

NEW GARAGE, FENCES, DOORS & RAILINGS AT:

648 BELVIDERE AVENUE

LOT # 6 , BLOCK # 906  
UNION COUNTY, PLAINFIELD, N.J. 07062

ARCHITECTS  
COZZARELLI • CIRMINIELLO

187 WASHINGTON AVENUE  
NUTLEY, NEW JERSEY 07110  
PHONE : (973) 667-0777

COZZARELLI, CIRMINIELLO ARCHITECTS, LLC  
CERTIFICATE OF AUTHORIZATION #21AC00035900

OWNER :

CONSULTANTS :

REVISIONS :

ZONING INFORMATION:

DRAWING TITLE :

PROPOSED SITE PLAN, NOTES,  
ELEVATIONS & DETAILS

SEAL:  
ROBERT COZZARELLI, AIA, PP  
N.J. LIC. AI 09542/ LIO3529

SCALE :  
AS SHOWN

PROJECT NO :  
8-12-22

DATE :  
8-12-22

DRAWN BY :  
Hz

CHECKED BY :  
R. COZZARELLI

SHEET :  
1 OF 3

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PLAINFIELD HISTORIC PRESERVATION COMMISSION - SITE INFORMATION

PROJECT ADDRESS: 648 BELVIDERE AVENUE, PLAINFIELD, NJ  
BLOCK: 6 LOT: 906  
HISTORIC DISTRICT: R-NH - NETHERWOOD HEIGHTS  
TREATMENT APPROACH: REHABILITATION / RECONSTRUCTION  
BUILDING STYLE: ITALIANATE

SCOPE OF WORK - THIS APPLICATION IS FOR RECONSTRUCTION, REPAIR & INSTALLATION OF THE FOLLOWING  
ITEMS AS SHOWN IN THE ATTACHED DRAWINGS:

- RECONSTRUCTION OF AN EXISTING TWO CAR GARAGE
- REPAIR OF THE EXISTING BLUESTONE SIDEWALK
- REPAIR OF THE EXISTING CONCRETE WALKWAY
- INSTALLATION OF NEW INSECT SCREENS, RAILINGS & DOORS IN OPEN PORCH
- INSTALLATION OF NEW CANVAS WINDOW AWNINGS
- INSTALLATION OF A NEW 6' HIGH WOOD STOCKADE PRIVACY FENCES

NEW OPEN PORCH DOORS:  
JELD WEN WINDOWS & DOORS  
MATERIAL: UNFINISHED WOOD (FINGER JOINTED HEMLOCK)  
STYLE: MODEL NO. 221856 (6) LITE OVER (2) PANEL  
FINISH: PAINT OVER PRIMER  
COLOR: BLACK TO MATCH EXISTING

NEW OPEN PORCH RAILINGS:  
SITE-BUILT TO MATCH EXISTING  
2x4 TOP RAIL, 1" SQUARE BALUSTERS, 2x4 BOTTOM RAIL  
TOP RAIL & BALUSTERS TO BE RELIEVED / SCORED TO MATCH EXISTING  
PAINTED TO MATCH EXISTING

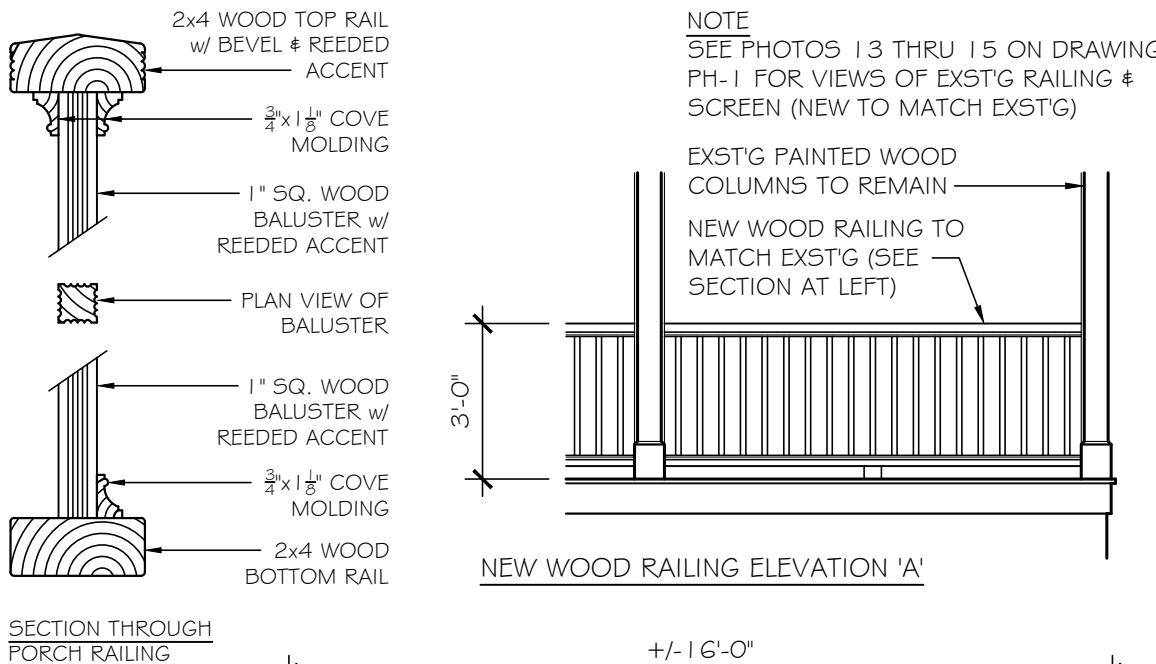
NEW OPEN PORCH INSECT SCREENS:  
MANUFACTURER: SITE-BUILT  
MATERIAL: PAINT GRADE FINGER JOINTED WOOD  
STYLE: WOOD FRAMED & DIVIDED TO MATCH EXISTING  
FINISH: PAINT OVER PRIMER  
COLOR: BLACK

NEW BLUESTONE WALKWAY MATERIAL:  
M. & N. BOYCHUK STONE CO.  
HIGHWAY 22, SPRINGFIELD, NJ  
MATERIAL: 48" SQ, 2" THICK BLUESTONE

