



SCHEMATIC CARRIAGE PLANTING PLAN
SCALE: 1" = 10'

NOTE: THIS PLAN SHALL BE USED FOR INFORMATIONAL PURPOSES REGARDING THE PROPOSED SCHEMATIC UNIT PLANTING LAYOUT ONLY. FINAL LANDSCAPING LAYOUT SHALL BE PROVIDED AT THE TIME OF FORMAL SITE PLAN SUBMISSION.

- NOTES**
- THE PROPOSED FOUNDATION PLANTINGS SHALL BE DESIGNED AS A FREE FORM NATURALISTIC LAYOUT WITH VARIATION IN PLANTING DENSITY AND PLANTING MATERIALS AS WELL AS THE SURROUNDING NEIGHBORHOOD. STRAIGHT ROWS OF PLANT MATERIAL ARE DISCOURAGED.
 - THE SPECIES AND LOCATIONS AND BED SHAPES OF FOUNDATION PLANT MATERIAL SHALL VARY TO PROVIDE FOUR SEASONAL INTEREST AND LANDSCAPE VARIETY TO THE PROPOSED COMMUNITY.
 - HARDSCAPE ELEMENTS ARE ENCOURAGED (LOW FENCES, WALLS, ACCENTUAL POINTS ETC.)
 - BASE MAP INFORMATION OBTAINED FROM PLAN SET TO: TOPOGRAPHIC SURVEY, PREPARED FOR LOT 2, BLOCK 124, SITUATED IN THE BOROUGH OF PARSIPPAN, MONMOUTH COUNTY, NEW JERSEY, PREPARED BY FRENCH AND PARIBELLO ASSOCIATES, DATED JULY 24, 2011.
 - ARCHITECTURE FOOTPRINT OBTAINED FROM VIRTUOSO ARCHITECTURE, SEA GIRT, NEW JERSEY.
 - THIS PLAN SHALL BE USED FOR SCHEMATIC DESIGN PURPOSES ONLY.



SCHEMATIC TRIPLEX PLANTING PLAN
SCALE: 1" = 10'

NOTE: THIS PLAN SHALL BE USED FOR INFORMATIONAL PURPOSES REGARDING THE PROPOSED SCHEMATIC UNIT PLANTING LAYOUT ONLY. FINAL LANDSCAPING LAYOUT SHALL BE PROVIDED AT THE TIME OF FORMAL SITE PLAN SUBMISSION.

- LEGEND**
- TRIPLEX AND CARRIAGE HOUSE PLANTING RECOMMENDED PALETTE OF PLANT GROUPINGS:
 - A. DECIDUOUS SHADE TREES (ACER, QUERCUS, TILIA)
 - B. SMALL EVERGREEN TREES (BOX CLEMATIS, BLUE BOY AND GIRL, FAUSC CAPITATA)
 - C. LARGE EVERGREEN AND DECIDUOUS SHRUBS (RHODODENDRON, ILEX CREMATA, VIBURNUM, ITEA (HYDRANGEA), VALLISNERIA)
 - D. SMALL EVERGREEN AND DECIDUOUS SHRUBS (SUNSHINE, VARIATED, AZALEA, SPIROEA)
 - DECIDUOUS ORNAMENTAL UNDERSTORY TREES (CORNUS, CENICUS)
 - BEDS OF PERENNIALS, BIENNIALS OR ANNUALS (COSMOPHON, RUMBELCHA, INCANTANT, PACHYTANAKA, REGALE ETC.)
 - EXISTING DECIDUOUS TREE TO REMAIN
 - EXISTING EVERGREEN TREE TO REMAIN

PROJECT: THE LUXURY LUXURIOUS HOUSE
PLAN NO. 100
100
PROPOSED RESIDENTIAL SITE PLAN
81 BURSON ROAD
LOT #1, BLOCK 124
MUNICIPALITY OF PARSIPPAN, NJ
DATE: 07/24/11

FPA
FRENCH & PARIBELLO



BEFORE
LOOKING SOUTH TOWARDS 10 OSPREY LANE STAKE LOCATION: 13-14



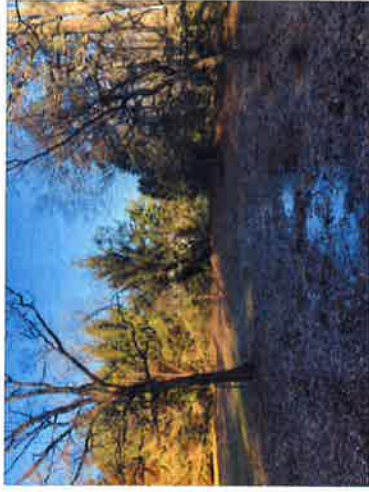
SCHMATIC AFTER ELEVATION
LOOKING SOUTH TOWARDS 10 OSPREY LANE STAKE LOCATION: 13-14



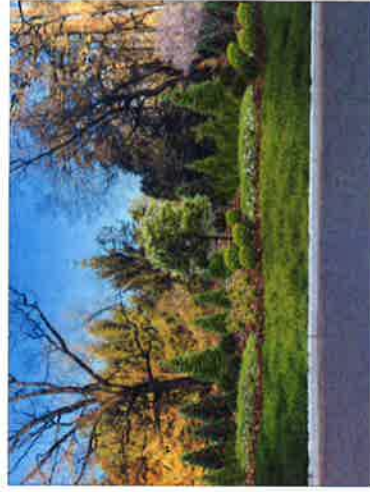
BEFORE
LOOKING WEST TOWARDS 83 RUMSON ROAD STAKE LOCATION: 4-5



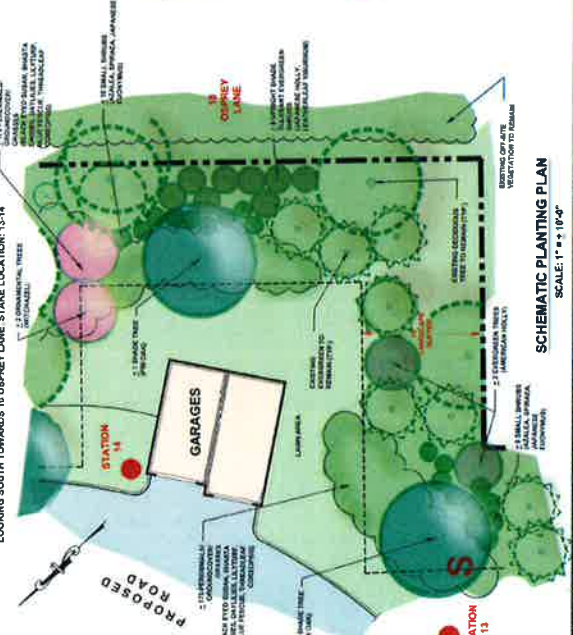
SCHMATIC AFTER ELEVATION
LOOKING WEST TOWARDS 83 RUMSON ROAD STAKE LOCATION: 4-5



