

VOORHEES CONSTRUCTION DEPT.  
 2400 VOORHEES TOWN CENTER  
 Voorhees, NJ 08043  
 Phone: (856) 429-7759  
 Fax: (856) 429-1341  
 www.voorheesnj.com

# UCC NEW JERSEY

Date Issued

3/6/19

Control #

C-20190187

Permit #

19-0144+B

Township of Voorhees, NJ

## Construction Permit

BLOCK 229.23

LOT 24

QUALIFIER

Work Site Location: 5 KESTON PL

Owner in Fee: SON, TAE

Address: 110 SANDRINGHAM RD  
CHERRY HILL, NJ 080030000

Telephone: (267) 391-5144

Contractor: LUIS MONTOYA

Address: 101 E GIBBSBORO ROAD  
LINDENWOLD, NJ 08021

Telephone: (856) 883-8842

Lic. No. or Bldrs. Reg. No. \_\_\_\_\_ Federal Employee No. \_\_\_\_\_

### IS HEREBY AUTHORIZED TO PERFORM THE FOLLOWING WORK:

- |  |   |  |
|--|---|--|
| <input checked="" type="checkbox"/> Building | <input type="checkbox"/> Plumbing                                   | <input type="checkbox"/> Lead Hazard Abatement |
| <input type="checkbox"/> Electrical          | <input type="checkbox"/> Fire Protection                            | <input type="checkbox"/> Demolition            |
| <input type="checkbox"/> Elevator Devices    | <input type="checkbox"/> Asbestos Abatement<br>(Sub Chapter 8 only) | <input type="checkbox"/> Other                 |

Description of Work

UPDATE PERMIT TO INCLUDE OPEN HALF WALL IN KITCHEN, TWO DECKS, AND MOVE SHOWER WALL

NOTE: If construction does not commence within one (1) year of date of issuance, or if construction ceases for a period of six (6) months, this permit is void.

Estimated Cost of Work **\$5,000.00**

*[Signature]*  
 Construction Official

9.25.19  
 Date

### PAYMENTS (Office Use Only)

Building	\$ 159
Electrical	
Plumbing	
Fire Protection	
Elevator Devices	
Subtotal	159
Less 20% for SPR	
Subtotal	159
DCA Training Fee	10
Cert. of Occupancy	0
Other	
<b>TOTAL</b>	<b>\$ 169</b>
Check No	
Cash	0

Collected By *[Signature]*

VOORHEES TOWNSHIP  
ZONING DEPARTMENT



2400 VOORHEES TOWN CENTER  
Voorhees, NJ 08043  
MON-FRI: 8:30am to 4:30pm  
(856) 429-0647 FAX: (856) 795-2335  
www.voorheesnj.com

# ZONING PERMIT

<b>Owner:</b> SON, TAE <b>Address:</b> 110 SANDRINGHAM RD CHERRY HILL NJ 08003 <b>Phone:</b> (856) 883-8842 <b>Applicant:</b> SON, TAE <b>Phone:</b> (856) 883-8842	<b>Permit #</b> <u>Z2019-0069</u> <b>Application Type:</b> <u>RESIDENTIAL - ACCESSORY USE</u> <b>Development:</b> <u>STURBRIDGE LAKES</u> <b>Proposed Use:</b> <u>DECKS</u>
<b>Project Description:</b>	

CONSTRUCTION OF A 10' X 15' DECK IN SIDE AND REAR YARD AS WELL AS THE REPLACEMENT OF A 3' X 7.5 LANDING OUTSIDE OF REAR DOOR OVER EXISTING CONCRETE PATIO, AS PER PLAN SUBMITTED.