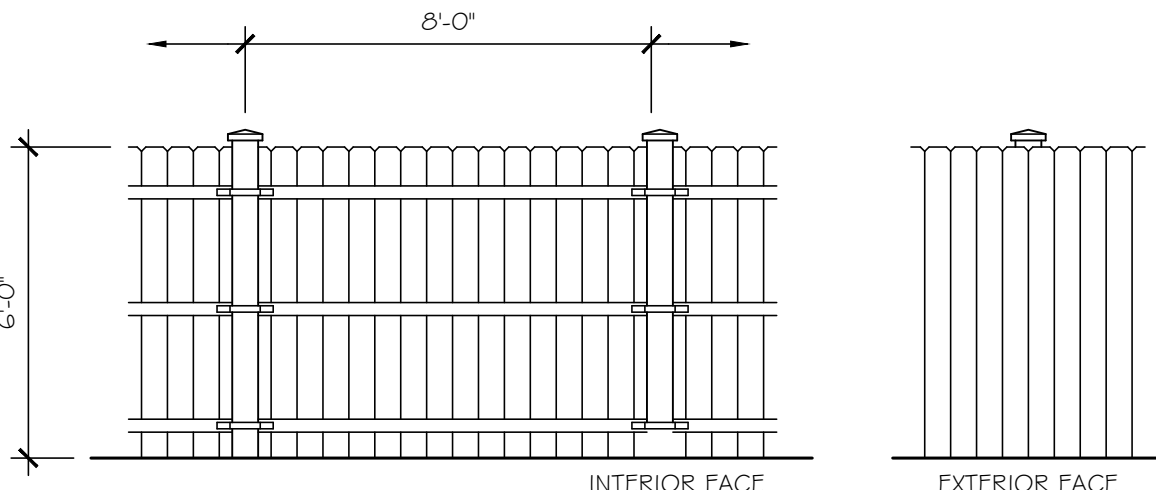
NEW 6' HIGH WOOD PRIVACY FENCE, TYPE 'A':  
EASTERN WOOD FENCE LLC  
266 MIDDLE ISLAND ROAD  
MEDFORD, NY 11763  
MATERIAL: CEDAR  
FENCE STYLE: 400 SERIES TONGUE & GROOVE  
w/ MIDRAIL & DIAMOND CUTOUTS  
COLOR: NATURAL, STAINED

NEW 6' HIGH WOOD PRIVACY FENCE, TYPE 'B':  
HOME DEPOT  
(LOCATION PER LOCAL STOCK / AVAILABILITY)  
MATERIAL: PRESSURE TREATED PINE  
FENCE STYLE: 6" WIDE PICKETS, DOG EAR TOPS  
COLOR: NATURAL, STAINED

NEW FABRIC WINDOW AWNINGS:  
MAPLEWOOD AWNING & SHADE CO.  
1789 SPRINGFIELD AVENUE, MAPLEWOOD, NJ  
MATERIAL: SUNBRELLA ACRYLIC, WOVEN  
STYLE: BARNEGAT  
COLOR: BLACK w/ WHITE SCALLOPED EDGE



3  
A-1  
PROPOSED WOOD PRIVACY FENCE - TYPE A  
NOT TO SCALE



4  
A-1  
PROPOSED WOOD PRIVACY FENCE - TYPE B  
NOT TO SCALE

7  
A-1  
PROPOSED CANVAS AWNING  
NOT TO SCALE

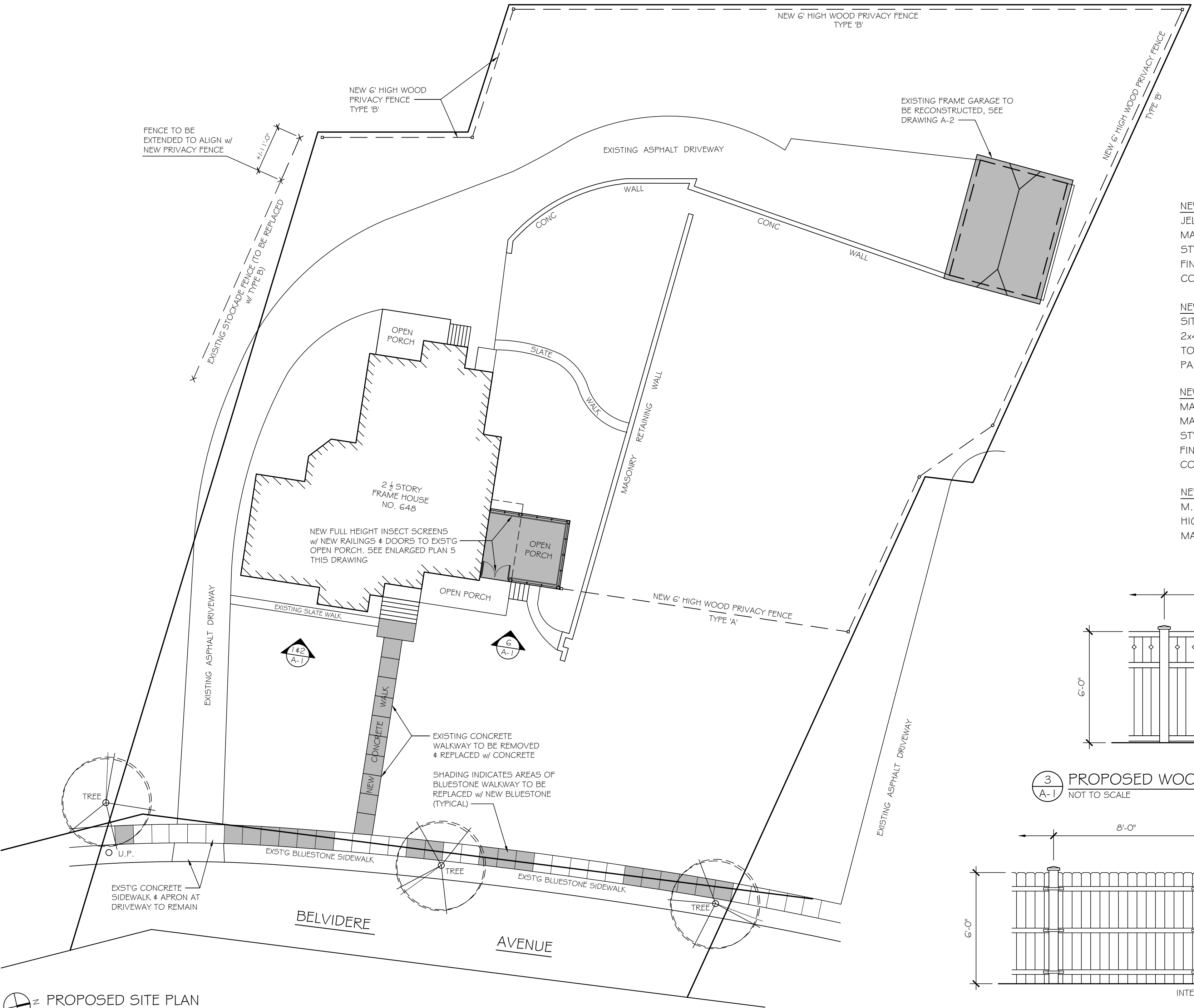
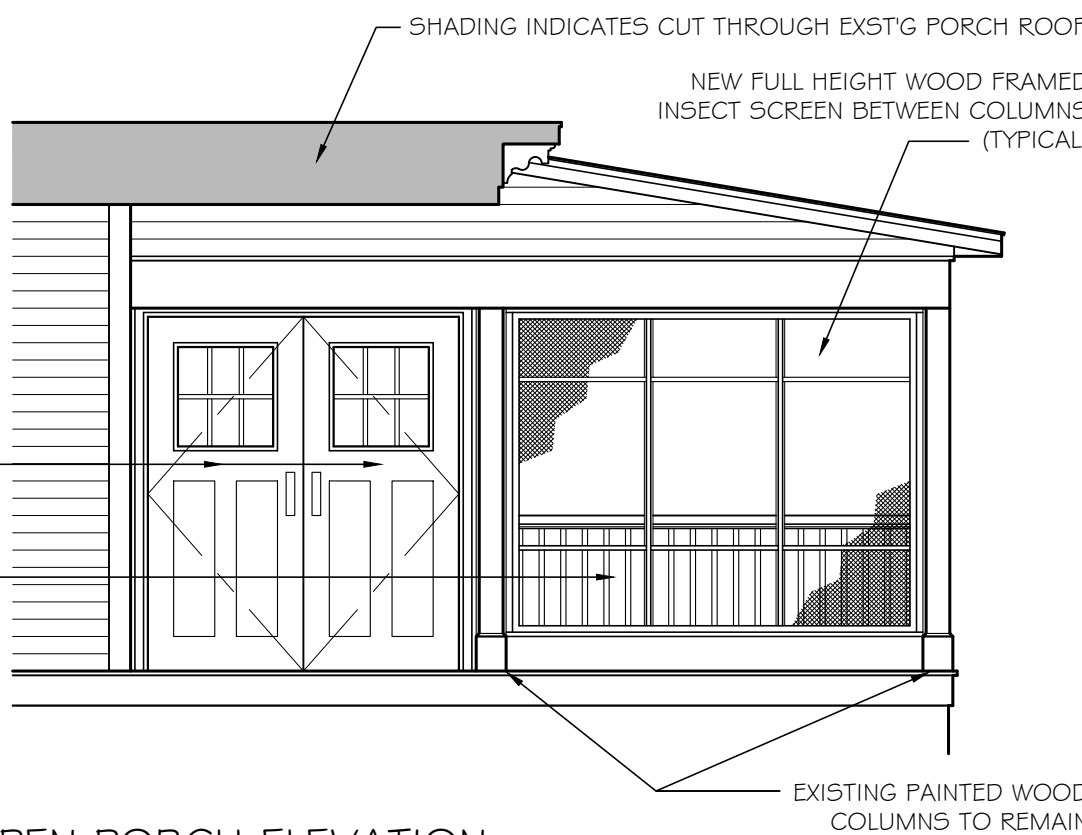