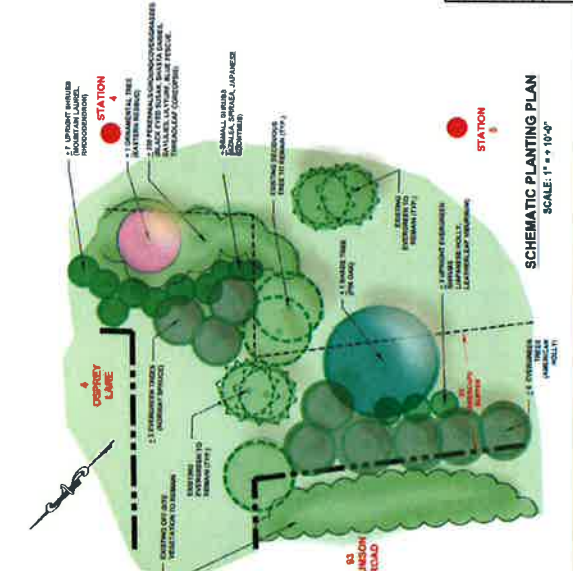
BEFORE
LOOKING NORTH WEST TOWARDS 4 OSPREY LANE STAKE LOCATION: 1-2



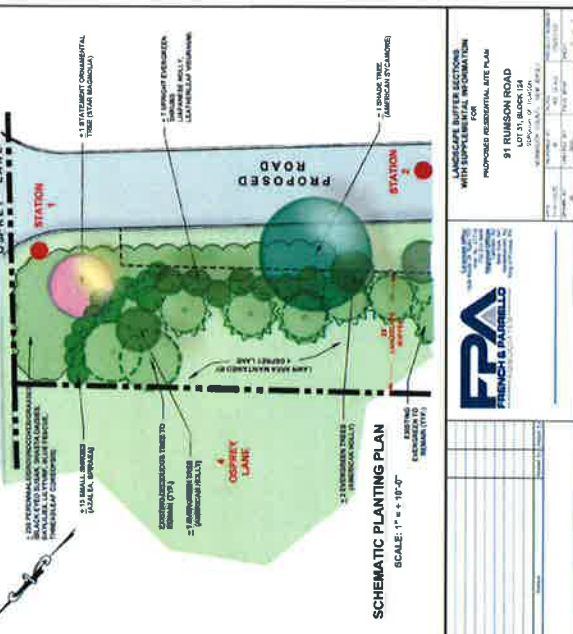
SCHMATIC AFTER ELEVATION
LOOKING NORTH WEST TOWARDS 4 OSPREY LANE STAKE LOCATION: 1-2



SCHMATIC PLANTING PLAN
SCALE: 1" = 8'-0"



SCHMATIC PLANTING PLAN
SCALE: 1" = 8'-0"



SCHMATIC PLANTING PLAN
SCALE: 1" = 8'-0"

LANDSCAPE BUFFER SECTIONS WITH SUPPLEMENTAL INFORMATION
PROPOSED RESIDENTIAL SITE PLAN
81 RUMSON ROAD
LOT 31, BLOCK 124
DATE: 08/12/2014
SCALE: 1" = 8'-0"

FRA
FRENCH & FARBELLO

NO.	DESCRIPTION	DATE
1	ISSUED FOR PERMITS	08/12/2014
2	ISSUED FOR PERMITS	08/12/2014
3	ISSUED FOR PERMITS	08/12/2014
4	ISSUED FOR PERMITS	08/12/2014
5	ISSUED FOR PERMITS	08/12/2014
6	ISSUED FOR PERMITS	08/12/2014
7	ISSUED FOR PERMITS	08/12/2014
8	ISSUED FOR PERMITS	08/12/2014
9	ISSUED FOR PERMITS	08/12/2014
10	ISSUED FOR PERMITS	08/12/2014
11	ISSUED FOR PERMITS	08/12/2014
12	ISSUED FOR PERMITS	08/12/2014
13	ISSUED FOR PERMITS	08/12/2014
14	ISSUED FOR PERMITS	08/12/2014
15	ISSUED FOR PERMITS	08/12/2014
16	ISSUED FOR PERMITS	08/12/2014
17	ISSUED FOR PERMITS	08/12/2014
18	ISSUED FOR PERMITS	08/12/2014
19	ISSUED FOR PERMITS	08/12/2014
20	ISSUED FOR PERMITS	08/12/2014
21	ISSUED FOR PERMITS	08/12/2014
22	ISSUED FOR PERMITS	08/12/2014
23	ISSUED FOR PERMITS	08/12/2014
24	ISSUED FOR PERMITS	08/12/2014
25	ISSUED FOR PERMITS	08/12/2014
26	ISSUED FOR PERMITS	08/12/2014
27	ISSUED FOR PERMITS	08/12/2014
28	ISSUED FOR PERMITS	08/12/2014
29	ISSUED FOR PERMITS	08/12/2014
30	ISSUED FOR PERMITS	08/12/2014
31	ISSUED FOR PERMITS	08/12/2014
32	ISSUED FOR PERMITS	08/12/2014
33	ISSUED FOR PERMITS	08/12/2014
34	ISSUED FOR PERMITS	08/12/2014
35	ISSUED FOR PERMITS	08/12/2014
36	ISSUED FOR PERMITS	08/12/2014
37	ISSUED FOR PERMITS	08/12/2014
38	ISSUED FOR PERMITS	08/12/2014
39	ISSUED FOR PERMITS	08/12/2014
40	ISSUED FOR PERMITS	08/12/2014
41	ISSUED FOR PERMITS	08/12/2014
42	ISSUED FOR PERMITS	08/12/2014
43	ISSUED FOR PERMITS	08/12/2014
44	ISSUED FOR PERMITS	08/12/2014
45	ISSUED FOR PERMITS	08/12/2014
46	ISSUED FOR PERMITS	08/12/2014
47	ISSUED FOR PERMITS	08/12/2014
48	ISSUED FOR PERMITS	08/12/2014
49	ISSUED FOR PERMITS	08/12/2014
50	ISSUED FOR PERMITS	08/12/2014



OSPREY LANE ELEVATION

FPA
 FRENCH & PARELLO
 ARCHITECTS, P.C.
 Corporate Office
 1841 Route 24, Suite 200
 King of Prussia, PA 19381
 Tel: 610-261-2800
 Fax: 610-261-2802
 www.frenchandparello.com

OSPREY LANE ELEVATION
 FOR
 PROPOSED RESIDENTIAL SITE PLAN
91 RUMSON ROAD
LOT 31, BLOCK 124
 BOROUGH OF PLUMMER
 WINDHAM TWP. COUNTY: NEW JERSEY
 DRAWN BY: []
 CHECKED BY: []
 DATE: 11-18-2020
 SCALE: 1/8" = 1'-0"
 SHEET NUMBER: []
 TOTAL SHEETS: []

COPYRIGHT © 2020, FRENCH & PARELLO ASSOCIATES - THE CONTENT OR REUSE OF THIS DOCUMENT, OR PORTIONS THEREOF, WITHOUT THE WRITTEN PERMISSION OF FRENCH & PARELLO ASSOCIATES, IS PROHIBITED. DO NOT REPRODUCE OR TRANSMIT IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM.

