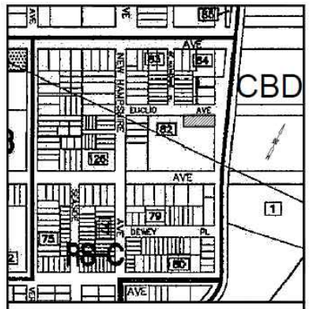
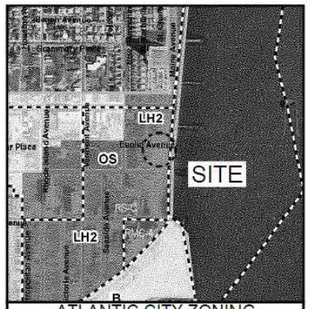
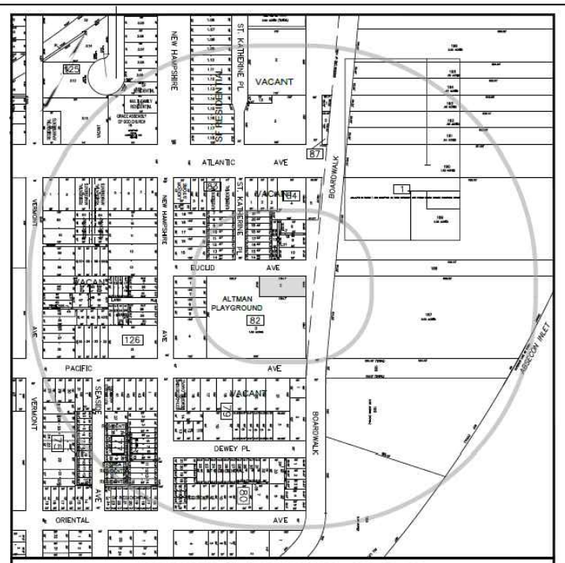


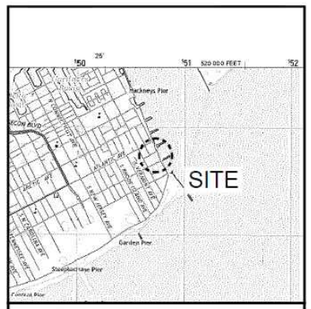
ATLANTIC CITY ZONING MAP - RS-C



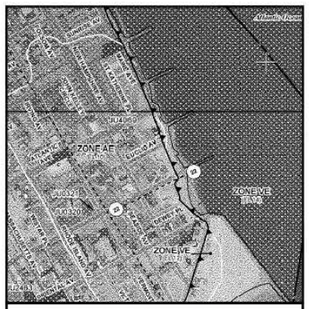
ATLANTIC CITY ZONING
& TOURISM DISTRICT MAP



ATLANTIC CITY TAX MAP - SHEET 16



USGS QUAD MAP



FEMA PRELIMINARY FIRM

CRDA VARIANCE PLAN

NORTH BEACH MINI GOLF PROPOSED SITE IMPROVEMENTS
BLOCK 82 LOT 2
ATLANTIC CITY ATLANTIC COUNTY NJ

Approved by Resolution # _____ Dated: _____

_____ Date: _____
CRDA Planner

_____ Date: _____
CRDA Engineer

_____ Date: _____
CRDA Land Use Regulation & Enforcement Officer

_____ Date: _____
CRDA Hearing Officer

MICHAEL J. INTRIERI
NJ PROFESSIONAL ENGINEER NO
24GE05432300

STATE OF NEW JERSEY · MICHAEL INTRIERI · No. GE54323 · LICENSED PROFESSIONAL ENGINEER

12/14/2023

PROJECT
120 EUCLID AVE
PROPERTY IMPROVEMENTS
ATLANTIC CITY, NJ 08401

TITLE
TITLE SHEET

PLANNING CONSULTANT: ARTHUR PONZIO CO. AND ASSOCIATES, 400 NORTH DOVER AVE, ATLANTIC CITY, NJ 08401	GENERAL CONTRACTOR: MPMB DEVELOPERS, LLC, 70 ARTHUR DR, RUTHERFORD, NJ. 07087
OWNER: NORTH BEACH MINI GOLF LLC, 9 N NEW HAMPSHIRE AVE, ATLANTIC CITY, NJ 08401	DRAWN BY: MICHAEL J. INTRIERI, NJ PROFESSIONAL ENGINEER 24GE05432300