Project Address: 5 KESTON PL Zone: RD2

Tax Map ID: <u>3105</u>	Block: <u>229.23</u>	Lot: <u>24</u>	Qual: <u></u>
Lot Location: <u>INTERIOR</u>	Lot Width: <u></u> FT.	Lot Coverage: <u></u> s.f.	
Front Setback: <u></u> FT.	Side Setback: <u></u> FT.	Deck Area: <u>150.00</u> S.F.	
Front Setback (2): <u></u> FT.	Side Setback: <u></u> FT.	Porch Area: <u></u> S.F.	
Rear Setback: <u></u> FT.	Structure Height: <u>3.50</u> FT.	Paved Area: <u></u> S.F.	
Floor Area: <u></u> S.F.	Wall Height: <u></u>		
Plans Submitted: <u>SURVEY 5/5/04</u>			

**CERTIFICATE OF OCCUPANCY:** I understand that before the above premises or structures are to be used or occupied, a Certificate of Occupancy must be obtained in accordance with the provisions of the Zoning Ordinance, this will include proof of compliance and final survey location. This is to be applied for (10) days before intended occupancy.

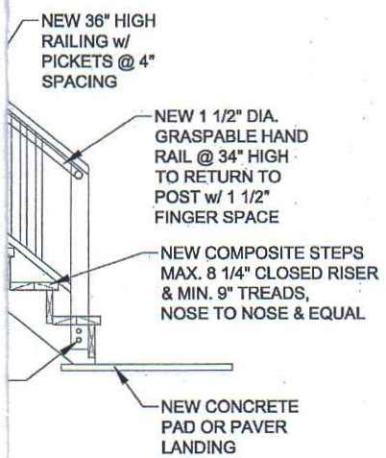
Planning Board Action Required:   
Zoning Board Action Required:

Filing Fee: \$ 60.00  
Date Paid: 02/05/2019  
Fees Received By: CORINNE TARCELLI  
Date Of Appeal: \_\_\_\_\_

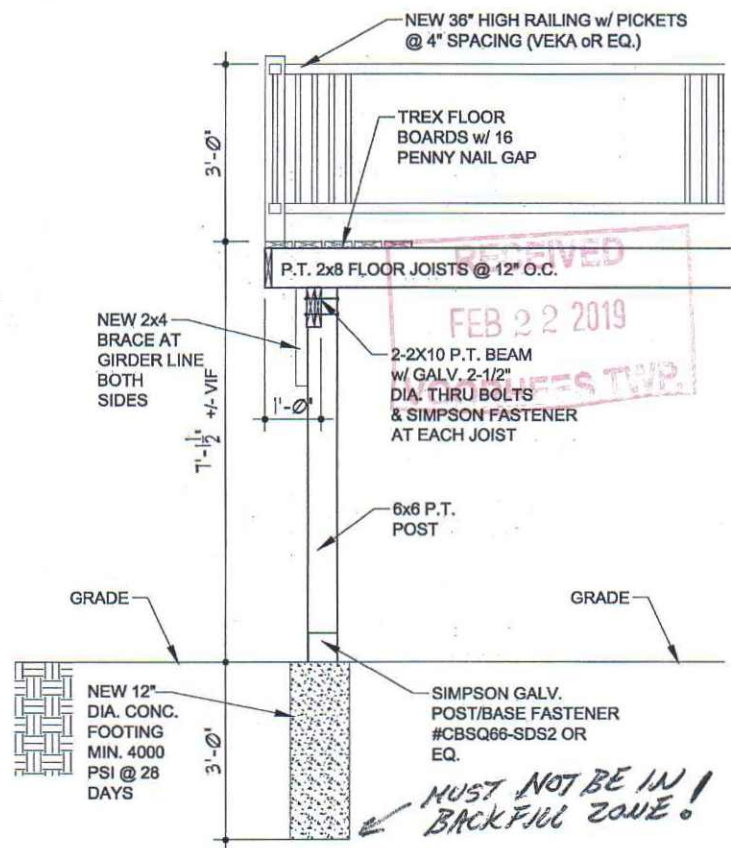
Approved By: *Madley* Zoning Officer  
Approval Date: 02/13/2019  
Denied By: \_\_\_\_\_  
Date Denied: \_\_\_\_\_  
Article: \_\_\_\_\_ Section: \_\_\_\_\_