TRIPLEX 1

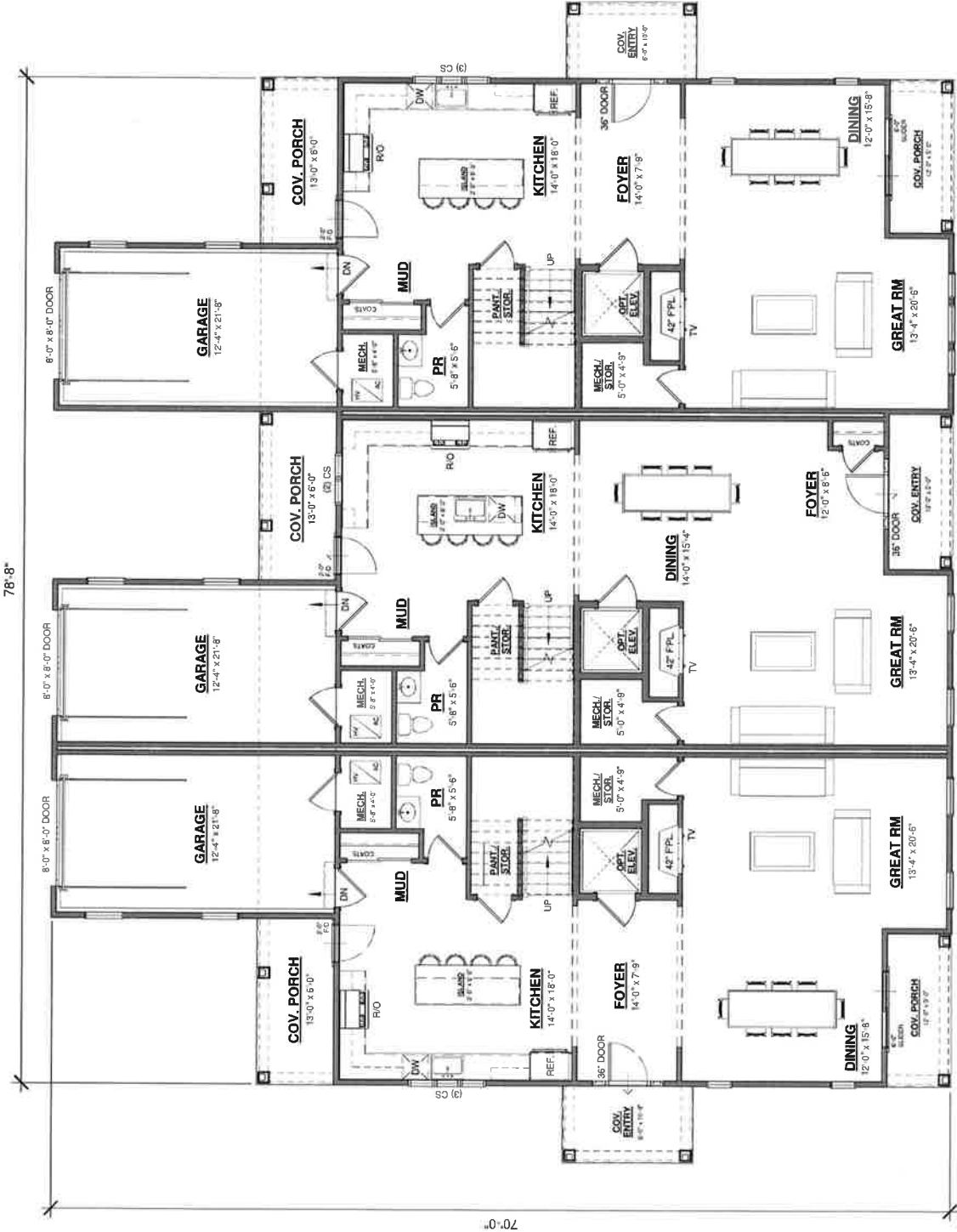


TRIPLEX 2



TRIPLEX 3





RUMSON SQ. FT.
*PER UNIT

1st Floor - 1,418 sq. ft.
2nd Floor - 1,274 sq. ft.
Total - 2,692 sq. ft.

TRIPLEX 1 PROGRAM
*PER UNIT

1st Floor - 1,188 sq. ft.
2nd Floor - 1,217 sq. ft.
Total - 2,405 sq. ft.

Garage - 268 sq. ft.

TRIPLEX 2 PROGRAM
*PER UNIT

1st Floor - 1,188 sq. ft.
2nd Floor - 1,154 sq. ft.
Total - 2,342 sq. ft.

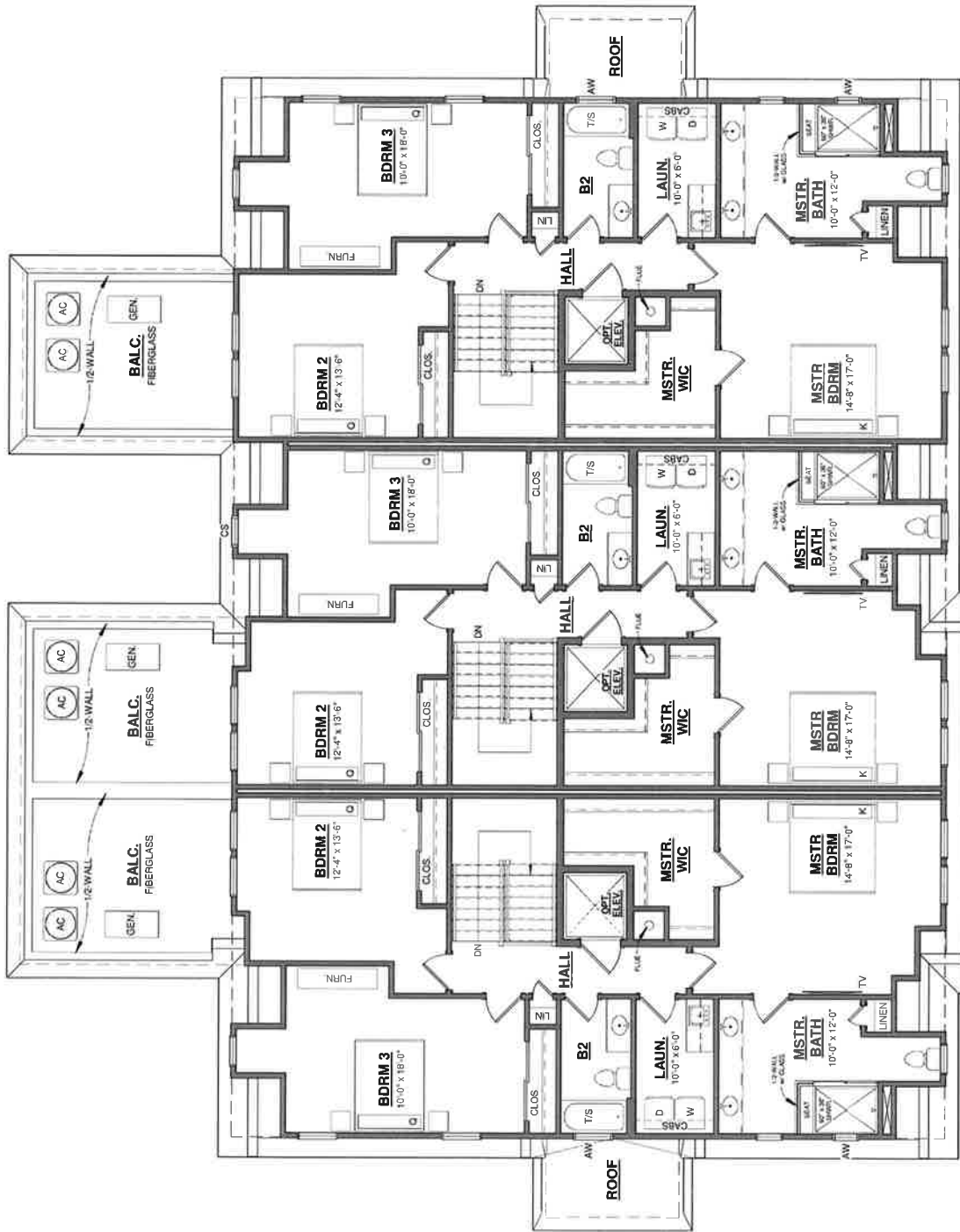
Garage - 268 sq. ft.