NEW PAINTED (BLACK) WOOD  
DOORS SET WITHIN EXISTING  
OPENING. JELD WEN, MODEL  
NO. 221856 (6) LITE OVER  
(2) PANEL

NEW WOOD RAILING BETWEEN  
COLUMNS BEHIND INSECT  
SCREEN (TYPICAL)

6  
A-1  
PROPOSED OPEN PORCH ELEVATION  
NOT TO SCALE

5  
A-1  
PROPOSED OPEN PORCH PLAN  
NOT TO SCALE



PROPOSED SITE PLAN  
SCALE: 1" = 15'-0"



1  
A-1  
EXISTING EAST ELEVATION  
NOT TO SCALE

EXISTING EAST ELEVATION - NO AWNINGS



2  
A-1  
PROPOSED EAST ELEVATION  
NOT TO SCALE

PROPOSED EAST ELEVATION - w/ CANVAS AWNINGS

PARTIAL PROPOSED  
ELEVATION SHOWN TO  
RIGHT



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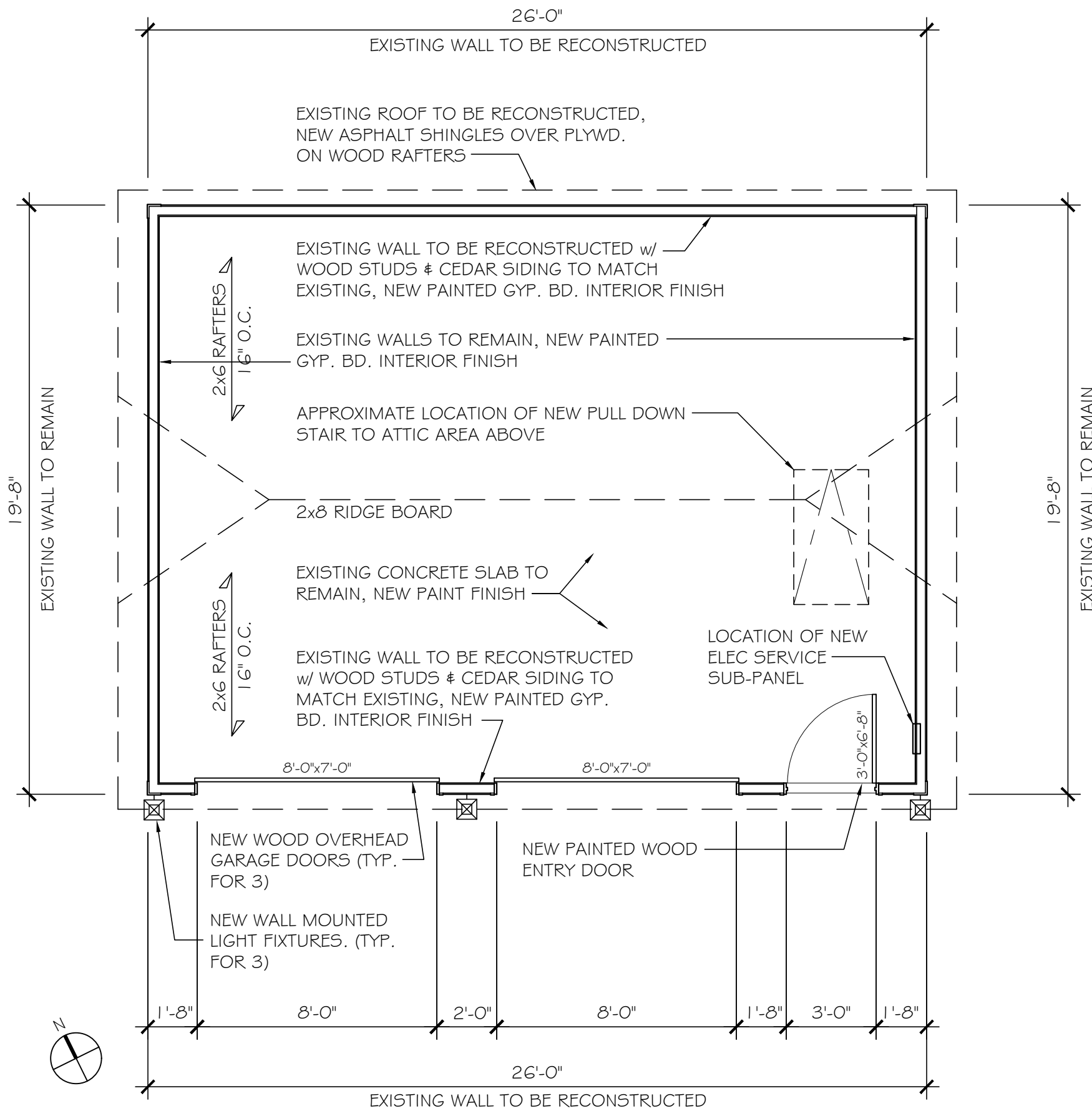
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2 OF 3

