
EXHIBIT PACKAGE

FOR

K. HOVNANIAN AT MARLBORO PLACE

BLOCK 355, LOTS 6, 7, 8 & 11

MARLBORO TOWNSHIP

MONMOUTH COUNTY, NEW JERSEY

January 2021

- EXHIBIT 1: BUCKDALE, LLC APPROVED SITE PLAN
- EXHIBIT 2: K. HOVNANIAN'S RENDERING
- EXHIBIT 3: VARIANCE EXHIBIT
- EXHIBIT 4: K. HOVNANIAN'S GRADING PLAN
- EXHIBIT 5: ARCHITECTURALS OF TOWNHOMES



DWSA Reference No. 20-314.00

Plan, Section, and Elevation
7/20/2017
7/20/2017

K. HOVNANIAN AT MARLBORO PLACE

MARLBORO TOWNSHIP, MONMOUTH COUNTY, NEW JERSEY
BLOCK 366, LOTS 6, 7, 8 & 11

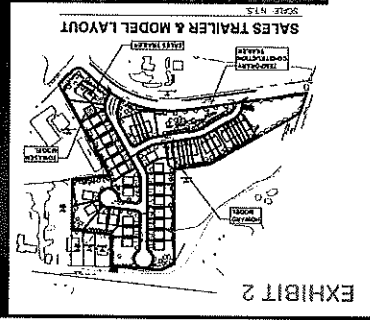
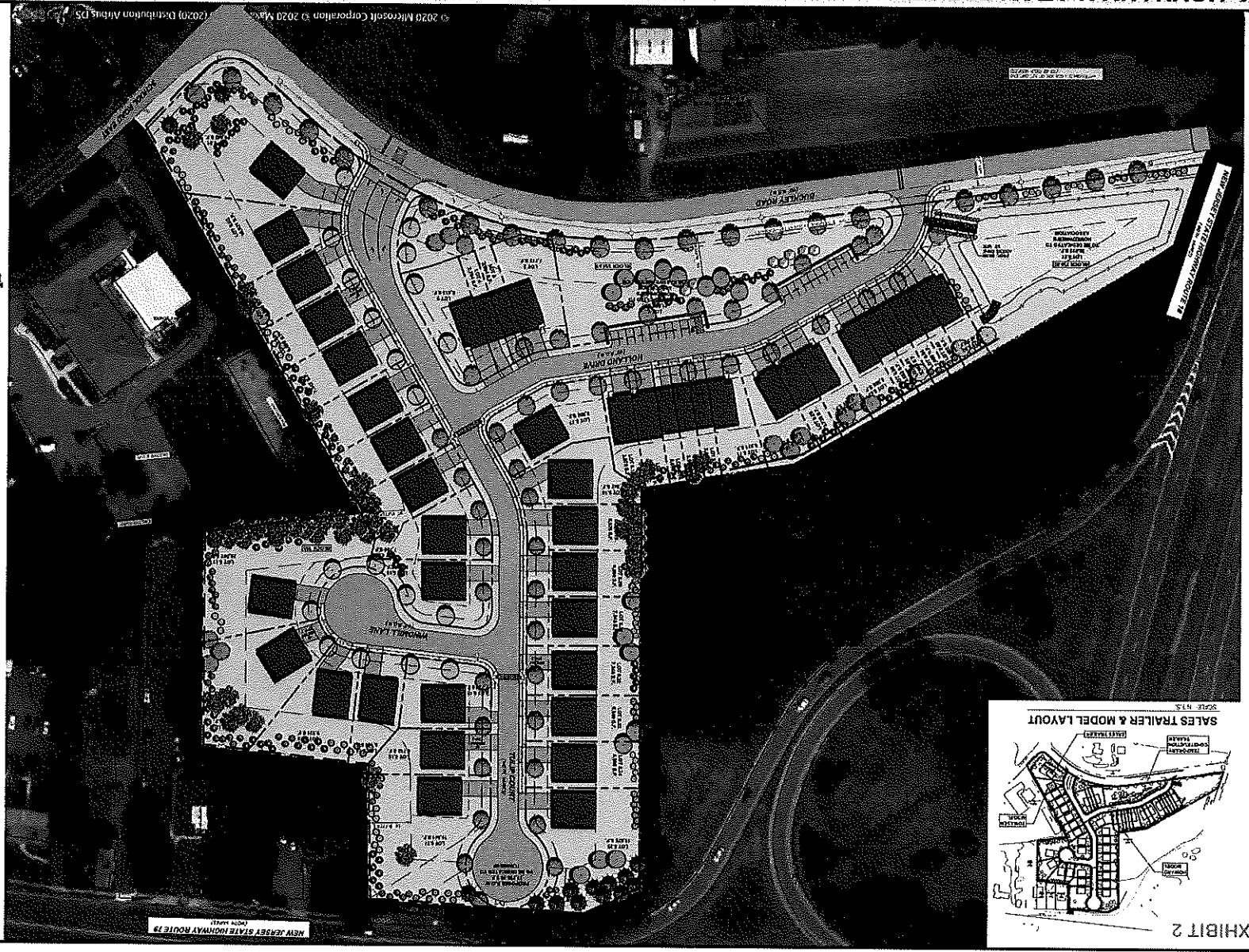
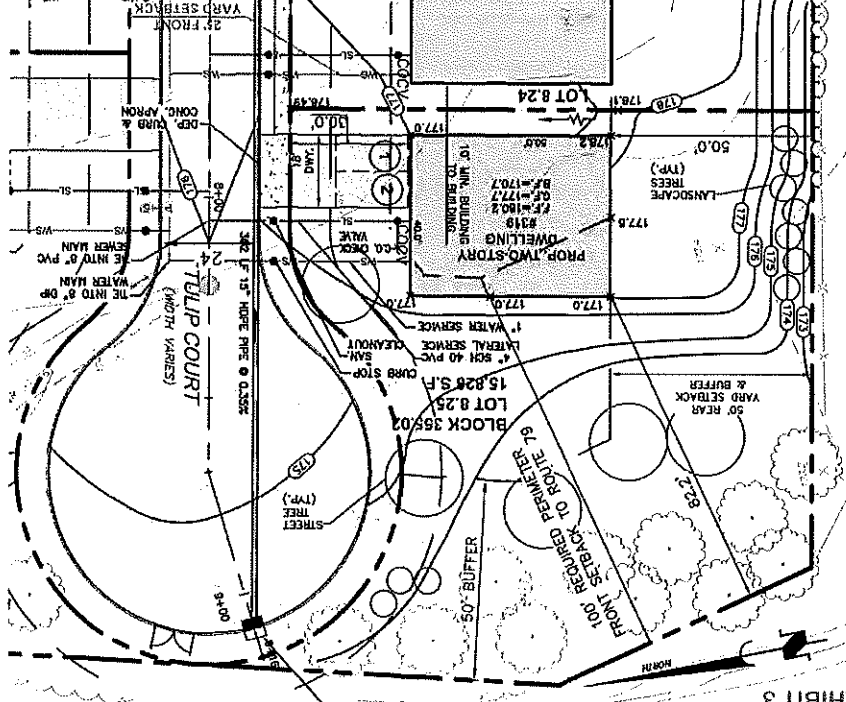