TRIPLEX 3 PROGRAM
*PER UNIT

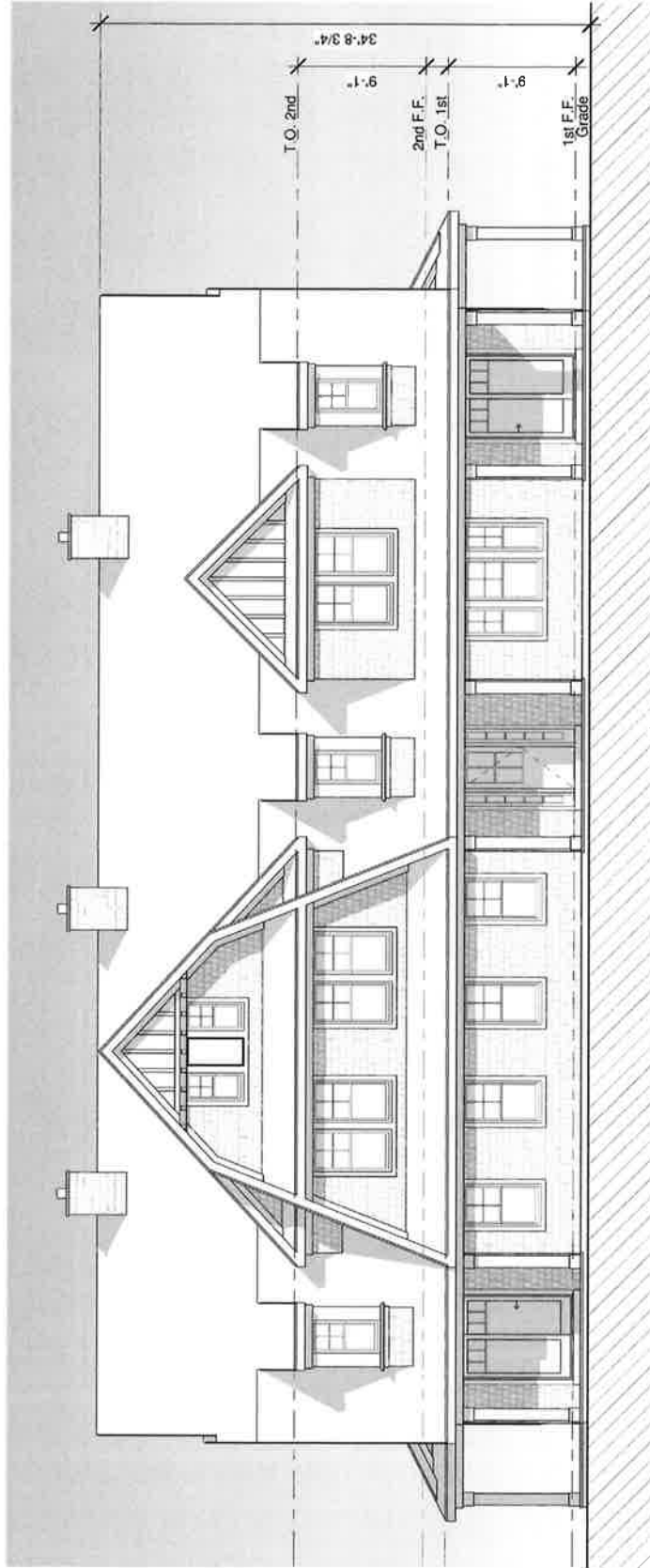
1st Floor - 1,188 sq. ft.
2nd Floor - 1,159 sq. ft.
Total - 2,347 sq. ft.

Garage - 268 sq. ft.

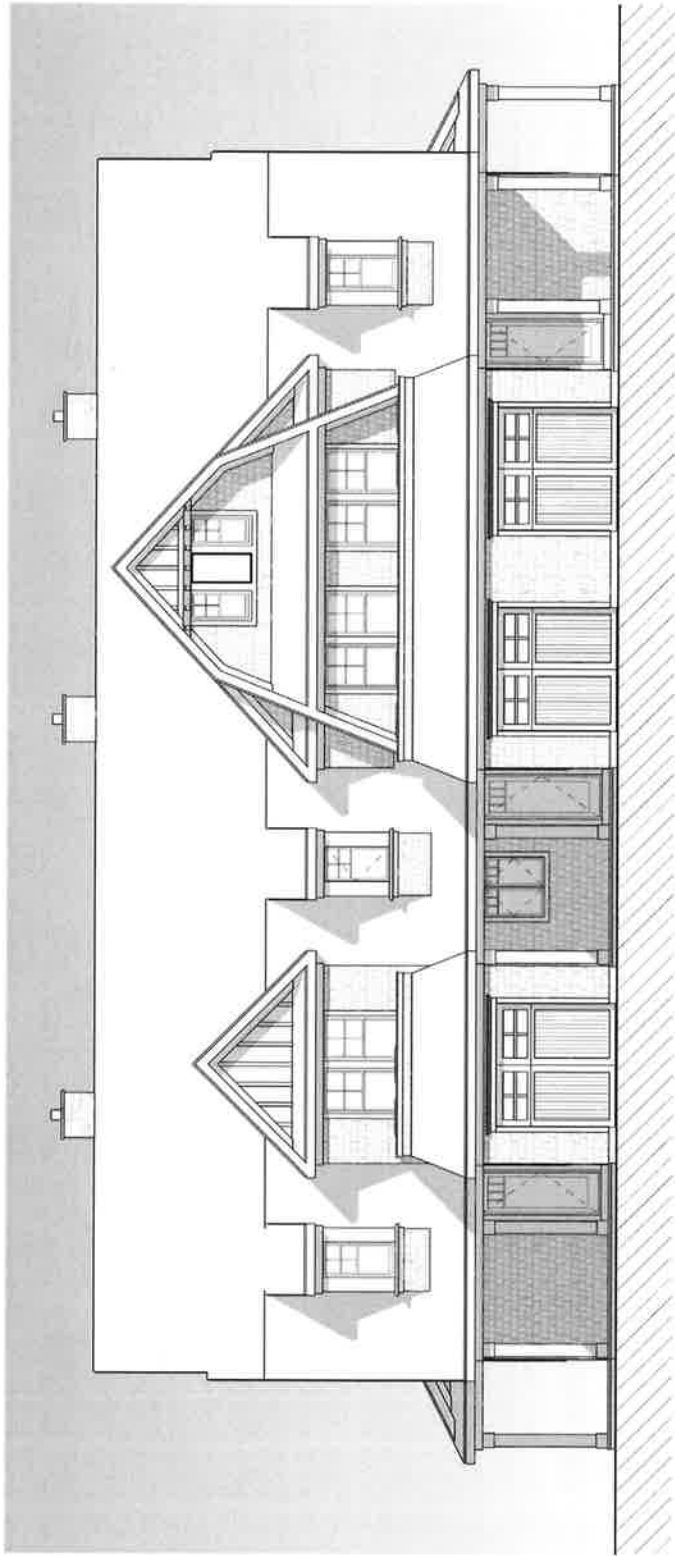
1 1st Floor Plan
1/8" = 1'-0"



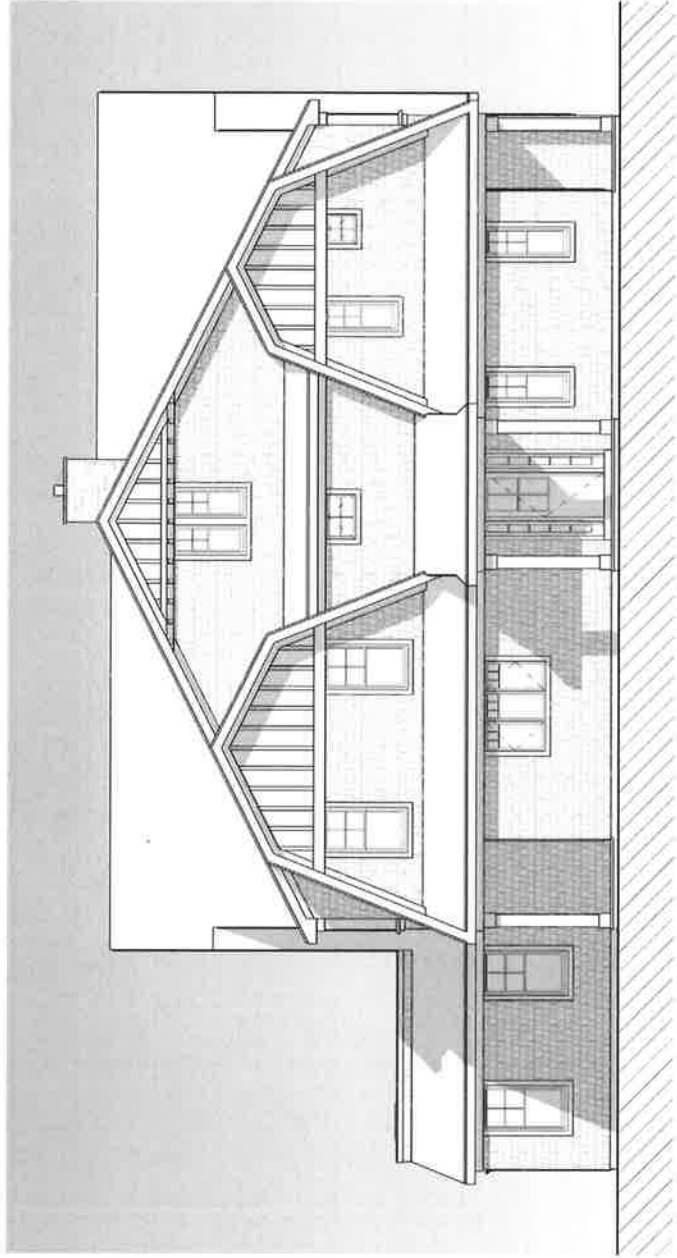
1 2nd Floor Plan
1/8" = 1'-0"