DWN. M.I.	DATE 12-14-2023	REV. 1	DATE 12-14-2023
JOB NO. 000AC1		DWG NO. TI1	0

GENERAL NOTES:

1.) THIS SITE PLAN DEPICTS INDEPENDENT IMPROVEMENTS TO 120 EUCLID AVE (BLOCK 82, LOT 2) IN ADDITION TO THE PREVIOUSLY APPROVED CRDA SITE PLAN SUBMITTAL (REF: CRDA LAND USE APPLICATION #2021-03-2931). THE IMPROVEMENTS WITHIN THIS SUBMITTAL WILL HAVE NO IMPACT ON THE EXISTING LIGHTING, FENCING, RAILING, SOIL EROSION, RUNOFF, UTILITIES, WALKWAYS, DECKING, OR ANY OTHER PREVIOUS APPROVED IMPROVEMENT VIA #2021-03-2931.

2.) PROPOSED IMPROVEMENTS ARE CALLED OUT IN *UNDERLINED ITALICS.*

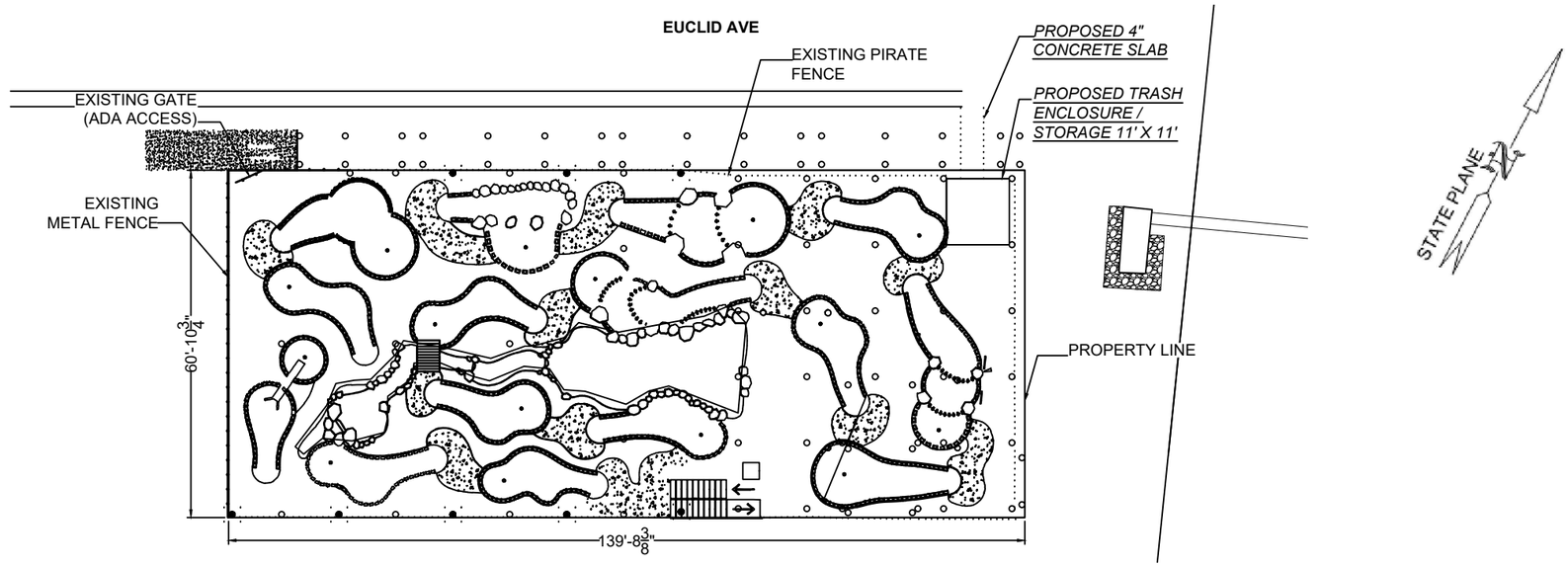
3.) REF: MINIATURE GOLF COURSE SURVEY (DATED 7/07/23 AND SIGNED 12/13/23) BY MICHAEL W. ZIMMERMAN FOR AS-BUILT DIMENSIONS AND SETBACKS OF EXISTING SHED, STORAGE, AND CLUBHOUSE STRUCTURES.