EXHIBIT 2

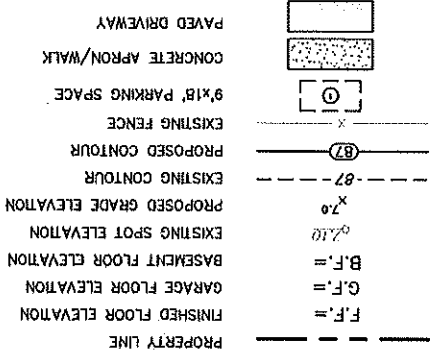
DW Smith
ARCHITECTS
1000 ROUTE 100
MORRISTOWN, NJ 07960
TEL: 973-839-1000
WWW.DW-SMITH.COM



RENDERING
JANUARY 12, 2017
20-314.00



PLOT PLAN
SCALE: 1"=30'



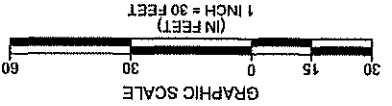
G2 - NEIGHBORHOOD COMMERCIAL DISTRICT
BULK REQUIREMENTS
MARLBORO TOWNSHIP, MONMOUTH COUNTY, NEW JERSEY

ZONING INFORMATION	REQUIRED (1)	PROPOSED
MINIMUM LOT AREA (SINGLE-FAMILY) (S.F.)	4,000	15,828
MINIMUM PERIMETER FRONT SETBACK (ROUTE 78) (FT.)	100	82.2 (V)
MINIMUM PERIMETER BUILDING SETBACK (FT.)	50.0	50.0
MINIMUM FRONT YARD SETBACK (FT.)	25	30.0
MINIMUM SIDE YARD BETWEEN FREESTANDING UNITS (ONE SIDE) (FT.)	10	N/A
MAXIMUM BUILDING HEIGHT (FRONT) (FT.)	3-STORY/35	2-STORY/<35 FEET
MAXIMUM PERMITTED DECK SIZE (SIDE AND REAR) (FT.)	10 FEET X 10 FEET	N/A
MINIMUM AVERAGE UNIT WIDTH (SINGLE-FAMILY) (FT.)	30 FEET	40 FEET
MAXIMUM PERMITTED DECK SIZE (SIDE AND REAR) (FT.)	10 FEET X 10 FEET	N/A

(1) PER APPROVED USE VARIANCE FOR THE BIFURCATED APPLICATION ON 9/4/18, RES. Z.B. 18-6648 AND THE SETTLEMENT AGREEMENT DATED 3/20/2019.

GENERAL NOTES:

- OWNER/APPLICANT:
BUCKDALE LLC
42 VANDERBURG ROAD
MARLBORO, NJ 07746
- THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE FOLLOWING:
 - A PLAN ENTITLED BUCKDALE SUBDIVISION, BLOCK 355, LOTS 6, 7, 8, & 11, TAX MAP SHEET NO. 96, MARLBORO TOWNSHIP, MONMOUTH COUNTY, NEW JERSEY, PRELIMINARY & FINAL MAJOR SUBDIVISION, MAJOR SUBDIVISION PLAT, PREPARED BY DW SMITH ASSOCIATES, LLC, DATED JUNE 7, 2019, LAST REVISED AUGUST 07, 2020.
 - B. PLANS ENTITLED BUCKDALE SUBDIVISION, BLOCK 355, LOTS 6, 7, 8, & 11, TAX MAP SHEET NO. 96, MARLBORO TOWNSHIP, MONMOUTH COUNTY, NEW JERSEY, PRELIMINARY & FINAL MAJOR SUBDIVISION, SHEETS 1-16, PREPARED BY DW SMITH ASSOCIATES, LLC, DATED MARCH 13, 2019, LAST REVISED AUGUST 07, 2020.
 - PREMISES BEING KNOWN AND DESIGNATED AS LOT 8.25, BLOCK 355.02.
 - AT THE TIME OF FOOTING INSPECTION, A 2 FT. SEPARATION WILL BE VERIFIED BETWEEN BOTTOM OF THE SLAB AND SEASONAL HIGH WATER TABLE.
 - A VARIANCE IS REQUESTED FOR PERMETER FRONT YARD SETBACK, WHERE 100 FT. IS REQUIRED AND 82.2 FT. IS PROVIDED.
 - MINIMUM SANITARY LATERAL INVERTS PROVIDED BASED UPON A MINIMUM SLOPE OF 1/4" PER FOOT. INVERTS MAY BE RAISED AND MINIMUM COVER MUST BE MAINTAINED.