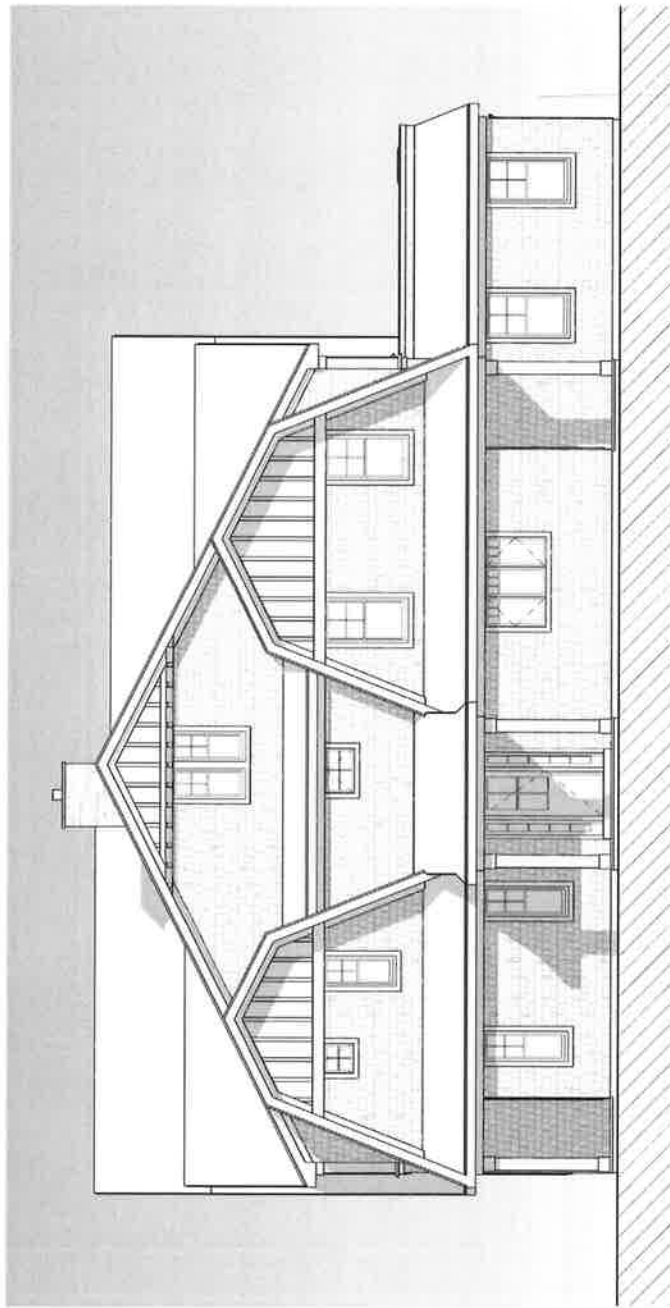
1 Front Elevation
1/8" = 1'-0"



1 Rear Elevation
1/8" = 1'-0"



① Left Elevation
1/8" = 1'-0"



① Right Elevation
1/8" = 1'-0"

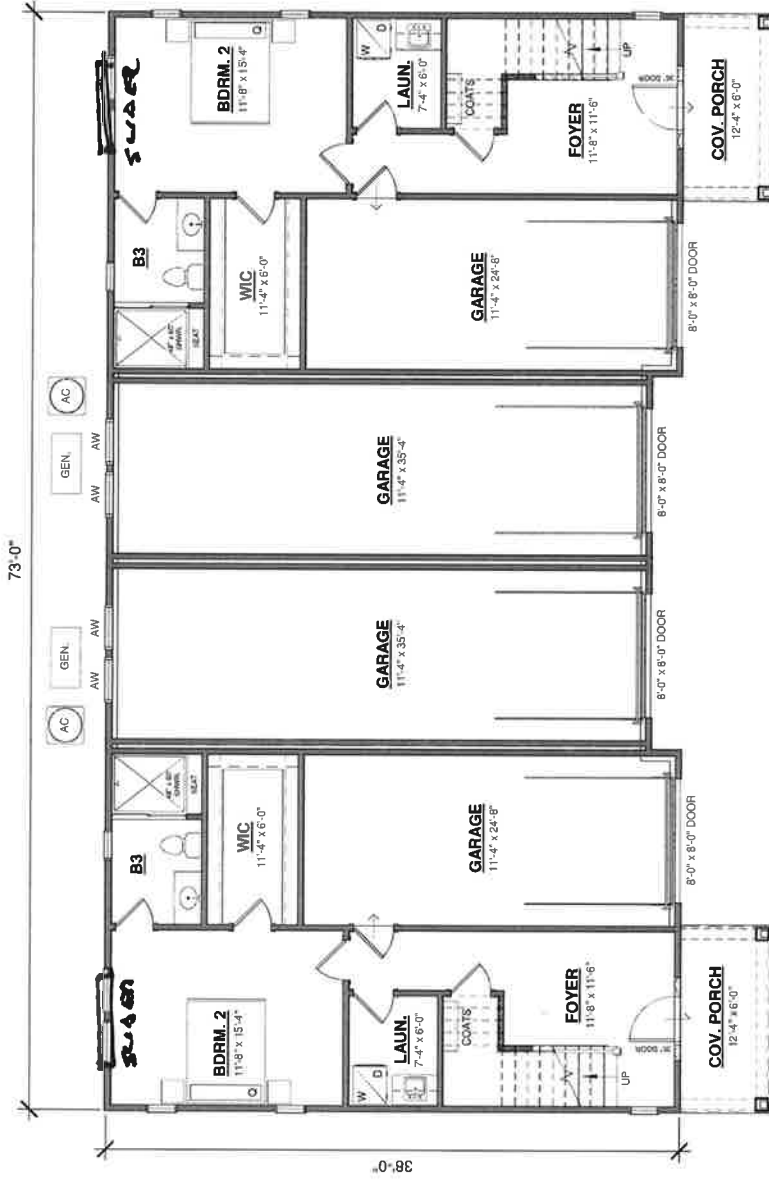






CARRIAGE HOUSE





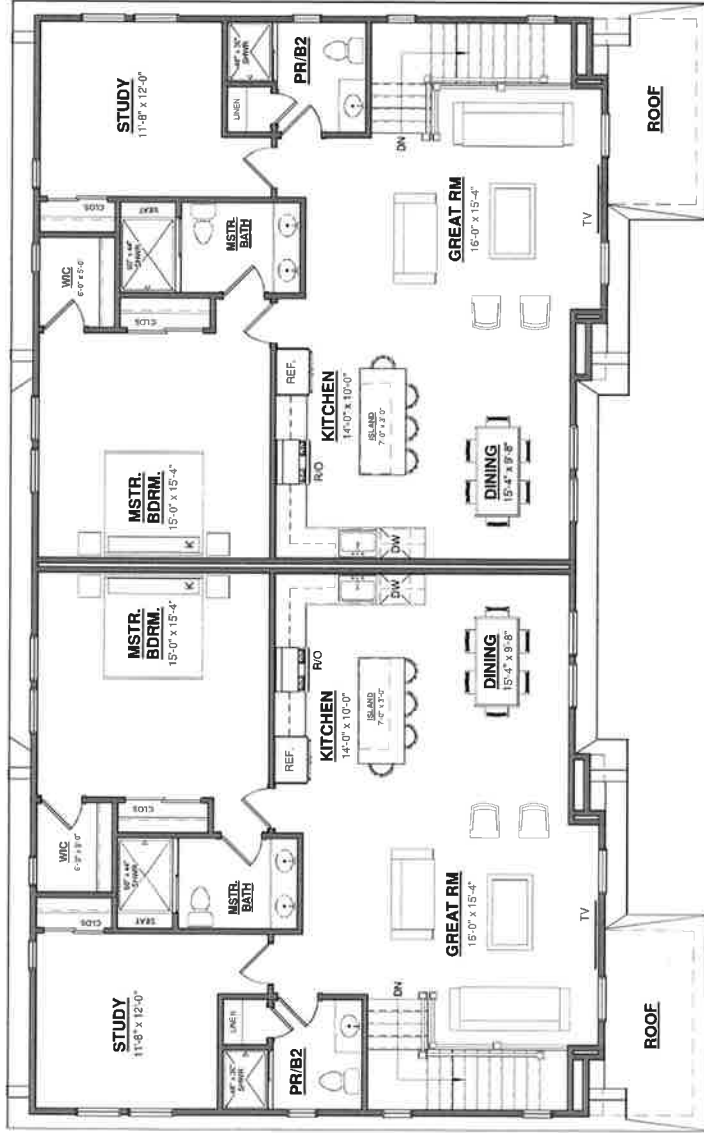
RUMSON SQ. FT.

