

LOCATION SURVEY

89 SURREY LANE

BOROUGH OF TENAFLY, NEW JERSEY

SCALE: 1 IN = 20 FT

DATE: SEPTEMBER 26, 2012

JOB #: 26027

TITLE #:

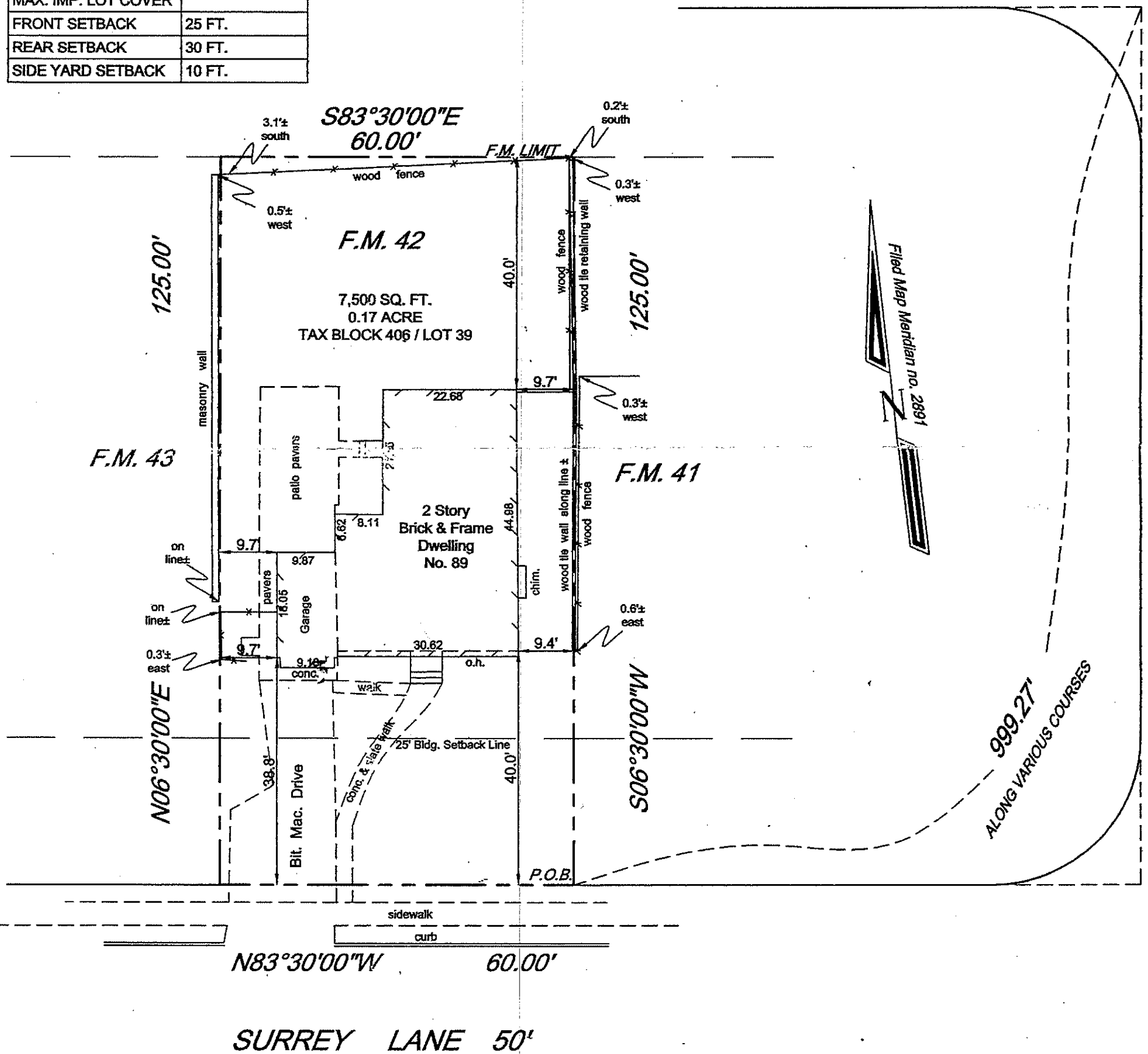
BY: SC

TO THE PARTIES LISTED BELOW, I HEREBY CERTIFY THAT I AM A DULY LICENSED LAND SURVEYOR IN THE STATE OF NEW JERSEY AND THAT THIS PLAT WAS PREPARED UNDER MY SUPERVISION IN ACCORDANCE WITH THE RULES AND REGULATIONS PROMULGATED BY THE "STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS". I FURTHER DECLARE THE INFORMATION SHOWN HEREON CORRECTLY REPRESENTS THE CONDITIONS FOUND ON THE GROUND AS OF THE DATE OF THE FIELD SURVEY, EXCEPT SUCH IMPROVEMENTS OR EASEMENTS, IF ANY, BELOW THE SURFACE AND NOT VISIBLE OR IN DOCUMENTATION PROVIDED AT THE TIME OF THE SURVEY. IF THIS DOCUMENT DOES NOT CONTAIN A RAISED IMPRESSION SEAL OF THE PROFESSIONAL, IT IS NOT AN AUTHORIZED ORIGINAL DOCUMENT AND MAY HAVE BEEN ALTERED. NO RESPONSIBILITY OR LIABILITY IS ASSUMED BY THE SURVEYOR FOR USE OF SURVEY FOR ANY OTHER PURPOSE INCLUDING, BUT NOT LIMITED TO USE OF SURVEY FOR SURVEY AFFIDAVIT, RESALE OF PROPERTY, CONSTRUCTION, OR TO ANY OTHER PERSON NOT NAMED BELOW, EITHER DIRECTLY OR INDIRECTLY. THIS SURVEY IS FOR TITLE PURPOSES AND