SITE COVERAGE:

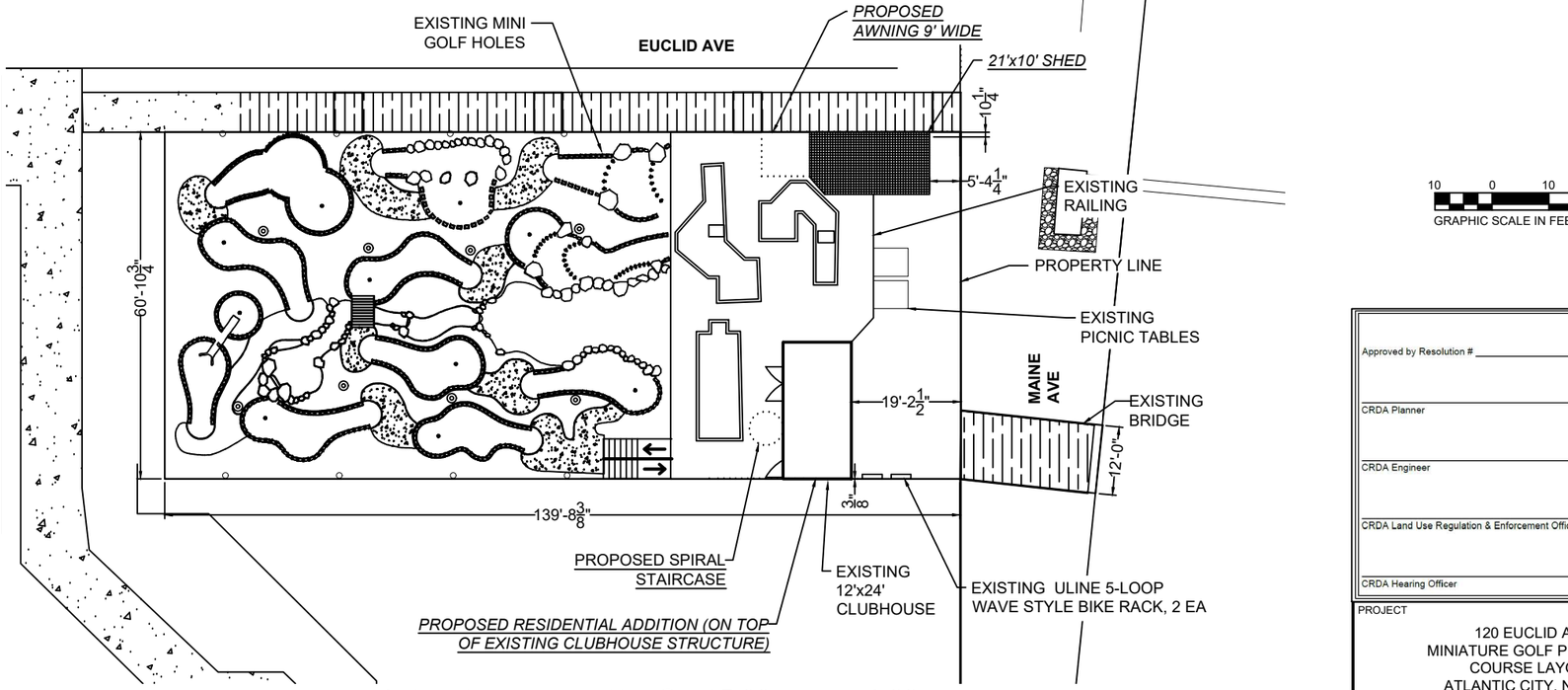
TOTAL LOT AREA = 8,506 SF

IMPERVIOUS SURFACES = 5,009 SF (58.9%)