*PER UNIT
 1st Floor - 876 sq. ft.
 2nd Floor - 1,296 sq. ft.
 Total - 2,172 sq. ft.

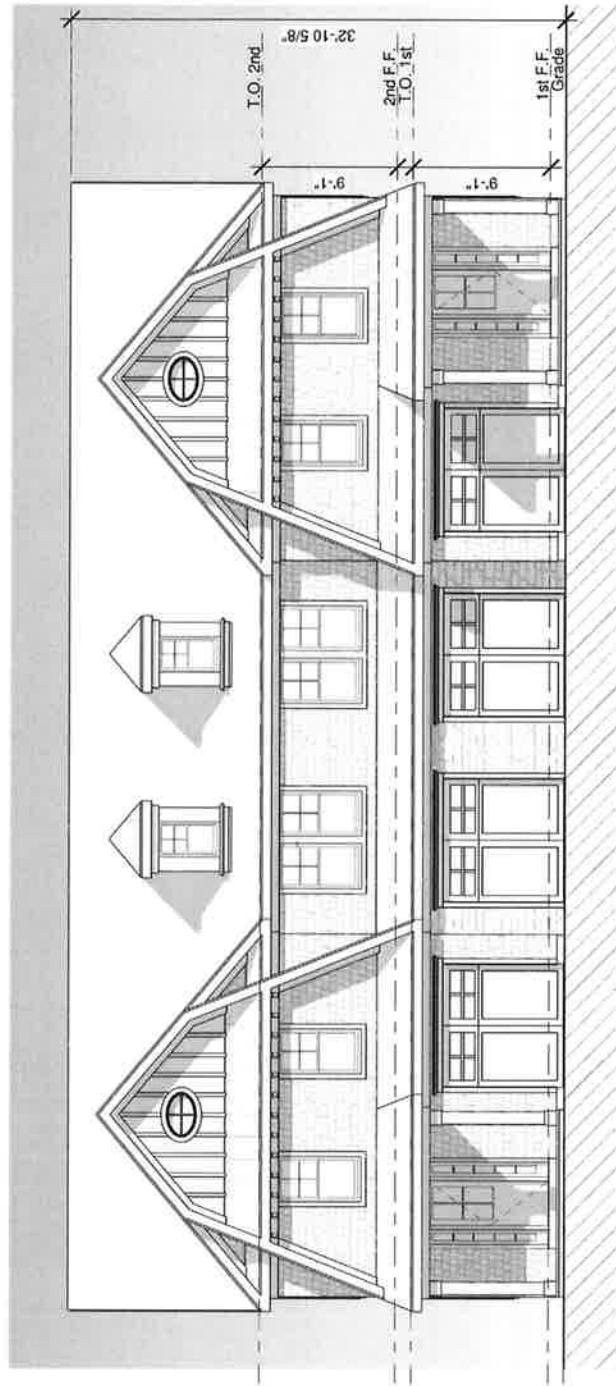
BUILDING PROGRAM

*PER UNIT
 1st Floor - 619 sq. ft.
 2nd Floor - 1,266 sq. ft.
 Total - 1,885 sq. ft.
 Garage - 293 sq. ft.
 Interior Garage - 432 sq. ft.

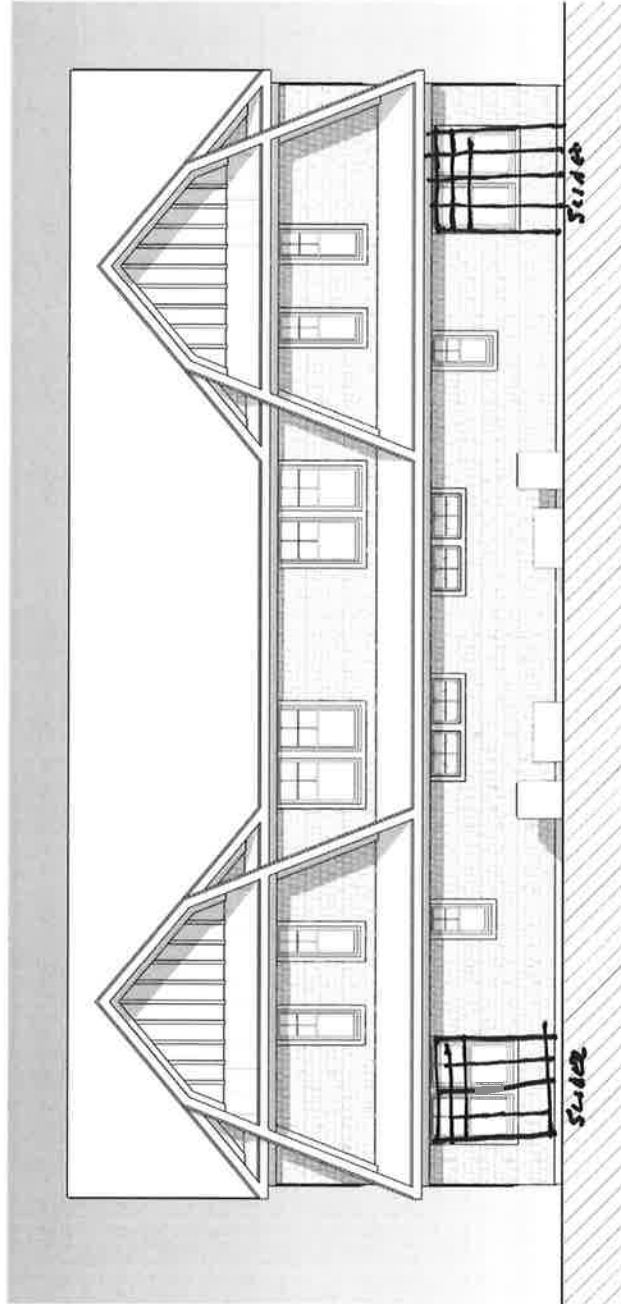
1 1st Floor Plan
 1/8" = 1'-0"



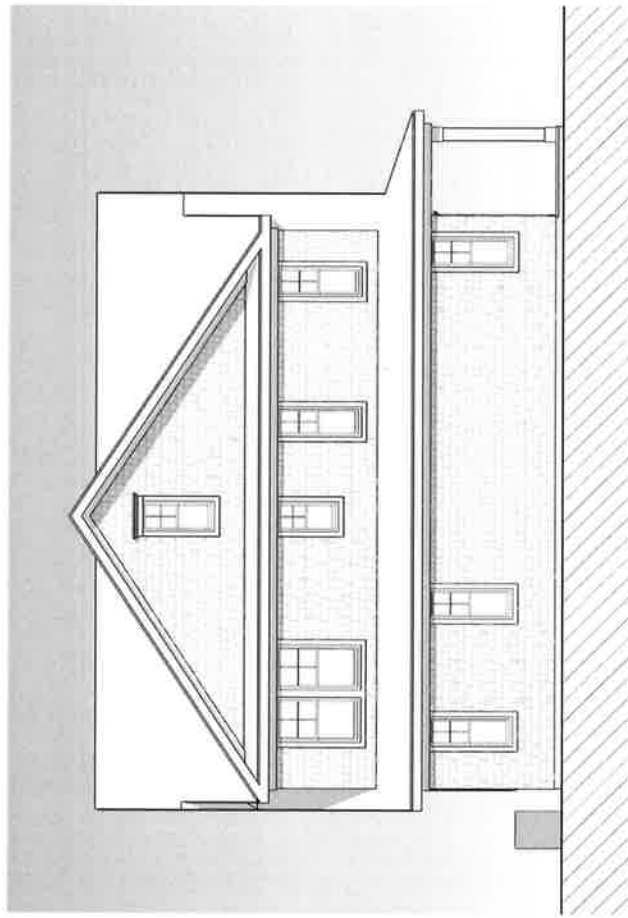
1 2nd Floor Plan
1/8" = 1'-0"