SHOULD NOT BE USED FOR THE CONSTRUCTION OF FENCES OR OTHER PERMANENT STRUCTURES. A WRITTEN 'WAIVER AND DIRECTION NOT TO SET CORNER MARKERS' HAS BEEN OBTAINED FROM THE ULTIMATE USER PURSUANT TO N.J.A.C. 13:40-5.2.

R-9 ZONING DISTRICT SINGLE FAMILY	
MINIMUM AREA	9,000 S. F.
MINIMUM WIDTH @ SETBACK	75 FT.
MINIMUM WIDTH @ STREET	50 FT.
MAXIMUM HEIGHT	30 FT./2.5 STY.
MAXIMUM LOT COVER	25%
MAX. IMP. LOT COVER	
FRONT SETBACK	25 FT.
REAR SETBACK	30 FT.
SIDE YARD SETBACK	10 FT.

DATA PROVIDED IN THE ZONING CHART IS PROVIDED FOR INFORMATIONAL PURPOSES ONLY. G. CASSETTA & ASSOCIATES DECLARES NO RESPONSIBILITY FOR THE ACCURACY OF THIS INFORMATION. OWNER SHOULD CONTACT THE LOCAL MUNICIPALITY PRIOR TO ANY CONSTRUCTION IN ORDER TO GATHER THE CURRENT LIMITING SCHEDULE FOR YOUR ZONE.

WEST CLINTON AVENUE 70'



FILED MAP #: 2891	CERTIFIED TO:
FILED DATE: AUGUST 5, 1936	EDWARD NEVINS & SHARON M. NEVINS, H/W
BLOCK: 76 LOT: 42	
T.M. BLOCK: 406 LOT: 39	
DBK: PAGE:	
MAP REFERENCE: "AMENDED MAP SECTION OF LYLEWOOD HILLS, PROPERTY OF REIS HOMES AT TENAFLY, BERGEN COUNTY, NEW JERSEY"	
G. CASSETTA & ASSOC. 259-261 QUEEN ANNE RD. BOGOTA, N.J. 07603 PHONE NO. (201) 342-3172	 DONALD J. McCUTCHEON JR., P.L.S., N.J. # GS43219