



Lot 19.04

²Variance for accessory structure in front of principal structure or within front yard setback for proposed Lot 24.02.
³Variance for proposed Lot 24.05 accessory structure without a principal structure (D. Variance).
⁴Variance for temporary trailer during construction on Lot 24.02.

Notes:

1. Owner/Applicant:
Chuck DeVaul
Mark DeVaul
2. Site Address:
486 Corsons Tavern Rd
Ocean View, NJ 08230
3. Area of Site = 19.576 ac
4. Applicant proposes a subdivision of existing Lot 24.02 into two parcels.
5. Site is located in Zone R3 (Rural Density Residential)
6. Site is not within Pinelands Protection Area.
7. Wetland delineation by Christopher Carey, L.L.A., Engineering Design Associates on April 2019 & Approved by NJDEP LOI #0504.20.0001.1 dated 12/3/21.
8. This survey does not necessarily locate and/or delineate all mapped or unmapped regulated environmental constraints that may be with in the jurisdictional limits of Federal, State and/or Local Regulatory agencies.

List of References

1. Plan of Subdivision, Block 226, Lot 24.02 prepared by Clarence DeVaul, dated September 30, 1995 and filed October 25, 1996 as map #5140
2. Plan of Subdivision, Block 226, Lot 19.01 & 19.02 prepared by Mark G. DeVaul, dated December 9, 2002 and filed April 28, 2003 as map #7731

OWNER(S) _____ DATE _____

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PROPERTY OF MARK G. DEVAUL N.J.P.L.S.
ONLY COPIES FROM THE ORIGINAL OF THIS
PLAT, CLEARLY MARKED WITH THE LAND
SURVEYORS EMBOSSED SEAL, SHALL BE
CONSIDERED TO BE VALID

PLAN OF SURVEY
LOT 24.02, BLOCK 226
DENNIS TOWNSHIP, CAPE MAY COUNTY, NEW JERSEY
SCALE 1" = 100 FEET FEBRUARY 7, 2022

DEVAUL SURVEY, L.L.C. **LAND SURVEYING**
20 DEVAULS LANE OCEAN VIEW, N.J. 08230

Mark G. Devaul
 MARK G. DEVAUL
 New Jersey Professional Land Surveyor #34844