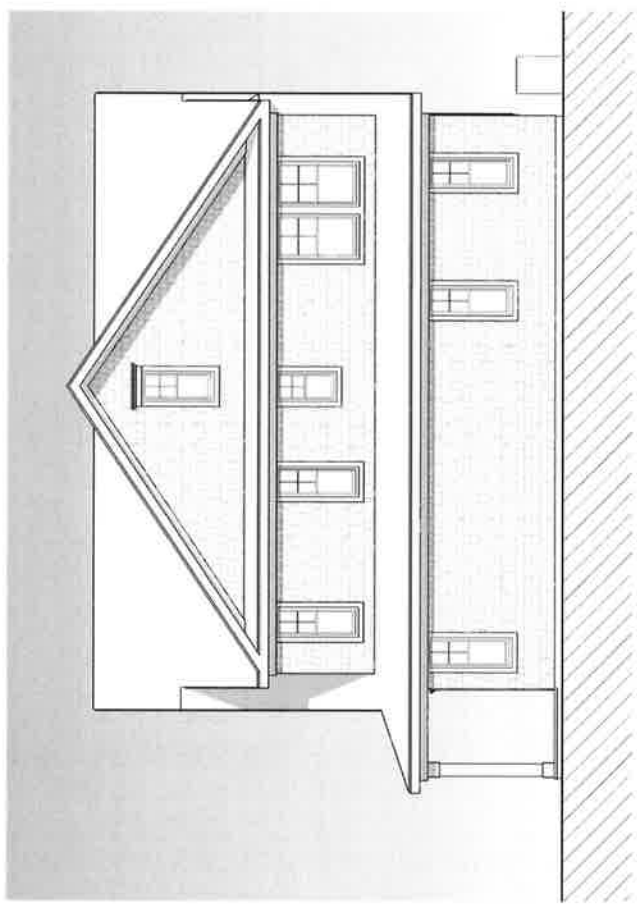
1 Front Elevation
1/8" = 1'-0"



1 Rear Elevation
1/8" = 1'-0"



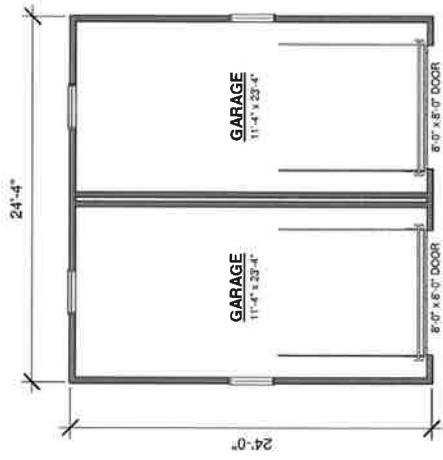
① Left Elevation
1/8" = 1'-0"



1 Right Elevation
1/8" = 1'-0"

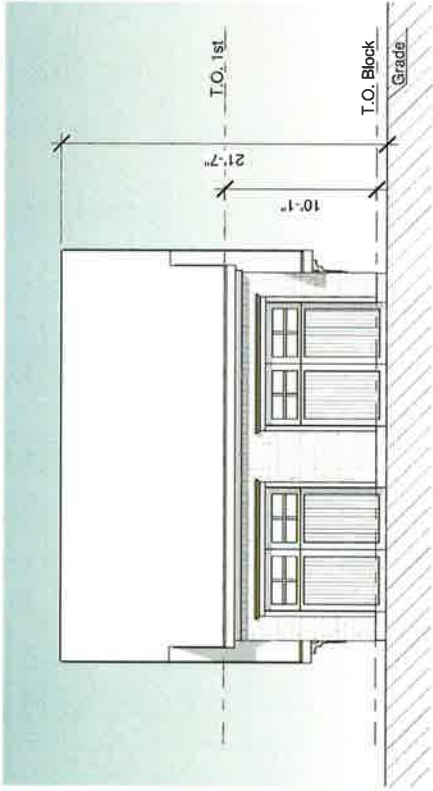




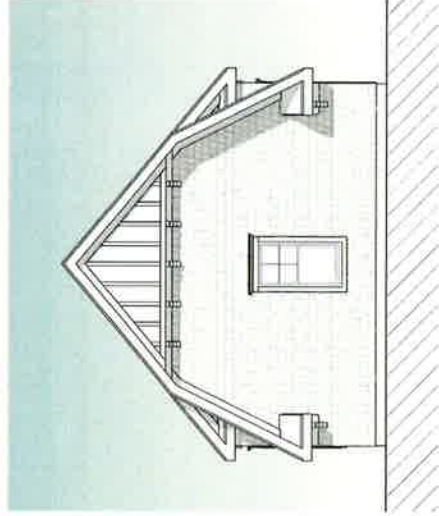


1 1st Floor Plan
1/8" = 1'-0"

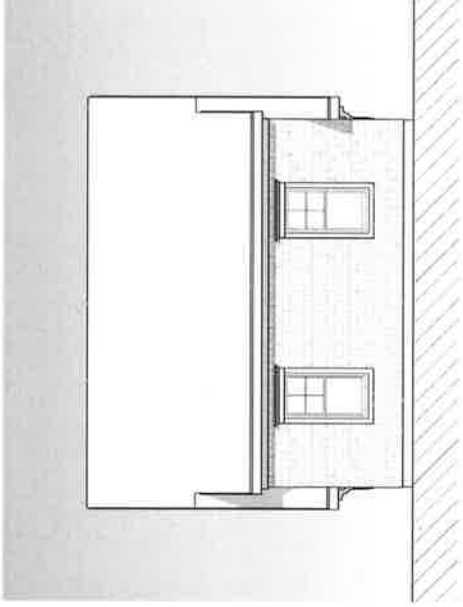




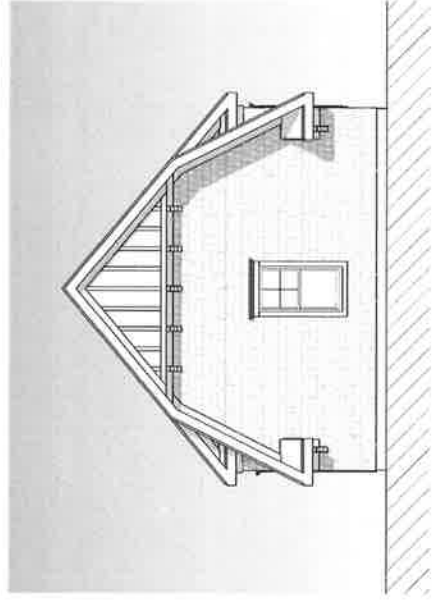
① Front Elevation
1/8" = 1'-0"



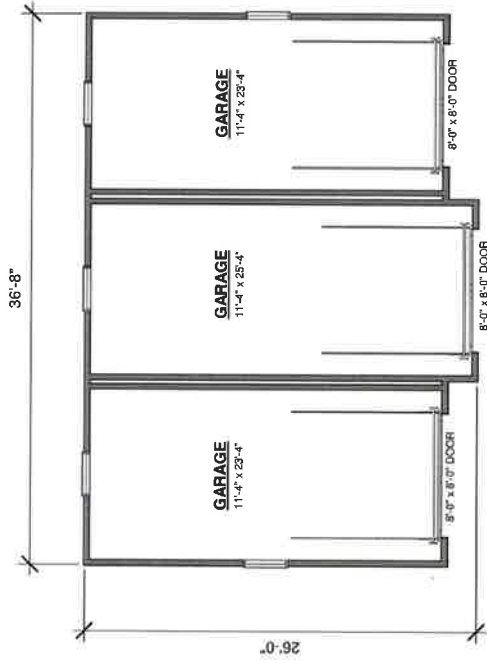
② Left Elevation
1/8" = 1'-0"



