEMENTS SHOWN ON THESE PLANS.

|   |                             |
|---|-----------------------------|
| <b>Lot Area:</b>                                    | 30,095 ± s.f.               |
| <b>Existing Lot Coverage Remaining:</b>             |                             |
| Dwelling & Covered Rear Patio:                      | 3,646 ± s.f.                |
| Porches & Steps:                                    | 116 ± s.f.                  |
| Walkway:  | 205 ± s.f.                  |
| Driveway:   | 2,197 ± s.f.                |
| Rear Paver with Steps in Sand (1,976 ± s.f. x 50%): | 988 ± s.f.                  |
| A/C Condensers:                                     | 13 ± s.f.                   |
| <b>Total of Existing:</b>                           | <b>7,165 ± s.f. (23.8%)</b> |
| <b>Proposed Lot Coverage:</b>                       |                             |
| Pool & Spa (789 ± not included):                    | 0 ± s.f.                    |
| Pool Coping:  | 136 ± s.f.                  |
| Pool Equipment:                                     | 24 ± s.f.                   |
| Pool Paver Patio in Sand (1,010 ± s.f. x 50%):      | 505 ± s.f.                  |
| Front Paver Walkway in Sand (364 ± s.f. x 50%):     | 182 ± s.f.                  |
| Removed Front Concrete Walkway:                     | -252 ± s.f.                 |
| <b>Total of Proposed:</b>                           | <b>595 ± s.f.</b>           |
| <b>Total Lot Coverage Proposed:</b>                 | <b>7,760 ± s.f. (25.8%)</b> |



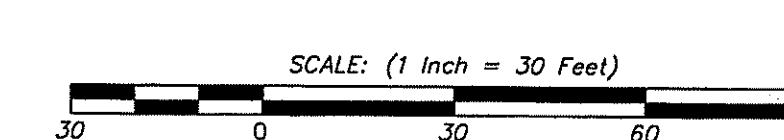
**LEGEND**

|                 |                           |
|-----------------|---------------------------|
| - - - 104 - - - | = EXIST. CONTOUR          |
| 99.5            | = EXIST. SPOT ELEVATION   |
| 99.5            | = PROPOSED SPOT ELEVATION |
| 128             | = PROPOSED CONTOUR        |



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 732-256-9358  
 www.JENSENDG.com  
 Certificate of Authorization No. 240A28251100

**1 SARATOGA COURT**  
**POOLVARIANCE PLAN**

**LOT 10.03 - BLOCK 159**  
 TOWNSHIP OF MARLBORO  
 MONMOUTH COUNTY, NEW JERSEY

PROJECT NO. 20104  
 SCALE: 1" = 3'  
 DATE: 1-20-20  
 CHECKED BY: HUR  
 SHEET: 1 of 1

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WILLIAM E. JENSEN, JR., PE  
 N.J. PROFESSIONAL ENGINEER NO. 44521

|     |      |          |            |            |
|-----|------|----------|------------|------------|
| No. | Date | Revision | Revised By | Checked By |
|     |      |          |            |            |