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1  
A-2 PROPOSED GARAGE PLAN  
SCALE: 1/4" = 1'-0" 511 GROSS SQ. FT.

PROPOSED GARAGE MATERIALS

FRAMING

EXISTING WOOD FRAMING TO REMAIN WHERE POSSIBLE. NEW FRAMING TO BE AS FOLLOWS:

BOTTOM PLATES: SINGLE 2x4, PRESSURE TREATED

WALLS: 2x4 WOOD STUDS, 16" O.C.,

ROOF: 2x6 WOOD RAFTERS, 16" O.C.

ROOF

NEW ASPHALT SHINGLES BY ATLAS, PINNACLE PRISTINE HIGH PERFORMANCE ARCHITECTURAL SHINGLES.

COLOR: BLACK, OVER FELT ROOFING UNERLAYMENT OVER 1/2" APA RATED EXTERIOR GRADE PLYWOOD

SHEATHING

SIDING

FINGER JOINTED WESTERN RED CEDAR, FACTORY PRIMED, BEVELED PROFILE

TRIM

WESTERN RED CEDAR, 3/4" THICKNESS, FACTORY PRIMED, FLAT PROFILE

OVERHEAD DOORS

8'-0"x7'-0" DOORS BY OVERHEAD DOOR COMPANY OR EQUAL. MODEL 9940/9950 (570) STANDARD

CONSTRUCTION, PAINT GRADE WOOD. PARSON SERIES, VERTICAL BOARD (P2), (570 DRAKE WIDE)

PERSONNEL DOOR

3'-0"x6'-8" STANDARD CONSTRUCTION, PAINT GRADE WOOD, FOUR RAISED PANEL DESIGN

INTERIOR FINISHES

WALLS 3/8" GYP. BD. SHEATHING, TAPED, SPACKLED & PAINTED, 2 COATS FINISH OVER PRIMER, COLOR: WHITE

CEILING 1/2" GYP. BD. SHEATHING, TAPED, SPACKLED & PAINTED, 2 COATS FINISH OVER PRIMER, COLOR: WHITE

FLOOR EPOXY PAINT FINISH, COLOR: SLATE GRAY

EXTERIOR FINISHES

ALL SIDING TO BE PAINTED w/ SHERWIN WILLIAMS RESILIENCE EXTERIOR LATEX, COLOR: SW9020 RAYO DE SOL

ALL DOORS & TRIM ACCENTS TO BE PAINTED w/ SHERWIN WILLIAMS RESILIENCE EXTERIOR LATEX, COLOR: SW6258

TRICORN BLACK. ALL TRIM TO BE PAINTED w/ SHERWIN WILLIAMS RESILIENCE EXTERIOR LATEX, COLOR: WHITE

(THE ABOVE COLORS ARE CURRENTLY USED ON THE EXISTING HOUSE)