BUCKDALE SUBDIVISION
TAX MAP SHEET NO. 96
BLOCK 355.02, LOT 8.25
#319 TULIP COURT
CONCEPTUAL PLOT PLAN/VARIANCE PLAN

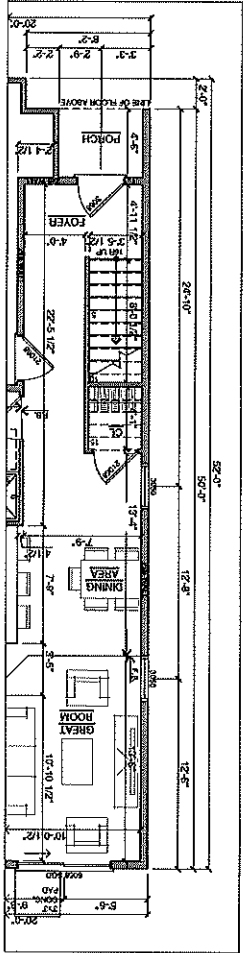
JOB NO.	20-31400
DATE	09-18-2020
SCALE	1"=30'
DESIGN	C.A.F.
DRAWN	P.T.
CHECKED	C.A.F.
PAGE	1 OF 1

DW Smith
Associates, LLC
1609 874th ROUTE 24, WALL TOWNSHIP, NJ 07753
ENGINEERS • PLANNERS • LANDSCAPE ARCHITECTS
ENVIRONMENTAL SERVICE • SURVEYORS
COMMUNITY ASSN. SERVICES
MEMBER OF ANTI-CORRUPTION ACT (2010)

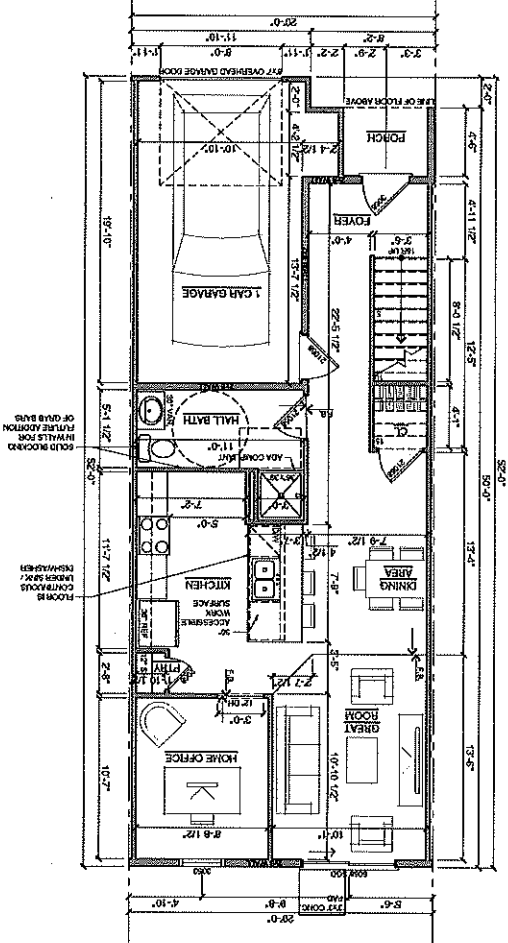
TIMOTHY P. LURIE
PROFESSIONAL ENGINEER
N.J. P.E. NO. 240E01027800 P.A. P.E. NO. 001676
N.J. PROFESSIONAL PLANNER NO. 33100955060



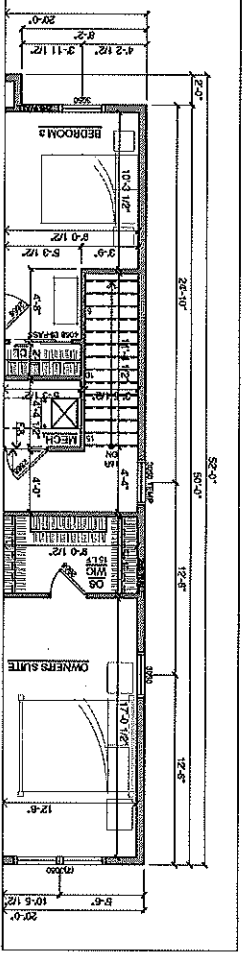
FORM A2 :: END UNIT
FIRST FLOOR :: 756 SQFT



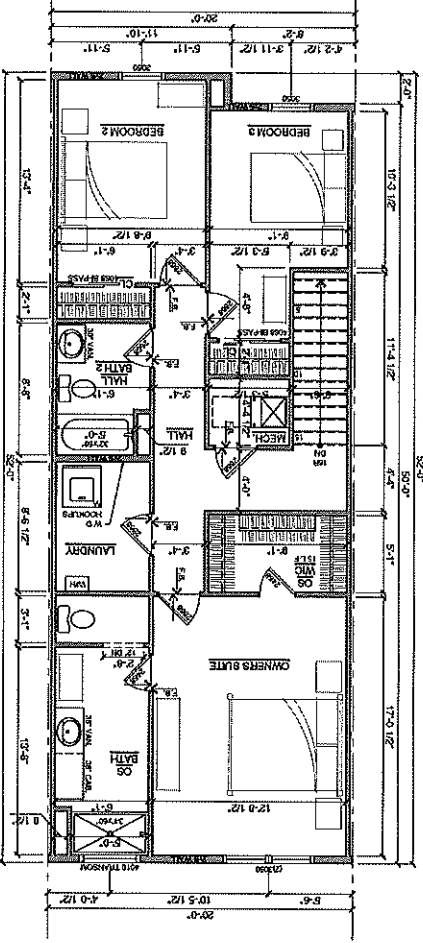
BASE PLAN :: INTERIOR UNIT
FIRST FLOOR :: 756 SQFT