**NOTICE: THIS ZONING PERMIT IS INVALID UNLESS IT BEARS THE ORIGINAL SIGNATURE OF THE ZONING OFFICER.**

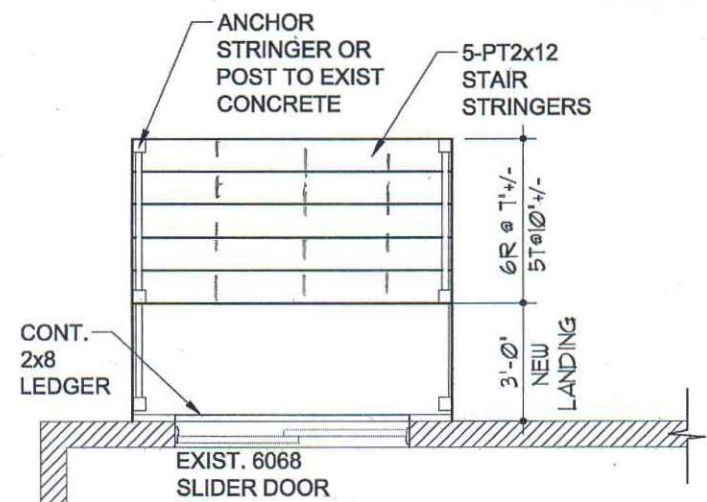
REASON DENIED



**STEP DETAIL**  
SCALE: 1/4" = 1'-0"



**TYPICAL POST DETAIL**  
SCALE: 3/8" = 1'-0"



**1 NEW STAIR #2**  
NOTE: REMOVE EXIST. STAIRS  
SCALE: 1/4" = 1'-0" +/-

*Site 2/25/19*

**LUKOFF ENGINEERING ASSOCIATES**  
Consulting Engineers Planners  
(856) 424-5206  
Fax (856) 751-3849  
P.O. BOX 4255  
CHERRY HILL, NJ 08034-0645

CLIENT: Tae Son  
PROJECT: Small Deck and Stairs  
ADDRESS: 5 Keston Place  
Voorhees, NJ

SEAL:  
*Richard B. Lukoff*  
2-21-19  
RICHARD B. LUKOFF  
NJ PE #25347

CHECKED BY: RL  
DRAWN BY: TT  
DATE: 02-21-19  
REV. DATES  
1-  
2-  
3-  
4-  
5-  
6-  
7-

S-1

**MATERIALS:**

DECKING- COMPOSITE (TREX SELECT OR EQ.) OR S.Y.P. #1  
 FRAMING LUMBER-S.Y.P. #2 PRESSURE TREATED  
 RAILS/GUARDS-VINYL GUARD/RAIL  
 SYSTEM (VEKA OR EQ.)  
 STYLE/COLOR SELECTION BY OWNER.

**NOTES:**

1. THE PLANS AND DETAILS HEREIN HAVE BEEN PREPARED BASED ON OUR UNDERSTANDING OF THE PROPOSED INSTALLATION.
2. NOTIFY ENGINEER IMMEDIATELY IF SITE CONDITIONS DIFFER FROM THOSE DEPICTED ON THE PLANS AND DETAILS.
3. ALL EXISTING CONDITIONS AND DIMENSIONS MUST BE VERIFIED PRIOR TO START OF WORK.
4. ALL WORK TO BE DONE WITH APPLICABLE LOCAL CONSTRUCTION PERMITS AND INSPECTIONS.
5. ALL MATERIALS TO CONFORM TO MATERIAL SPECIFICATIONS ATTACHED.
6. WOOD: WOOD STUDS, JOISTS & FRAMING TO BE P.T. SOUTHERN YELLOW PINE #2 OR BETTER.
7. DECK IS DESIGNED/CONSTRUCTED AS A 'NON-LEDGER' DECK (NOT SUPPORTED ON THE WALL OF THE HOME)