ELECTRICAL SERVICE

THE EXISTING ELECTRICAL SERVICE WILL BE ABANDONED. A NEW FEED WILL BE PULLED FROM THE EXISTING HOUSE

TO A NEW SUB-PANEL WHICH WILL BE LOCATED

INTERIOR POWER & LIGHTING

NEW ELECTRICAL OUTLETS WILL BE INSTALLED FOR CEILING MOUNTED GARAGE DOOR OPENERS & GENERAL

CONVENIENCE. LIGHTING WILL PROVIDED BY RECESSED LIGHT FIXTURES FOR GENERAL ILLUMINATION OF THE

GARAGE AREA, SURFACE MOUNTED FOR THE ATTIC AREA

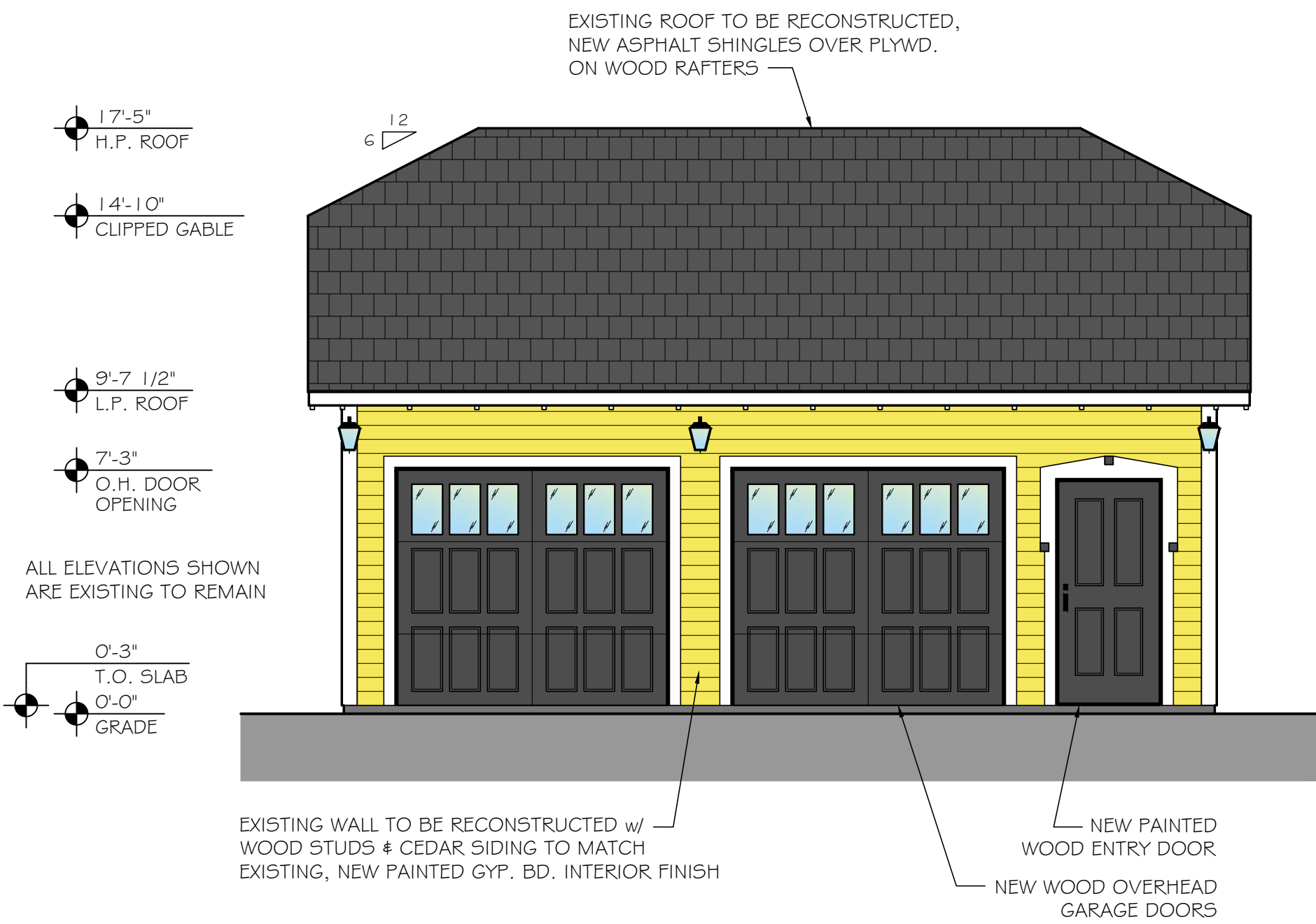
EXTERIOR LIGHTING

(3) WALL MOUNTED LANTERN / CARRIAGE STYLE, BLACK METAL & GLASS LED LIGHT FIXTURES WILL BE INSTALLED

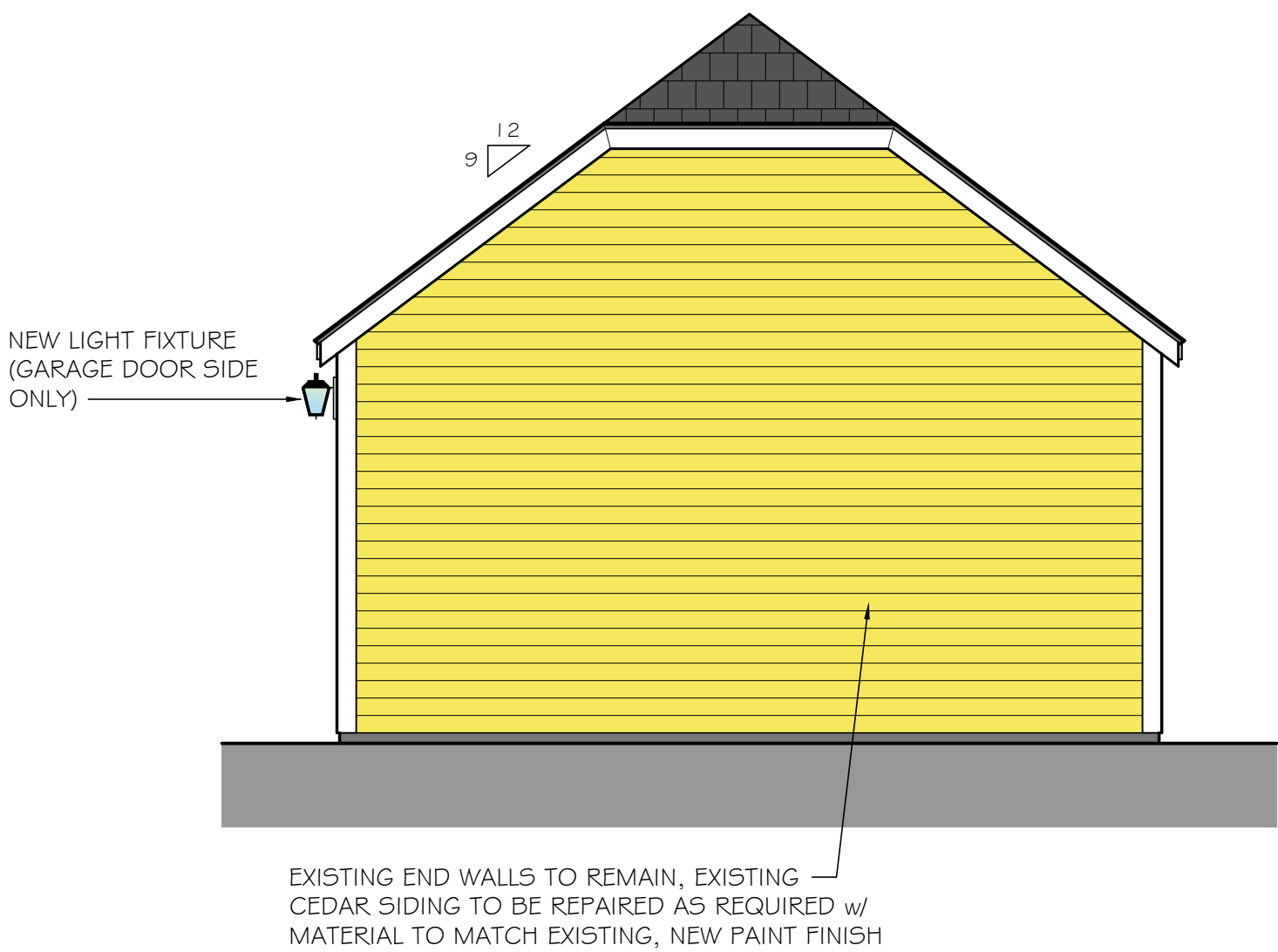
AS SHOWN ON THE DRAWINGS. MOUNTING HEIGHT TO BE +/-8'-6" ABOVE GRADE AT THE LOCATIONS SHOWN