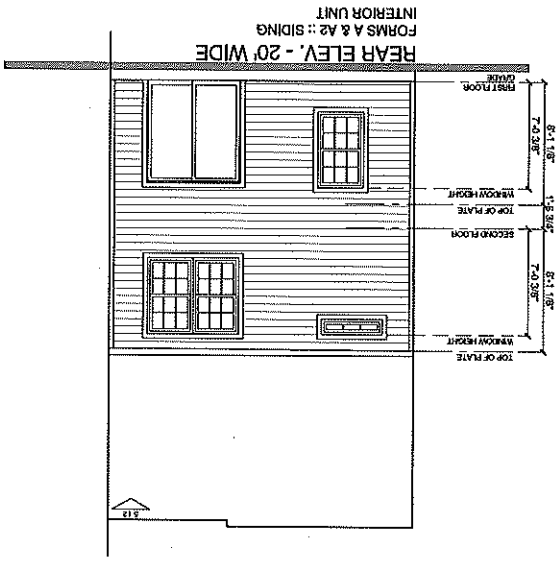
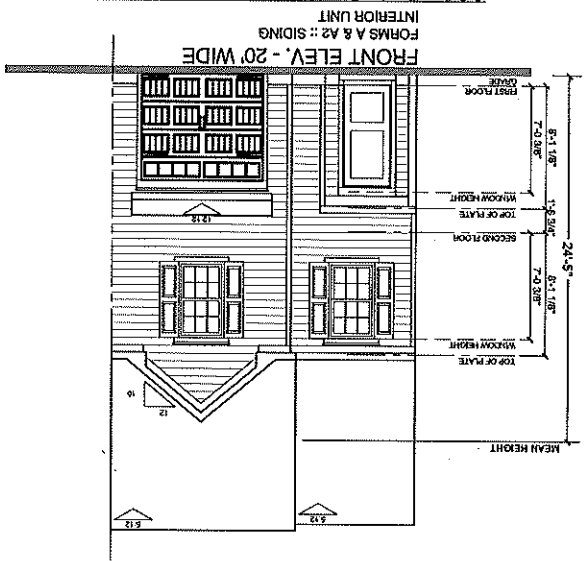
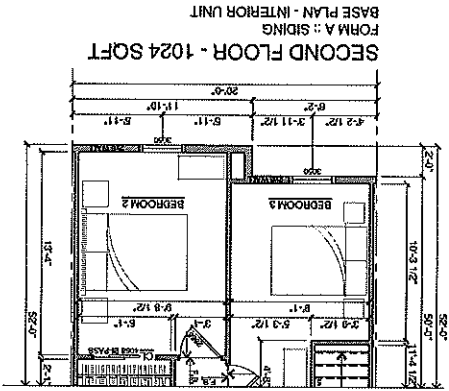
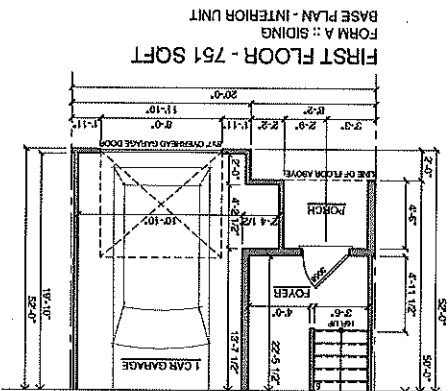
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SECOND FLOOR :: 1024 SQFT



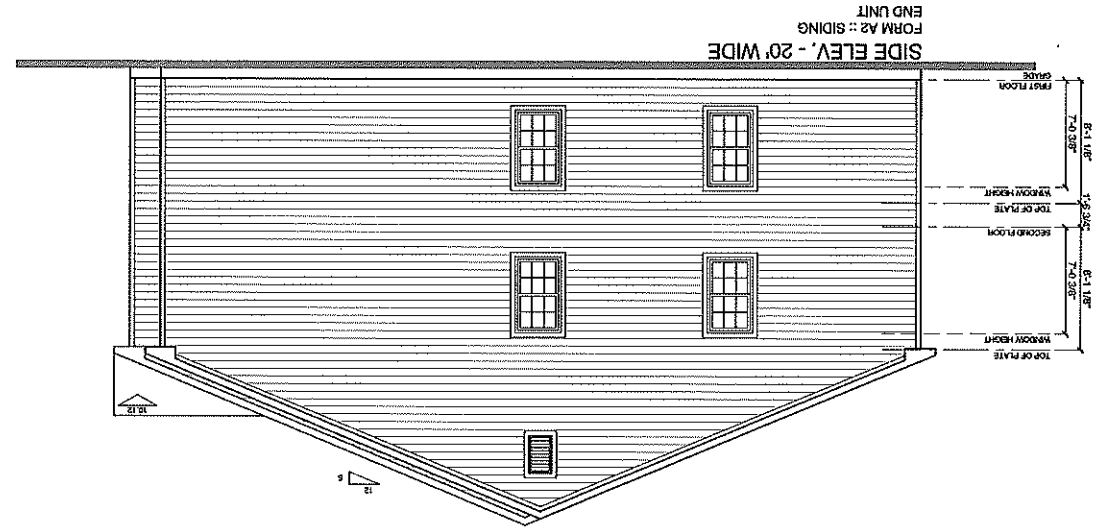
BASE PLAN :: INTERIOR UNIT
SECOND FLOOR :: 1024 SQFT



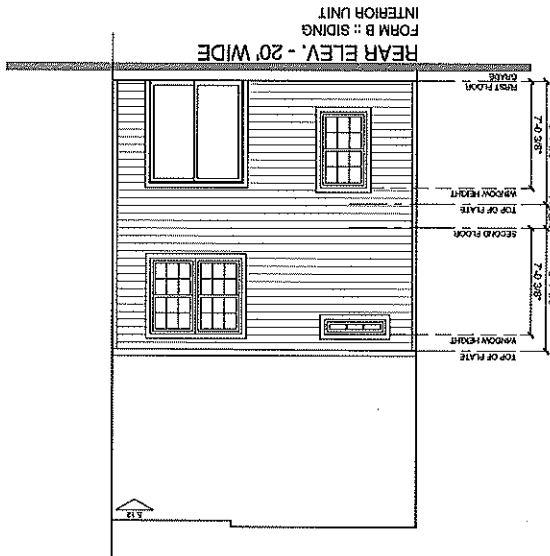
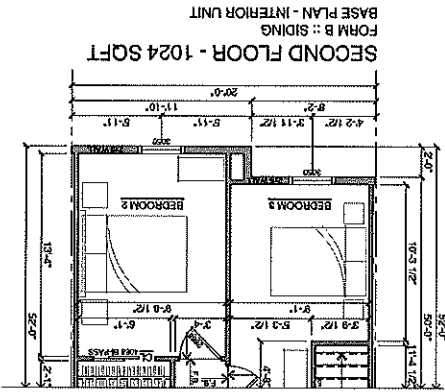
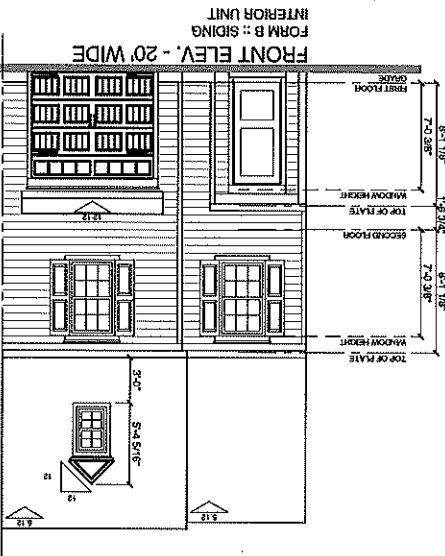
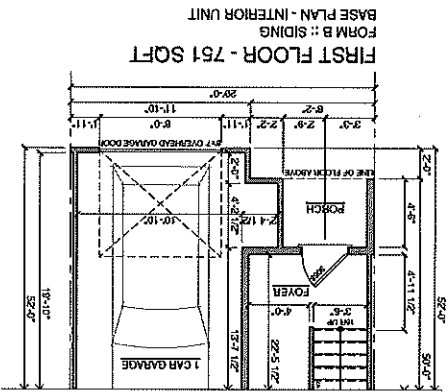
20 AFFORDABLE TOWNHOME
Andrews
 1780 SQFT :: 20' x 52'



