

RESIDENTIAL SITE PLAN - CHECKLIST & REVIEW
TOWNSHIP OF WAYNE ENGINEERING DIVISION

APPLICANT PLEASE NOTE: THIS CHECKLIST IS INTENDED TO PROVIDE YOU WITH INFORMATION AS TO ITEMS THAT SHOULD BE COVERED ON A SITE PLAN. NUMBERS THAT ARE CIRCLED OR BOXES MARKED "N" BY THE REVIEWER INDICATE ITEMS THAT ARE INCOMPLETE OR ARE NON-COMPLIANT.

NAME OF PROJECT: _____

APPLICANT:	_____	REVIEW	DATE	REVIEWER
ADDRESS:	_____	NO. 1	_____	_____
TELEPHONE:	_____	NO. 2	_____	_____
		NO. 3	_____	_____

NO	ITEM	REVIEWER			COMMENT
		Y	N	N/A	

I. PLAN AND PROPERTY INFORMATION

1	FOUR SEALED SITE PLANS, FILED WITH THE BUILDING PERMIT APPLICATION, FOLDED INDIVIDUALLY, TITLE BLOCK SHOWING				
2	TITLE BLOCK, PROJECT DESCRIPTION, ADDRESS, BLOCK AND LOT, COUNTY, STATE, ORIGINAL DATE PREPARED, REVISION NO./DATE BOX, AND SIGNED AND SEALED BY A NJ LICENSED P.E. OR R.A..				
3	SHOW SCALE, NORTH ARROW, LEGEND, KEY MAP				
4	PROPERTY LINES, STREET/RIGHT OF WAYS, EASEMENTS, BEARINGS AND DISTANCES, LOT AREA(SF) AND SIGNED AND SEALED SURVEY				

II. PROJECT INFORMATION - EXISTING AND PROPOSED

5	SHOW LOCATION, SETBACKS, AND DIMENSIONS OF HOUSE, ADDITIONS, GARAGES, SHEDS, DECKS, POOLS, PATIOS AND PORCHES				
6	INDICATE TYPE CONSTRUCTION, NO. OF FLOORS, BASEMENTS AND CRAWL SPACES IF ANY				
7	SHOW FENCES, TYPE CONSTRUCTION, LOCATION AND HEIGHTS.				
8	SHOW STREET PAVEMENT WIDTH, TYPE CURBS, SIDEWALKS, DRIVEWAYS AND APRONS: a. MAXIMUM DRIVEWAY WIDTH 20FT b. MAXIMUM DROP CURB WIDTH 24 FT c. MINIMUM 25FT FROM CORNER CURB RADIUS d. MINIMUM 6 FEET FROM SIDE PROPERTY LINE e. MINIMUM 30 FEET BACKOUT FOR SIDE GARAGES f. STOPPING SIGHT DISTANCE/ TURNAROUNDS				

III. UTILITIES - EXISTING AND PROPOSED

9	UTILITY LINES IN THE STREET, WITH INVERT OF /DISTANCE TO NEXT SANITARY MANHOLE-AND PIPE SLOPE				
10	LOCATION OF EXISTING AND PROPOSED ELECTRIC, TELEPHONE, CABLE ON PROPERTY				
11	SANITARY LATERAL SIZE, LOCATION, TYPE MATERIAL, CLEANOUTS, PIPE SLOPE AND INVERTS EACH END				
12	LOCATION, SIZE OF WATER SERVICE, CURBSTOP, 3/4" MIN, 1" IF LAWN IRRIGATION SYSTEM INCLUDED				
13	LOCATION AND SIZE OF WELLS, SEPTIC TANKS, DISTRIBUTION BOX AND DIMENSIONS/SETBACKS TO SUB-SURFACE DISPOSAL FIELD, DETAILS TO BE APPROVED BY HEALTH DEPT.				

RESIDENTIAL SITE PLAN - CHECKLIST & REVIEW (CONT)