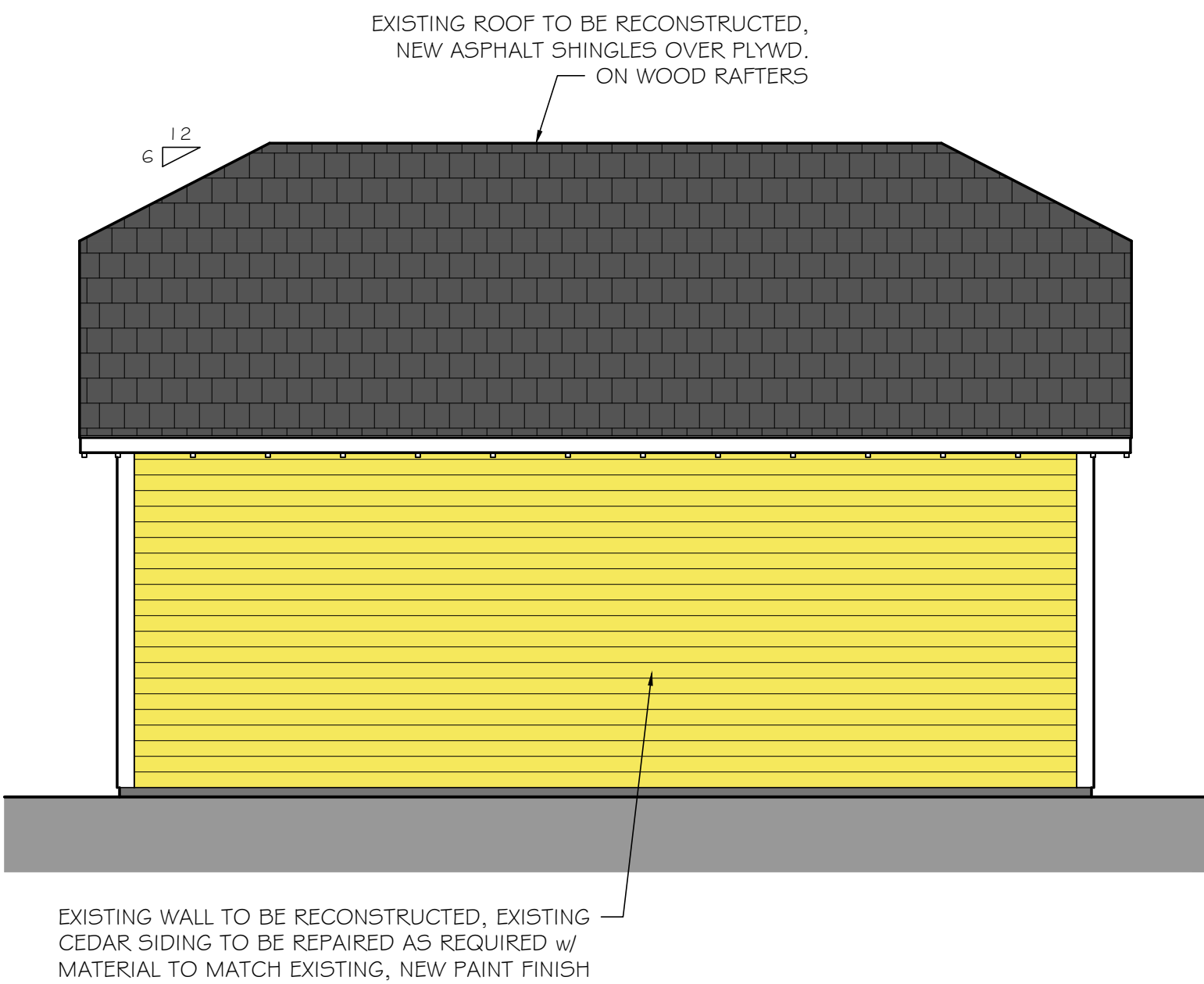
2  
A-2 PHOTO OF EXISTING GARAGE  
NOT TO SCALE



3  
A-2 PROPOSED SOUTH ELEVATION  
SCALE: 1/4" = 1'-0"



4  
A-2 PROPOSED EAST & WEST ELEVATIONS  
SCALE: 1/4" = 1'-0"



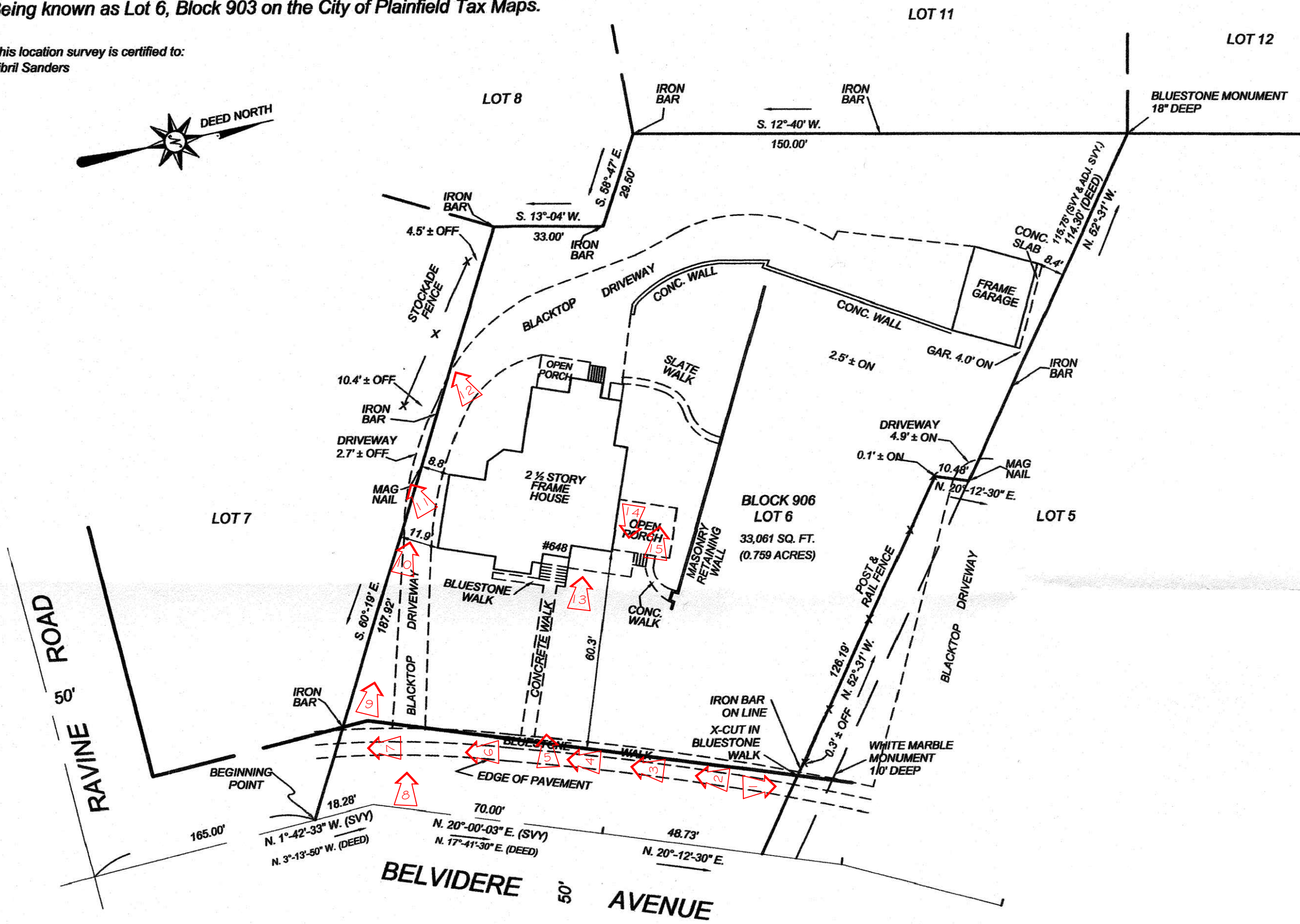
5  
A-2 PROPOSED NORTH ELEVATION  
SCALE: 1/4" = 1'-0"