Andrews
 20' AFFORDABLE TOWNHOME
 1780 SQFT :: 20' x 52'



Andrews
20' AFFORDABLE TOWNHOME
1780 SQFT :: 20' X 52'



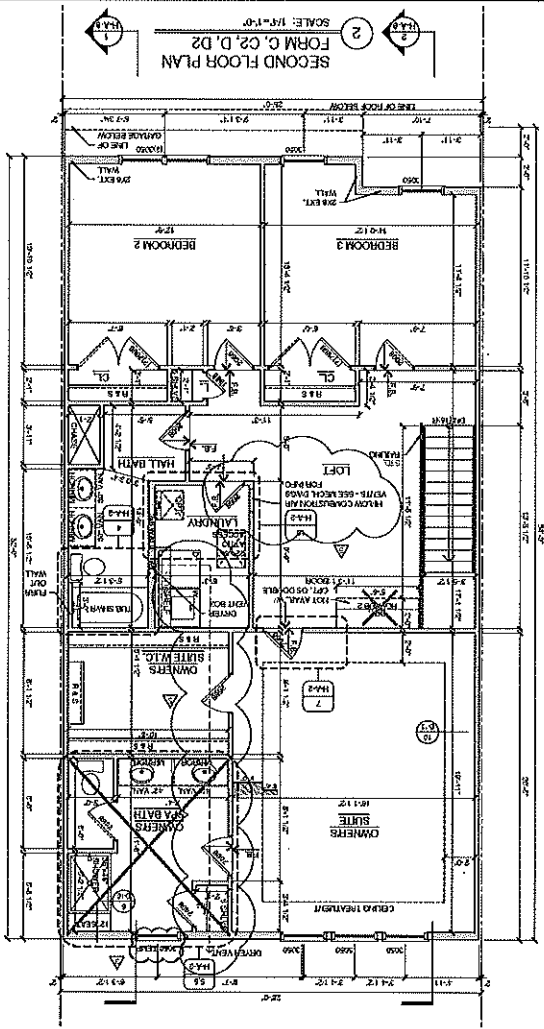
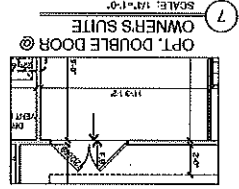
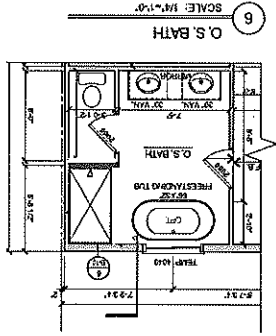
Andrews
 20' AFFORDABLE TOWNHOME
 1780 SQFT :: 20' x 52'

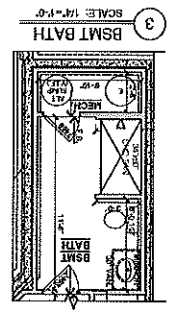
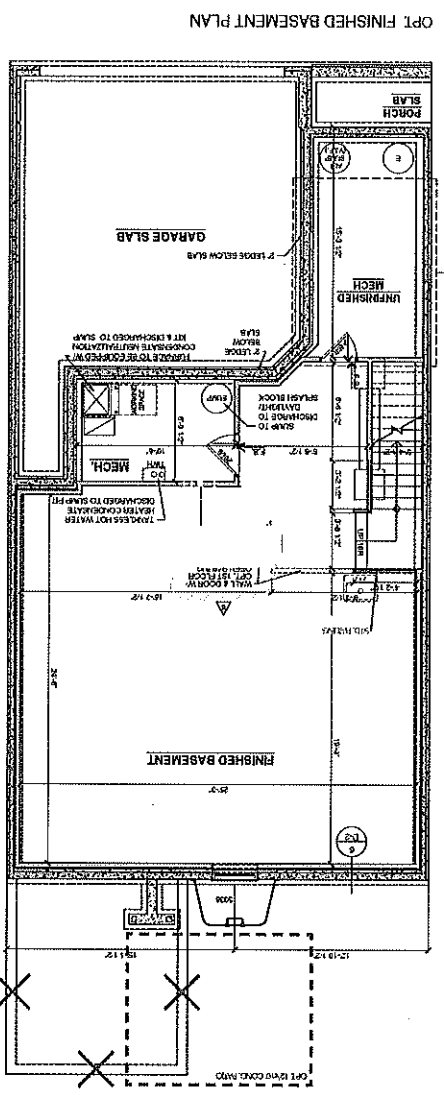
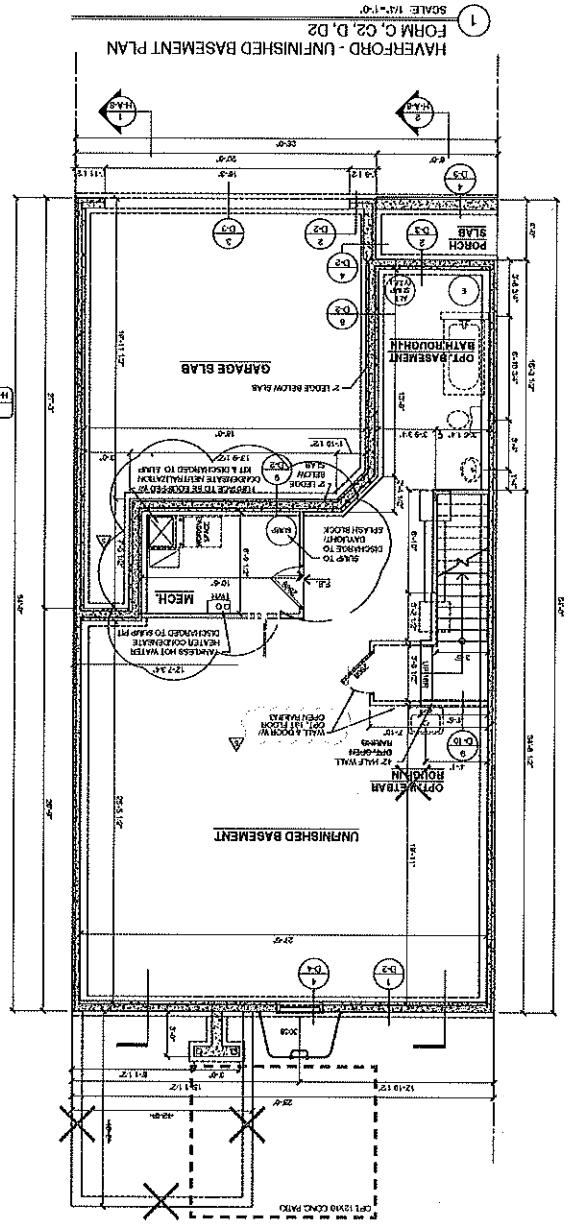
28. TOWNHOME PRODUCT