NAME OF PROJECT: _____

NO	ITEM	REVIEWER			COMMENT
		Y	N	N/A	
IV. GRADING					
14	SHOW EXISTING AND PROPOSED TOPOGRAPHIC CONTOURS, 2' INTERVAL, 10 FT BEYOND PROPERTY LINES				
15	NOTE ON PLAN THE SURVEY DATUM: 1988 NAD (preferred) or 1929 NGVD (acceptable). NO ASSUMED DATUM.				
16	SHOW EXISTING AND FINAL SPOT ELEVATIONS AT: a. FIRST FLOOR, BASEMENT FLOOR, GARAGE FLOOR b. EACH PRINCIPAL CORNER OF STRUCTURE c. 8 FT FROM CORNERS OF HOUSE (-2% REQUIRED) d. EACH CORNER OF LOT. e. TOP OF CURB OR STREET CROWN AT EXTENSIONS OF SIDE PROPERTY LINES f. TOP AND BOTTOM OF WALLS g. TOP AND BOTTOM OF SLOPES				
17	DRIVEWAY GRADING a. SHOW PROFILE FROM STREET CURB TO GARAGE b. SHOW 6" HIGH POSITIVE SLOPE IN APRON AREA c. MAXIMUM GRADE 12% MINIMUM 1% d. MAXIMUM 2% FIRST 20 FT FROM THE RIGHT OF WAY e. MAX 5% 15FT FROM GARAGE OR ON TURNAROUND				
18	SLOPES 2H:1V MAX (STEEPER WITH P.E. OR R.A. CALCULATIONS)				
19	WALLS (PROPOSED 4 FT. AND HIGHER REQUIRES CALCULATIONS AND AS-BUILT CERTIFICATION BY P.E. OR R.A.)				
V. DRAINAGE					
20	SHOW ANY EXISTING PIPES OR WATERCOURSES				
21	YARD SWALES, 2% MIN SLOPE ALONG PROPERTY LINES DRAINING TO STREET OR YARD INLET				
22	YARD INLETS WHEN MORE THAN 3 LOTS UPSTREAM SHOW PIPE TYPE, SIZE, INVERTS AND SLOPE				
VI. FLOOD PLAN REGULATIONS					
24	SHOW FLOOD PLAIN/FLOODWAY LIMITS				
25	SHOW NJDEP STREAM ENCROACHMENT LINES				
	INCLUDE NOTES INDICATING: a. FEMA FLOOD HAZARD ZONE A OR AE b. ONE PERCENT BASE FLOOD ELEVATION				
26	LOWEST FLOOR ELEVATION (TO BE INDICATED ON AS-BUILT PLAN, AND FLOOD ELEVATION CERTIFICATE REQUIRED FOR CERTIFICATE OF OCCUPANCY)				

RESIDENTIAL SITE PLAN - CHECKLIST & REVIEW (CONT)

VII. ENVIRONMENTAL REGULATIONS					
NO	ITEM	Y	N	N/A	COMMENT
27	FRESHWATER WETLANDS/OPEN WATER DELINEATION PER NJDEP LOI (SHOW LOI NUMBER) SHOW NJDEP TRANSITION (BUFFER) AREA				
28	SHOW LIMIT OF DISTURBANCE				
29	MAXIMUM ALLOWABLE DISTURBANCE (MAD) CALC.				
30	TOTAL ADJUSTED DISTURBED AREA (TADA) CALC.				
31	TREES (Indicate the following on Plan): a. ALL TREES 8" CALIPER OR GREATER b. TREES TO BE REMOVED c. LOCATION OF REPLACEMENT TREES (3" CAL. MIN.)				

VIII. CONSTRUCTION DETAILS					
NO	ITEM	Y	N	N/A	COMMENT
32	DRIVEWAY CROSS SECTION a. 1-1/2" TH. MIX I-5 (FABC) MIN b. 4"TH. DENSE GRADED AGGREGATE				
33	RETAINING WALL SECTION a. MATERIALS AND DIMENSIONS b. GRANULAR BACKFILL, WALL DRAINS c. PROTECTIVE FENCE/GUARDRAIL ON TOP				

IX. OTHER AGENCY APPROVALS					
NO	ITEM	Y	N	N/A	COMMENT
34	H.E.P. SOIL CONSERVATION DISTRICT CERTIFICATION AND COPY OF CERTIFIED PLAN IF DISTURBANCE EXCEEDS 5,000 SF OR EXEMPTION LETTER				
35	TOWNSHIP OF WAYNE a. SFHA DEVELOPMENT PERMIT FROM ENGINEERING (FLOOD ZONE ONLY) b. CONFORMANCE TO BOARD OF ADJUSTMENT OR PLANNING BOARD RESOLUTION IF ANY				

PLEASE NOTE: THE ENGINEERING DIVISION REVIEWS RESIDENTIAL SITE PLANS AT THE TIME OF BUILDING PERMIT APPLICATION. WE DO NOT REVIEW RESIDENTIAL SITE PLANS DURING OR PRIOR TO ANY VARIANCE PROCEDURE TAKEN BEFORE THE BOARDS. PLEASE SEE THAT YOUR PLANS ARE IN COMPLIANCE TO THE EXTENT NECESSARY TO AVOID REJECTION AND POSSIBLY RETURNING TO THE BOARD FOR MODIFICATIONS TO THE VARIANCE AS A RESULT.

36	COUNTY OF PASSAIC PLANNING/ENG. DEPT.				
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PLEASE NOTE: IF PROPERTY IS ON A COUNTY ROAD, COUNTY APPROVALS ARE NECESSARY, PASSAIC COUNTY HAS DIFFERING REQUIREMENTS AS TO DRIVEWAY ACCESS AND GRADING.

37	a. WETLANDS/OPEN WATER FILL PERMITS				
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XI. OTHER COMMENTS.					
38	ELEVATION CERTIFICATE				