Being indicated on a map entitled, "Map of Property situated at Netherwood, City of Plainfield N.J." dated July, 1892 and filed in the Office of the Clerk of Union County on December 2, 1892 as Map No. 80-B.

Being known as Lot 6, Block 903 on the City of Plainfield Tax Maps.

This location survey is certified to:  
Jibril Sanders



SCALE: 1" = 30'

SANDERS PARCEL

**LOT 6, BLOCK 906**  
IN THE  
**CITY OF PLAINFIELD**  
UNION COUNTY, NEW JERSEY

*Richard G. Titus*  
**RICHARD G. TITUS**  
N.J. PROFESSIONAL  
LAND SURVEYOR  
LIC NO. GS33181

**TITUS SURVEYING & ENGINEERING, P.C.**

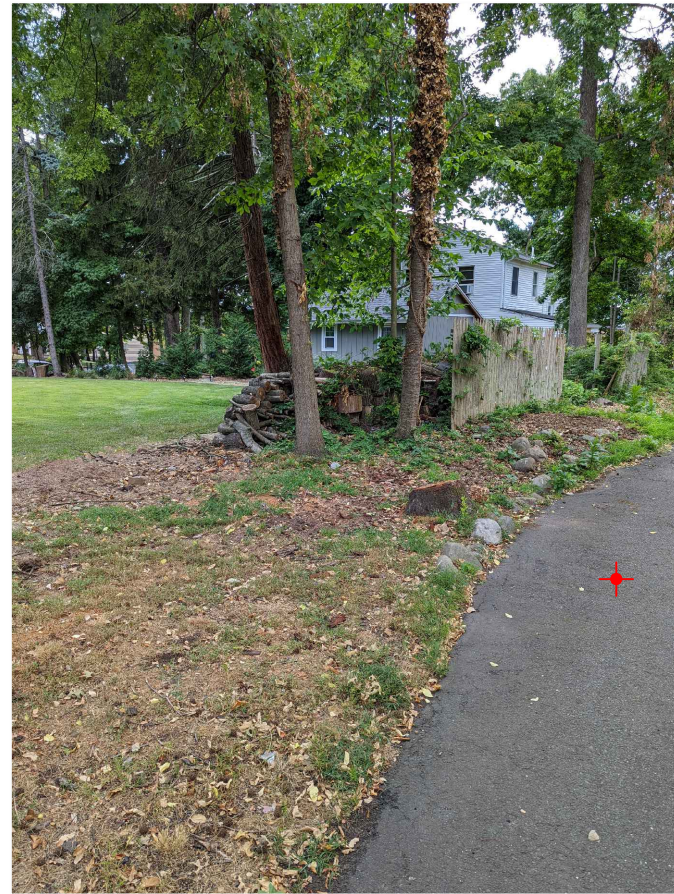
618 SOMERSET STREET  
NORTH PLAINFIELD, NEW JERSEY 07060  
PHONE: (908) 756-9047 FAX: (908) 756-9055