**LOADS**

40 PSF LIVE  
 10 PSF DEAD

**CODES**

INTERNATIONAL RESIDENTIAL CODE / 2015, NEW JERSEY EDITION SECTION R501

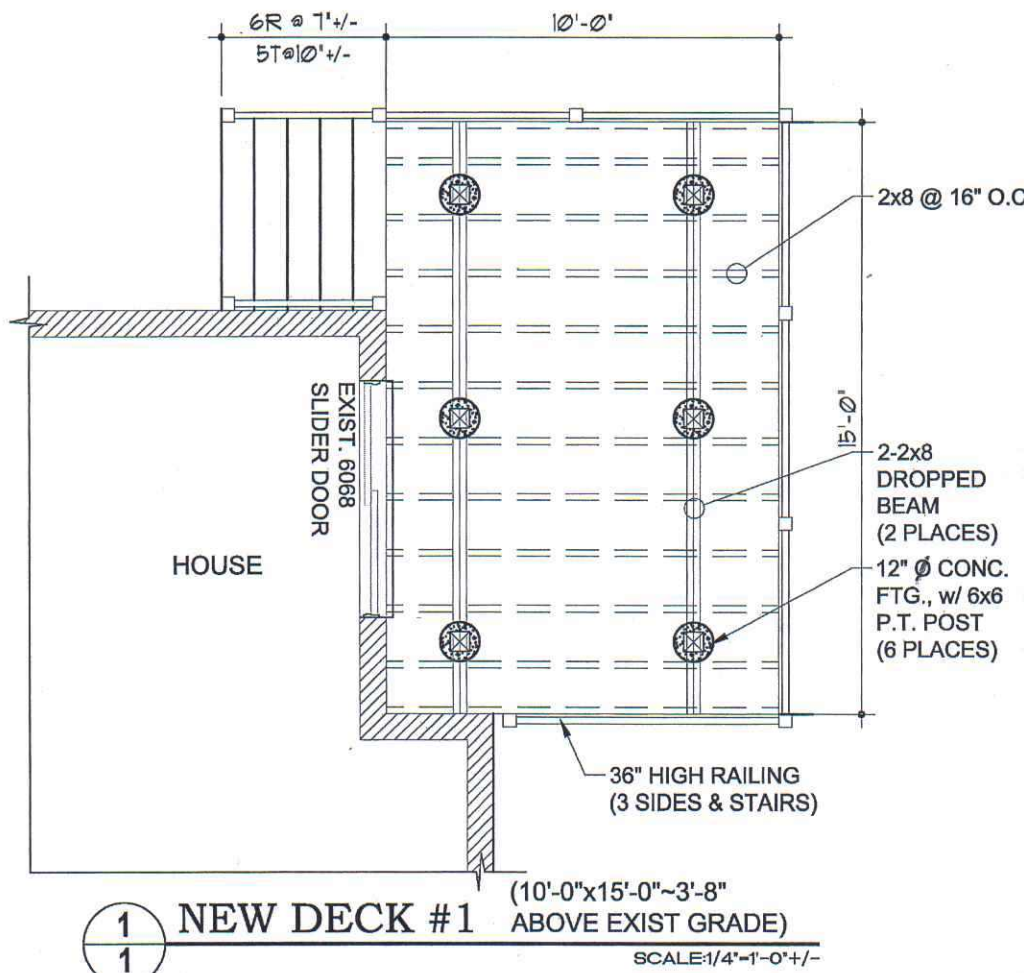
A 6" SPHERE SHALL NOT FIT THROUGH HERE

P.T. 2x12 STRINGER @ 12" O.C.