Haverford

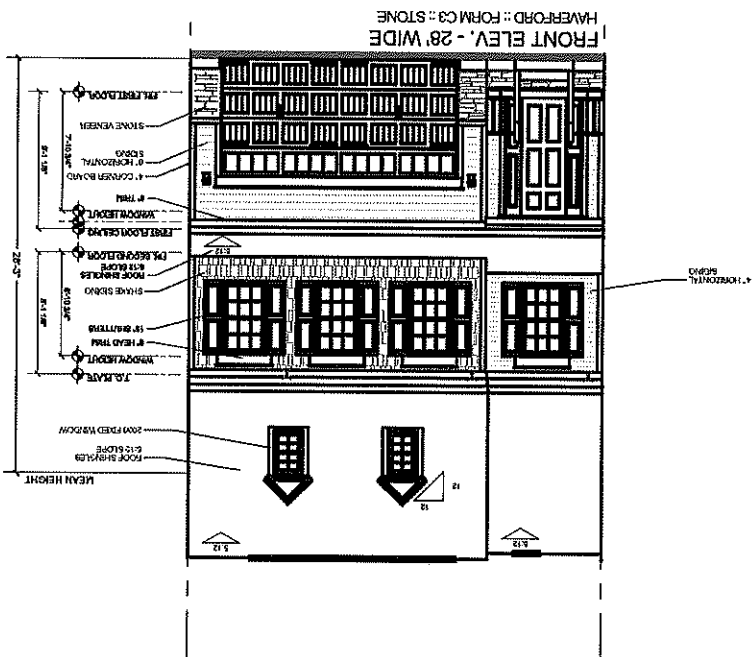
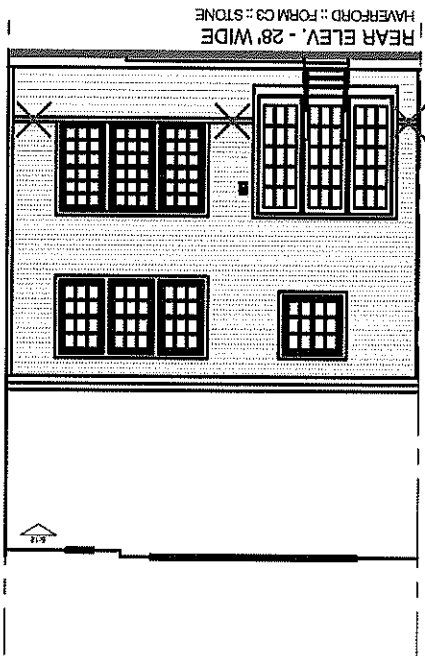
2500 SQFT :: 28' X 54'

Reuse from Hilltop at Cedar Grove

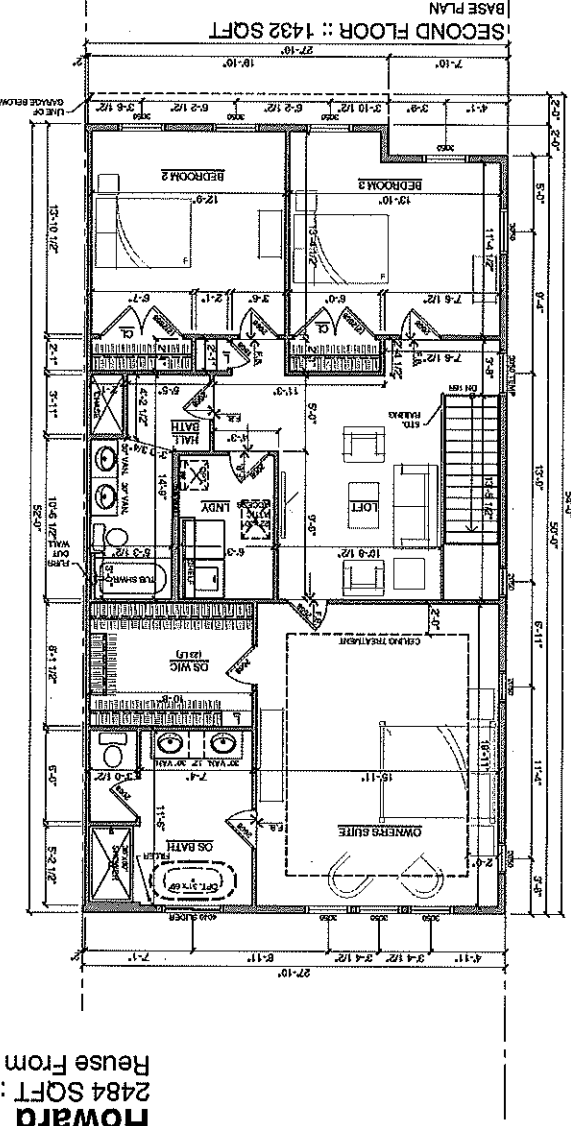
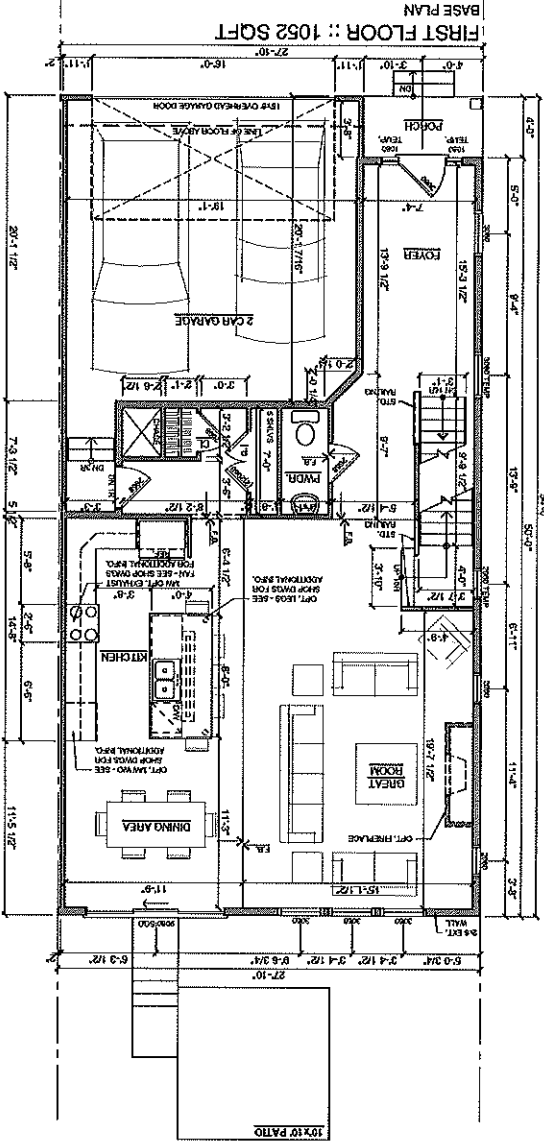




