703-727 SPRING STREET CAPPING PLAN & 729-763 MEADOW STREET ACCESS ROAD

703-727 SPRING STREET & 729-763 MEADOW STREET, CITY OF ELIZABETH, UNION COUNTY, STATE OF NEW JERSEY

PRELIMINARY / FINAL SITE PLAN

ZONING BOARD APPROVED BY THE ZONING BOARD
FEBRUARY 21, 2019

DRAWING INDEX

OWNERS WITHIN 200'

PROJECT CONTACTS

ZONE & TAX MAP
SCALE: 1"=200'

AERIAL MAP
SCALE: 1"=400'

ZONES & CODES
BLOCK & LOT LIST
ZONES & CODES

C-001

ZONING BOARD CASE NO.: Z-05-19
### Zoning Board Case No.: Z-05-19

#### Zoning Board Submissions
- **Date:** February 21, 2019
- **Project:** SSD-S-17-109
- **Description:** Planning Board Submission

#### Zoning Board Submissions
- **Date:** February 28, 2020
- **Project:** SSD-S-17-109
- **Description:** Zoning Board Submission

---

**Project No:**

**Scale:** 1" = 30'

**Drawn By:**

**Approved By:**

**Initial Date:**

---

**Project:** 703-727 Spring Street, 729-763 Meadow Street, City of Elizabeth, Union County, NJ

**Block:** 8, Lots 1299.A & 1699.D, Tax Map: BK 4, PG 16 & 19

**Drawing Name:** C-200 Demolition Plan
SOIL EROSION AND SEDIMENT CONTROL PLAN

1. The Somerset-Union Soil Conservation District shall be notified in writing at least 48 hours in advance of any disturbance activity.

2. All soil erosion and sediment control practices shall be installed prior to any major soil disturbance or to their proper sequence and maintained until permanent protection is established.

3. Any disturbed areas that will be left exposed more than 30 days and not subject to construction traffic, will immediately receive a temporary seeding. If the season prevents the establishment of a temporary cover, the disturbed areas will be mulched with straw, or equivalent material, at a rate of 2-3 tons per acre, according to NJ State Standards.

4. Permanent vegetation shall be seeded or seeded on all exposed areas within 10 days after final grading. Mulch will be used for protection until seeding is established.

5. All work shall be done in accordance with the NJ State Standards for Soil Erosion and Sediment Control in New Jersey.

6. A self-certified plan will be applied immediately following rough grading and installation of improvements in order to establish streets, roads, driveways and parking areas. In areas where seedlits are present, the sub-base shall be installed within 10 days or preliminary grading.

7. Immediately following initial disturbance on rough grading all critical areas subject to erosion (i.e. steep slopes, roadway embankments) will receive a temporary seeding in conjunction with stone mulch or a stable equivalent, at a rate of two (2) tons per acre, according to the NJ State Standards.

8. Any steep slopes receiving grading shall be backfilled and stabilized daily, as in the installation process (i.e. slopes greater than 3:1).

9. Traffic control standards required the installation of a SWAP #2 and # of 1 1/2’ or 2’ wide on all construction drives, and immediately after initial site disturbance.

10. At the time the site preparation for permanent vegetation stabilization is going to be accomplished, any soil that will not provide a suitable environment to support adequate vegetation growth, shall be removed and replaced in such a way that will permanently stabilize the area. If the area cannot be made suitable for vegetation, any required removal or treatment of the soil will not to provide suitable conditions, non-vegetative means of permanent erosion control shall be utilized in its place.

11. In the event that the Certified Monitor is not engaged to inspect before the provisions of the Certified Plan the Soil Erosion and Sediment Control Plan have been completed with the permanent vegetation, all site work兴业 plans and all work around individual lots in subdivisions, will have to be completed prior to the District's issuing a Report of Compliance for the issuance of a Certificate of Occupancy by the Municipality.

12. Contract Notes Permits must be installed at all required locations prior to the drainage system becoming operational.

13. Any changes to the Certified Soil Erosion and Sediment Control Plan will require the submission of revised soil erosion and Sediment Control Plans to the District for recertification. The revised plans must maintain all current NJ State Soil Erosion & Sediment Control Standards.

14. The Somerset-Union Soil Conservation District shall be notified of any changes in ownership.

15. All changes to the NJ Standards is required for obtaining a Conditional Report of Compliance. Conditions are only issued when the issues problems seek.

16. Contractor is responsible for keeping all adjacent roads free during the period of construction project.

17. The developer shall be responsible for maintaining any access or sediment problems that arise as a result of ongoing construction of the project of Somerset-Union Soil Conservation District.

18. Hydro seeding in a two-step process. The first step includes use of small, fine, etc., along with minor amounts of mulch to promote erosion, good seed to soil contact, and shape a natural indication of slope. Upon completion of seeding operations, hydro-seeds should be applied at a rate of 1,000 lbs. per acre it second step. The use of hydro-seeds, as opposed to mulch, is needed to maintain seeding dates on file in the NJ State standards.

19. Unmulched or unseeded is not permitted. Necessary precautions must be taken during all vegetation methods to maintain soil stability. Any vegetation methods used must be in accordance with the standard for vegetation.
ZONING BOARD CASE NO.: Z-05-19

15A 15

Matchline Sheet C-301

703-727 Spring Street, 729-763 Meadow Street, City of Elizabeth, Union County, NJ

Block 8, Lots 1299.A & 1699.D, Tax Map: BK 4, PG 16 & 19

Preferred Site Plan Exhibit

E-300

7/9/2020 ZBA Submission

6.24.20

GPG

Jarmel Kizel Architects and Engineers Inc.

540 Orange Street, Livingston, New Jersey 07039

Tel: 973-994-9669
Fax: 973-994-4069
www.jarmelkizel.com

Architecture
Engineering
Interior Design
Implementation Services

Gerard P. Gesario, P.E.
Professional Engineer
N.J. LIC. #GE038255

Ronald A. Brokenshire, P.E.

David L. Lesene, R.A.

Michael J. Vorland, R.A.

Gerard P. Gesario, P.E.

Cheryl Schweiker, AIA

Jerome Leslie Eben, FAIA, PP

Irwin H. Kizel, AIA, PP

Kizel Jarmel Architects and Engineers Inc.

1387 x 2577

06/24/2020

34 6

NO PARKING
FIRE LANE

NO PARKING
FIRE LANE

NO PARKING
FIRE LANE

NO PARKING
FIRE LANE