GREEN SPACE / LANDSCAPE AREA = 3,499 SF (41.1%)



PLAN VIEW - ELEVATION ~5.0' N.A.V.D 88



PLAN VIEW - ELEVATION 15.00' N.A.V.D 88

10 0 10 20 30

GRAPHIC SCALE IN FEET

Zoning Schedule

Lighthosue Two Zoning District

Item	Required	Proposed	Status	Notes
MAX HEIGHT				
PRINCIPAL*	80 FT	29.41 FT	C	UPDATED
ACCESSORY 1 (Under Deck)*	35 FT	8 FT	C	UPDATED
ACCESSORY 2 (Above Deck)*	35 FT	17.08 FT	C	UPDATED
LOT REQUIREMENTS				
MIN. LOT AREA	7500 SF	8507.73 SF	C	SAME AS #2021-03-2931
MIN. LOT DEPTH	150 FT	139.7 FT	V	SAME AS #2021-03-2931
MIN. LOT WIDTH	50 FT	60.9 FT	C	SAME AS #2021-03-2931
COVERAGE				
BUILDING	30	5.50%	C	UPDATED
TOTAL IMPERVIOUS	80	58.50%	C	UPDATED
SETBACKS				
FONT YARD	15 FT	0 FT%	V	SAME AS #2021-03-2931
SIDE YARD	15 FT	0 FT%	V	SAME AS #2021-03-2931
REAR YARD	20 FT	N/A	C	SAME AS #2021-03-2931
SIGNAGE				
AREA	10 sf	>10 SF	V	SAME AS #2021-03-2931
HEIGHT	15 ft	> 15 FT	V	SAME AS #2021-03-2931
PARKING	1/200 SF + 1 = 44	0	V	UPDATED

*Measured from Grade

MICHAEL J. INTRIERI
NJ PROFESSIONAL ENGINEER NO
24GE05432300

STATE OF NEW JERSEY
MICHAEL INTRIERI
No. GE54323
LICENSED
PROFESSIONAL ENGINEER

12/14/2023

Approved by Resolution # _____ Dated: _____

CRDA Planner _____ Date: _____

CRDA Engineer _____ Date: _____

CRDA Land Use Regulation & Enforcement Officer _____ Date: _____

CRDA Hearing Officer _____ Date: _____

PROJECT

120 EUCLID AVE
MINIATURE GOLF PROPOSAL
COURSE LAYOUT
ATLANTIC CITY, NJ 08401

TITLE

SITE PLAN - UPDATED

MPMB Developers

PLANNING CONSULTANT:
ARTHUR PONZIO CO. AND ASSOCIATES
400 NORTH DOVER AVE
ATLANTIC CITY, NJ 08401

GENERAL CONTRACTOR:
MPMB DEVELOPERS, LLC
70 ARTHUR DR
RUTHERFORD, NJ. 07087

OWNER:
NORTH BEACH MINI GOLF LLC
9 N NEW HAMPSHIRE AVE
ATLANTIC CITY, NJ 08401

DRAWN BY:
MICHAEL J. INTRIERI
NJ PROFESSIONAL ENGINEER 24GE05432300

DWN. M.I. DATE 2-6-2023 | REV. 1 DATE 12-14-2023

JOB NO. 000AC1 | DWG NO. C1 | 1

SPEEDRAIL

NO
TRESPASSING
THIS PROPERTY
IS PROTECTED BY
VIDEO SURVEILLANCE
TRESPASSERS WILL
BE PROSECUTED

Google
Image capture: Sep 2023
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