① Rear Elevation
1/8" = 1'-0"

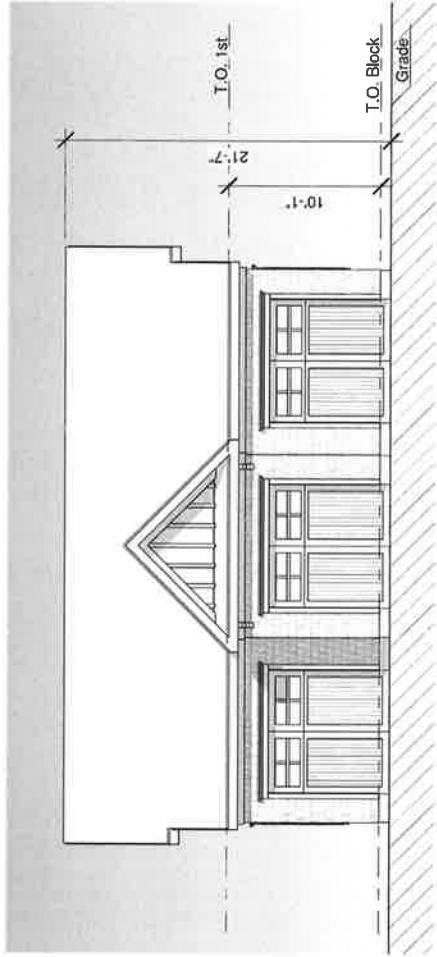


② Right Elevation
1/8" = 1'-0"

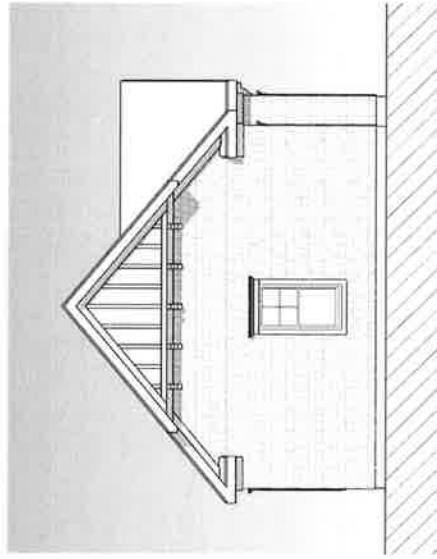


① Garage Plan
1/8" = 1'-0"

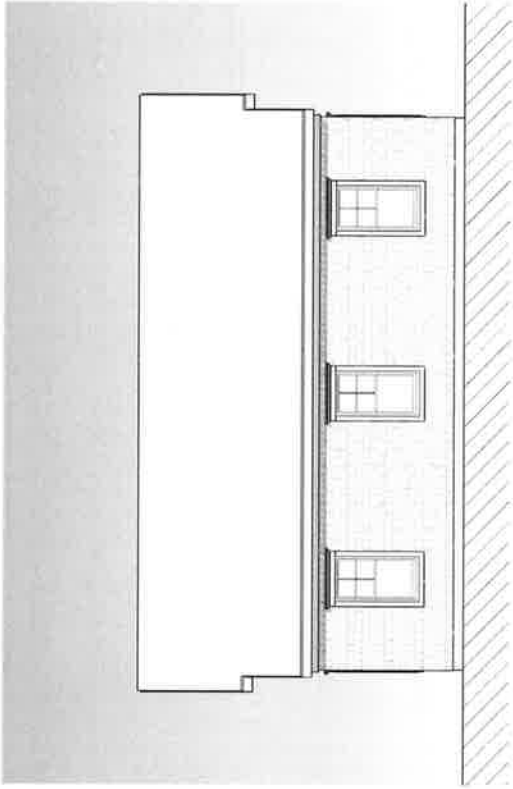




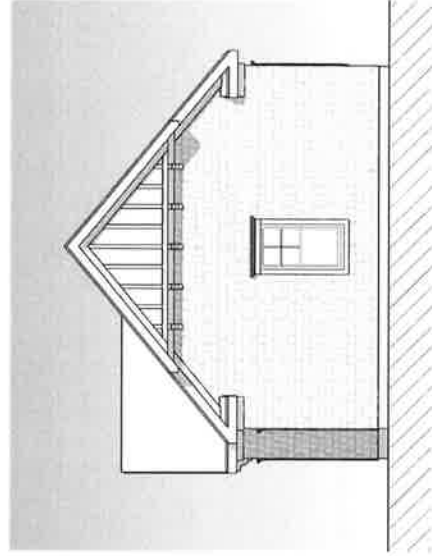
1 Front Elevation
1/8" = 1'-0"



2 Left Elevation
1/8" = 1'-0"



1 Rear Elevation
1/8" = 1'-0"

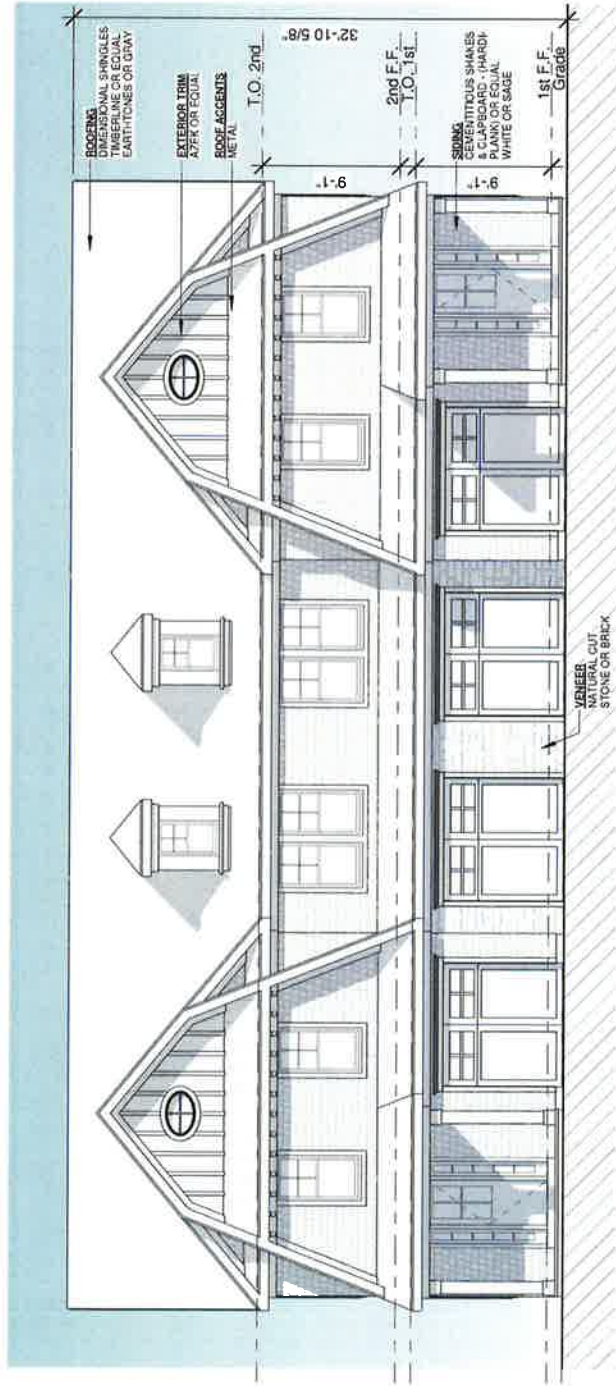


2 Right Elevation
1/8" = 1'-0"



**EXTERIOR MATERIALS
TRIPLEX**

① Front Elevation
1/8" = 1'-0"



1 Front Elevation
 1/8" = 1'-0"

EXTERIOR MATERIALS
 CARRIAGE HOUSE