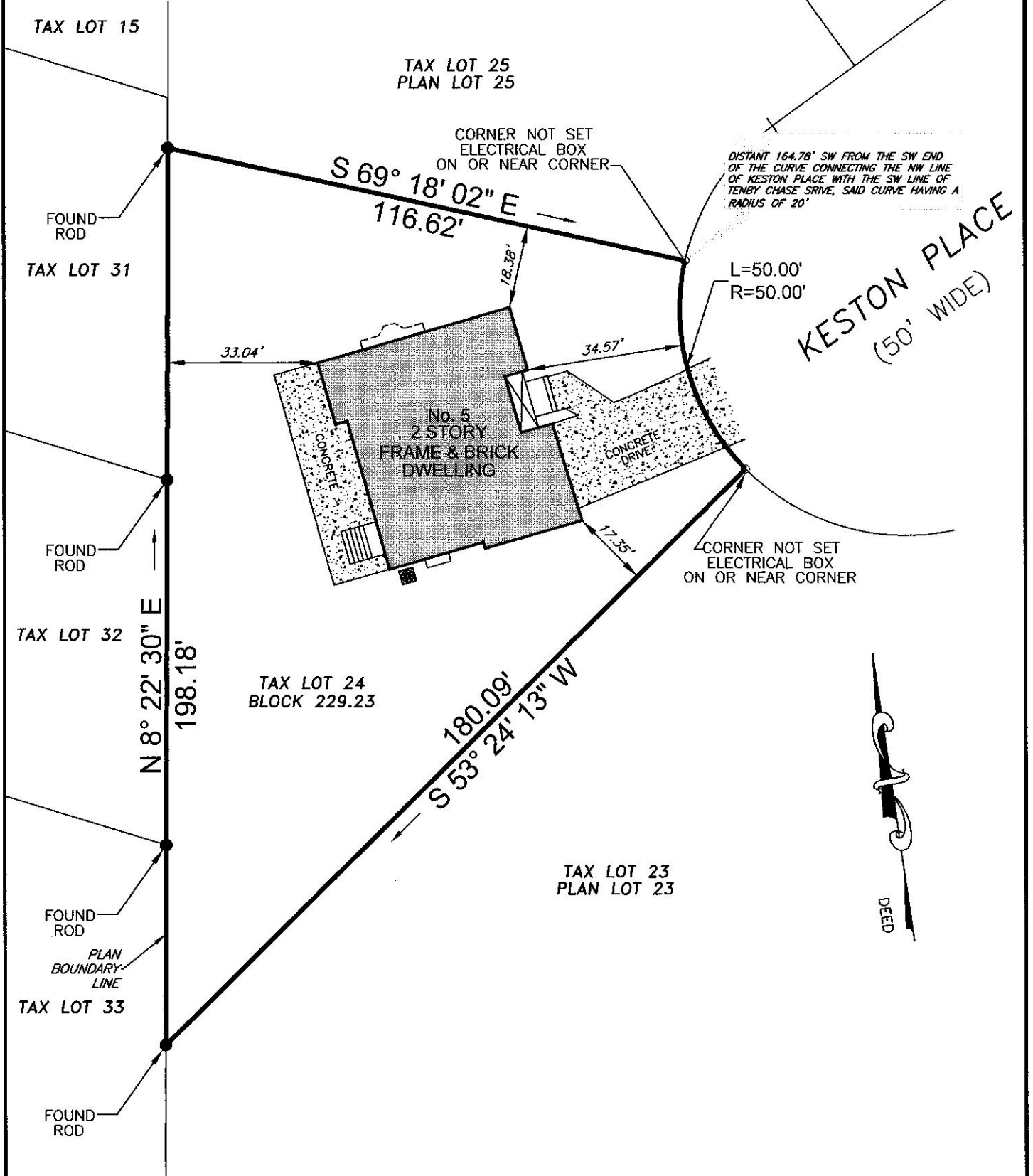
SIMPSON ANGLE STA-18 EACH STRINGER

ANCHOR POSTS w/ 1/2"x7" CARRIAGE BOLTS

**TYPICAL**



PROPERTY CORNERS ARE OMITTED BY CONTRACTUAL AGREEMENT. BUYER MAY ORDER PROPERTY MARKERS AT A COST OF \$60 PER CORNER WITHIN 90 DAYS OF THE DATE OF THIS SURVEY. SURVEY INFORMATION AND/OR TOPOGRAPHY DEPICTED ON THIS SURVEY SHALL NOT BE REFERENCED TO OR USED FOR ANY OTHER DESIGN PURPOSES WITHOUT THE WRITTEN CONSENT OF STEVEN R. KELLY, P.L.S. I RESERVE THE RIGHT TO REVISE THIS SURVEY UPON THE RECEIPT OF AN UPDATED TITLE REPORT. IF BUILDINGS ARE ON THIS PLAN, BUILDING OFFSET DISTANCES SHOWN ARE FOR THE PURPOSE OF CHECKING COMPLIANCE WITH ZONING AND DEED RESTRICTIONS ONLY. NO LIABILITY WILL BE ACCEPTED IF THESE DISTANCES ARE USED FOR ANY OTHER PURPOSE. THIS SURVEY IS BASED ON SURVEY CONTROL FOUND AT THE TIME OF THE SURVEY. THIS SURVEY IS A RETRACEMENT OF A DEED DESCRIPTION PROVIDED BY OUR CLIENT AND DOES NOT DENOTE OWNERSHIP. WE ARE NOT EXPERTS IN WETLANDS IDENTIFICATION. WETLANDS, IF ANY, HAVE NOT BEEN IDENTIFIED ON THIS PLAN.



GROSS AREA = 14,879.78 S.F./0.34 ACRES

**DESCRIPTION:**

BEING LOT 24, BLOCK 229.23, ON THE TOWNSHIP OF VOORHEES TAX MAP.  
BEING LOT 24, BLOCK 229-23, ON FINAL PLAN LOTS, PHASE IV, SECTION 19, THE LAKES AT KENILWORTH, DATED 07/25/1979.