28' TOWNHOME PRODUCT
Haverford
 2500 SQFT :: 28' x 54'
 Reuse from Hilltop at Cedar Grove

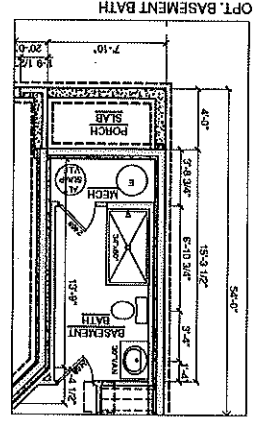
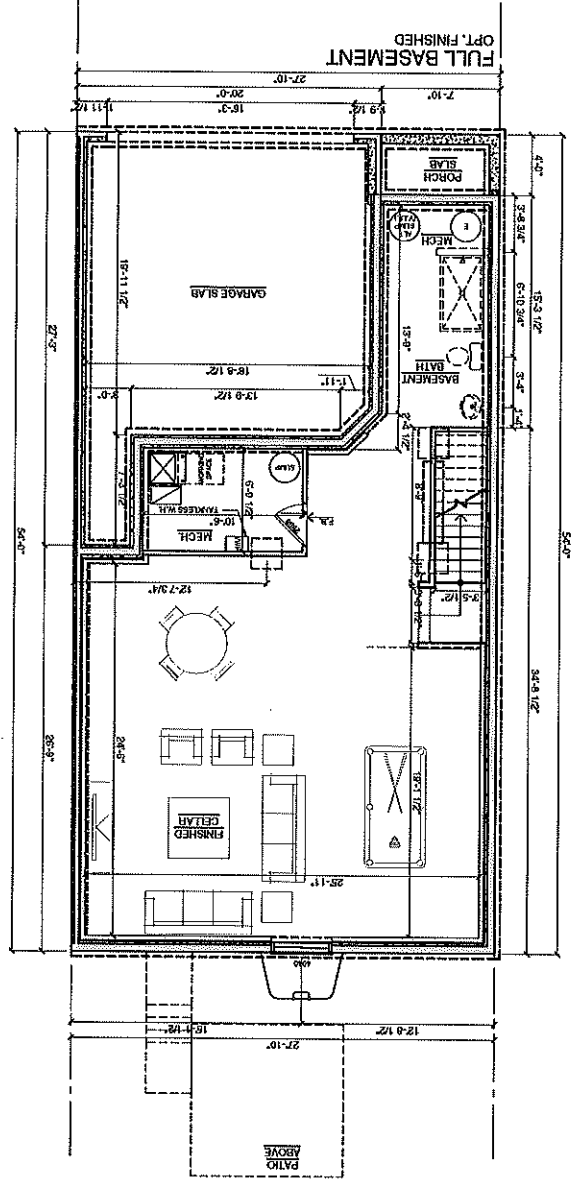
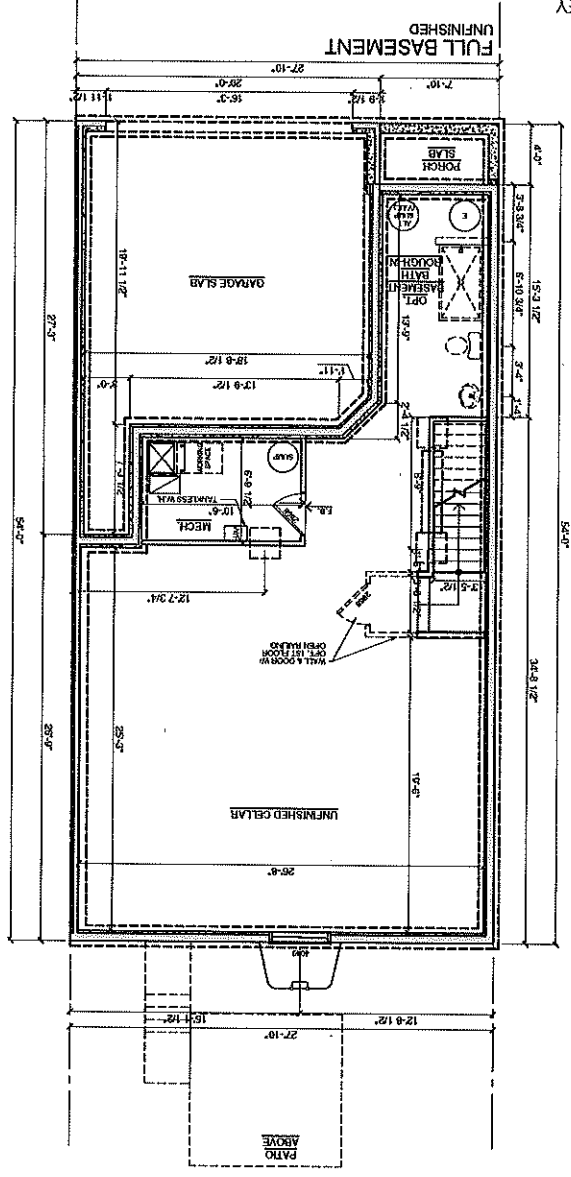