DATE	JOB NO.	BOOK	PAGE	DR. BY	CHECKED	SHEET
AUGUST 7, 2018	19-1883-18	343	13-15	RT	WLT	1 OF 1

648 BELVIDERE LOCATION SURVEY  
SCALE: 1" = 30'-0"



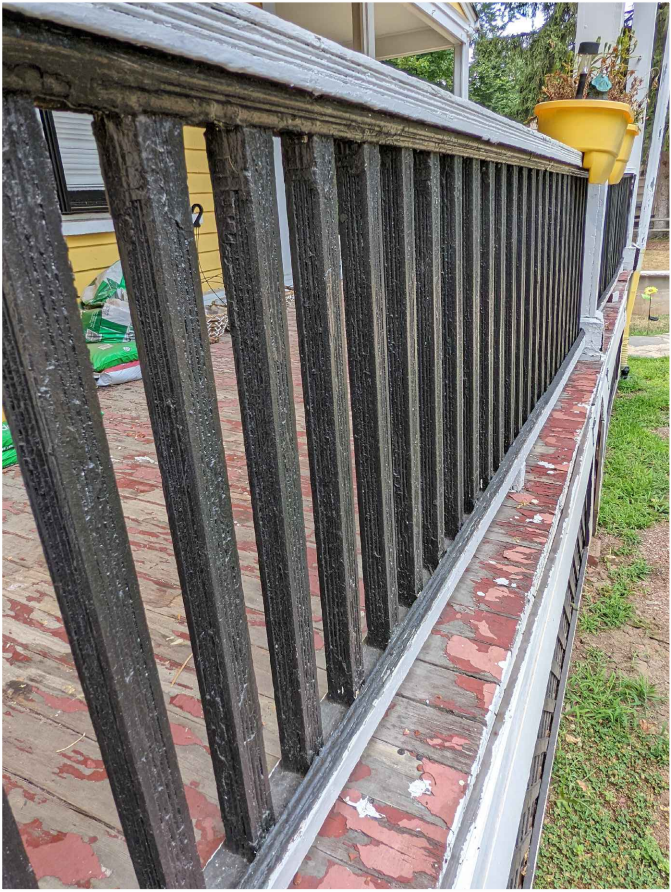
⑩ SIDE YARD & DRIVE LOOKING WEST  
EXISTING FENCE, TREE LINE & LAWN



⑪ SIDE YARD LOOKING SOUTHWEST  
DRIVEWAY OVERLAP ONTO ADJACENT PROPERTY. RED PIN INDICATES LOCATION OF PROPERTY LINE



⑫ NEIGHBOR'S FENCE  
NEW FENCE TYPE 'B' TO REPLACE EXISTING



⑬ FRONT PORCH RAILING  
NEW SIDE PORCH RAILING TO MATCH



⑭ OPENING FROM FRONT TO SIDE PORCH  
SIDE PORCH OPENING WHERE DOORS WILL BE INSTALLED



⑮ EXISTING INSECT SCREENS AT REAR OF SIDE PORCH  
NEW SIDE PORCH INSECT SCREENS TO MATCH EXISTING



⑦ SIDEWALK LOOKING SOUTH  
BLUESTONE SIDEWALK TO PROPERTY LINE



⑧ DRIVEWAY APRON LOOKING WEST  
CONCRETE SIDEWALK & DRIVEWAY APRON



⑨ SIDE YARD LOOKING WEST  
LOOKING WEST ALONG PROPERTY LINE



④ SIDEWALK & WALKWAY TO HOUSE  
BLUESTONE SIDEWALK TO CONCRETE WALK



⑤ WALKWAY TO HOUSE  
CONCRETE WALK TO HOUSE



⑥ SIDEWALK LOOKING SOUTH  
CRACKED BLUESTONE SIDEWALK



① SIDEWALK LOOKING NORTH  
BLUESTONE SIDEWALK TO PROPERTY LINE



② SIDEWALK LOOKING SOUTH  
WALKWAY RAISED BY TREE ROOTS



③ SIDEWALK LOOKING SOUTH  
CRACKED BLUESTONE SIDEWALK

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**648 BELVIDERE SURVEY & EXISTING CONDITIONS SITE PHOTOS**

SEAL:  
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N.J. LIC. AI 09548/ LIO3529

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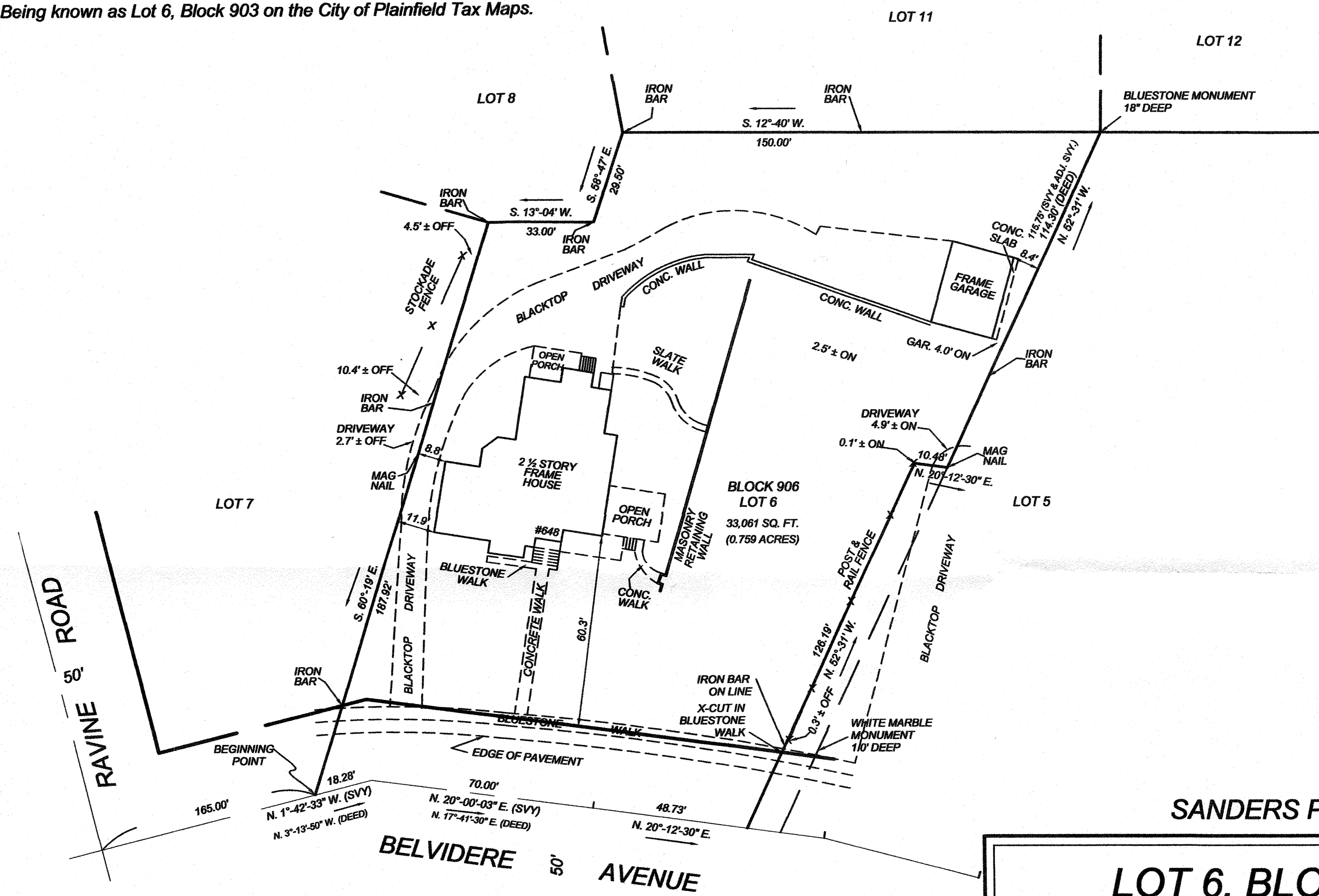
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# COZZARELLI CIRMINIELLO ARCHITECTS

commercial ▪ residential ▪ industrial ▪ design build ▪ construction management



August 12, 2022

Plainfield New Jersey  
Historic Preservation Commission  
515 Watchung Avenue, Rm 202  
Plainfield, NJ 07061

Re: 468 Belvidere Avenue, Plainfield, NJ  
List of Relief / Scope of Work

The following is a list of items for which we are seeking relief by the Plainfield HPC and parallels the scope of work shown on Drawing A-1 titled "Proposed Site Plan, Notes, Elevations and Details" prepared by Cozzarelli Cirminiello Architects dated August 12, 2022:

- Reconstruction of an existing two car garage (previously heard and approved)
- Installation of new six foot high wood stockade privacy fences (previously heard and approved)
- Repair of the existing bluestone sidewalk
- Repair of the existing concrete walkway
- Installation of new insect screens, railings and doors in open porch
- Installation of new canvas windows awnings

Drawing A-1 also provides information such as the location, type, color, manufacturer, place of purchase, etc. for the items listed above. We believe this information has been presented in a clear manner, but if anyone should have any questions or comments, please do not hesitate to contact me by phone or email to discuss.

Respectfully submitted,



Robert Cozzarelli FAIA  
NJ Lic. AI09548