THE UNDERSIGNED LICENSED SURVEYOR (L.S.) HEREBY DECLARES TO, AND SOLELY FOR THE BENEFIT OF, THE SON

THAT THIS PLAN WAS PREPARED FROM A SURVEY MADE UPON THE PREMISES SHOWING, AS OF THE DATE OF THIS CERTIFICATE, THE LOCATION OF ALL BUILDINGS, EASEMENTS, OR SERVITUDES APPARENT FROM AN INSPECTION OF THE SURFACE OF THE PREMISES. THIS PLAN IS NOT TO BE REPRODUCED IN ANY MANNER, NOR MAY IT BE RELIED UPON BY ANYONE OTHER THAN THE ABOVE NAMED PERSON OR PERSONS FOR WHOSE BENEFIT IT HAS BEEN PREPARED AND EMBOSSED WITH AN IMPRESSION SEAL. COPIES OF THIS PLAN WITHOUT IMPRESSION SEAL AND SIGNATURE IN RED INK ARE FOR MERE CONVENIENCE OF REFERENCE ONLY.

02/11/19

LICENSED PROFESSIONAL LAND SURVEYOR No. 22714, LICENSED PROFESSIONAL PLANNER No. 1979

**STEVEN R. KELLY, P.L.S., P.P.**

COPYRIGHT © 1993, 1994 & 1995 by STEVEN R. KELLY, P.L.S. ALL RIGHTS RESERVED

- NOTES. 1. NOT TO BE USED FOR CONSTRUCTION.  
2. NOT TO BE USED WITH A SURVEY AFFIDAVIT.

**Kelly** SURVEY STEVEN R. KELLY, PROFESSIONAL LAND SURVEYOR  
P.O. BOX 24, MEDFORD, N.J. 08055-0024  
PHONE (800) 433-0384

MAP SHOWING SURVEY SITUATE IN  
TOWNSHIP OF VOORHEES  
COUNTY OF CAMDEN, N.J.  
5 KESTON PLACE

DATE 02/07/19	SCALE 1"=30'	DRAWN RK	CHKD SK	JOB No. 20190064
------------------	-----------------	-------------	------------	---------------------