28' TOWNHOME PRODUCT
Haverford
 2500 SQFT :: 28' x 54'
 Reuse from Enclave at Old Tappan

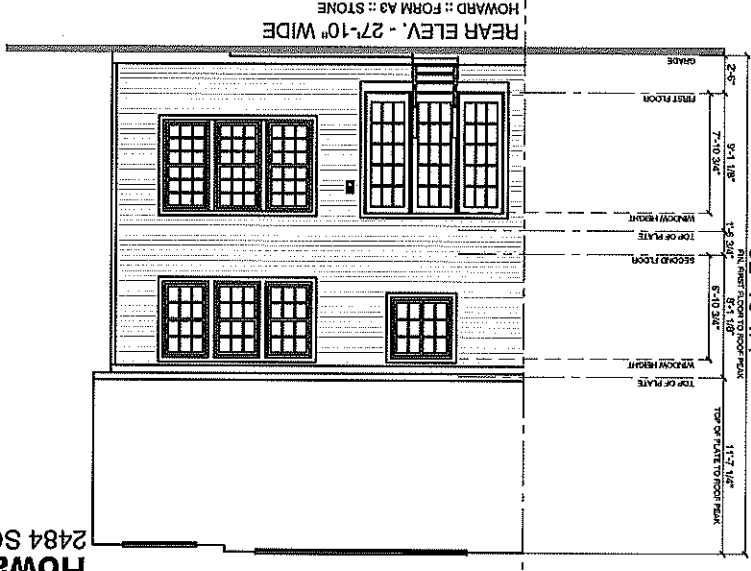
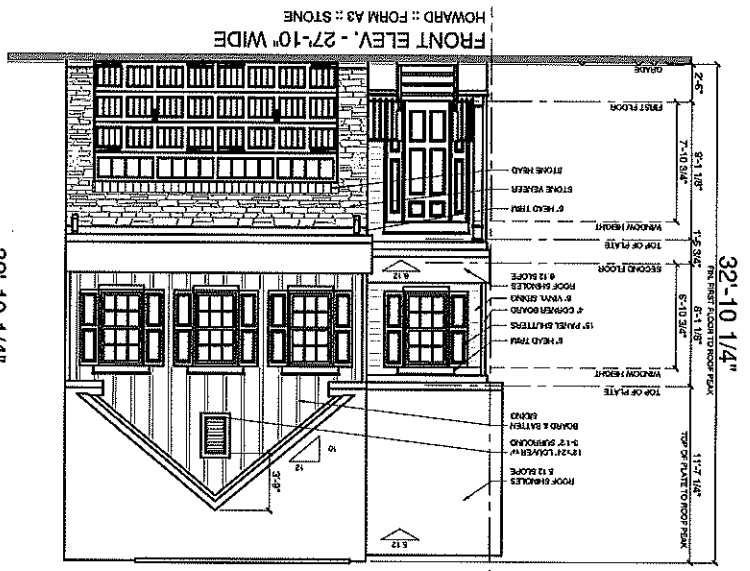
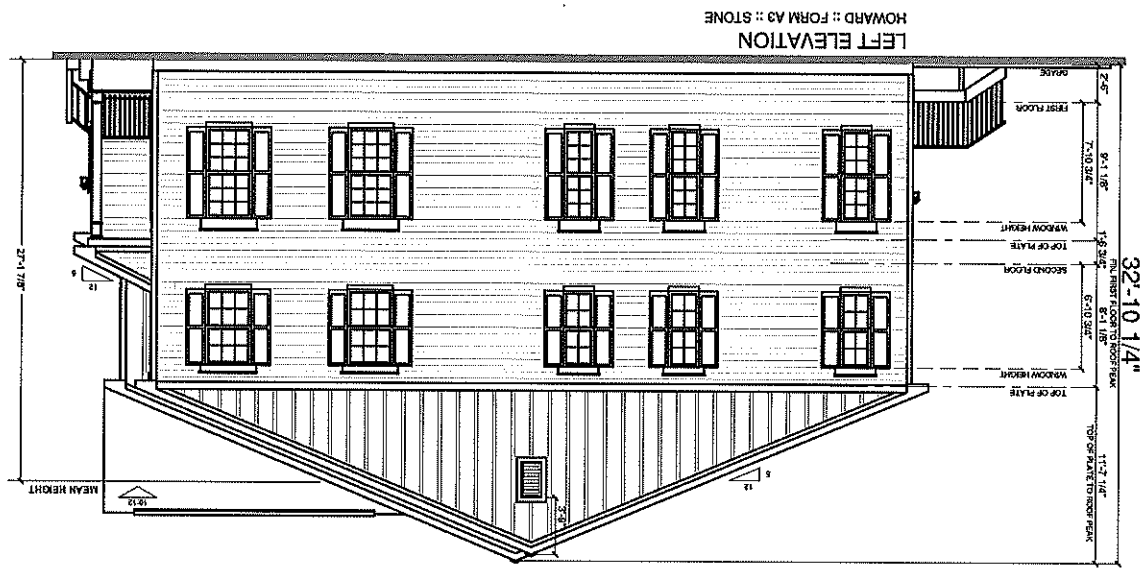


28: TOWNHOME PRODUCT

Howard
 2484 SQFT :: 27'-10" X 54'
 Reuse From Arhors at Monroe



28' TOWNHOME PRODUCT
Howard
 2484 SQFT :: 27'-10" X 54'
 Reuse From Arbors at Monroe



Howard
 28' TOWNHOME PRODUCT
 2484 SQFT :: 27'-10" X 54'