



**ZONING SCHEDULE**

Zone: B - Business and BB - Village Residential - Corner  
 Proposed Use: Retail, Sales of Goods and Services

Required	Variance Granted	Proposed
Minimum Lot Area	2.9 Acres	0.69 Acres
Minimum Floor Area Ratio (FAR)	0.25	0.237
Maximum Impervious Coverage (MIC)	0.55	0.531
Maximum Building Height	43 Ft.	40 Ft.
Minimum Frontage	200 Feet	1 Storey
Maximum Frontage	200 Ft.	1,000 Ft.
Front	75 Ft.	60 Ft.
Side	25 Ft.	40 Ft.
Rear	25 Ft.	40 Ft.
Buffers	25 Ft.	0 Ft.
Right-of-Way	20 Ft.	0 Ft.
Side and Rear	20 Ft.	0 Ft.
Off-Street Parking	300 Spaces	185 Spaces

**Notes:**  
 (1) Adjacent to Residential Zone  
 (2) 1 per 200 sq. ft. Gross Floor Area

**SIGN LEGEND**

SYMBOL	MESSAGE	MINIMUM DIMENSIONS
(A)	STOP	36" x 36" (91.4 x 91.4)
(B)	STOP (SQUARE)	36" x 36" (91.4 x 91.4)
(C)	NO HOV 3+ ONLY	36" x 36" (91.4 x 91.4)
(D)	ONE WAY	36" x 36" (91.4 x 91.4)
(E)	HANDICAPPED PARKING SPACE	36" x 36" (91.4 x 91.4)
(F)	KEEP LEFT	36" x 36" (91.4 x 91.4)
(G)	STOP RIGHT	36" x 36" (91.4 x 91.4)
(H)	NO PARKING	36" x 36" (91.4 x 91.4)
(I)	NO STUCK VEHICLES	36" x 36" (91.4 x 91.4)
(J)	NO LEFT TURN	36" x 36" (91.4 x 91.4)
(K)	EXPERIENCE PARKING ONLY	36" x 36" (91.4 x 91.4)
(L)	YIELD	36" x 36" (91.4 x 91.4)
(M)	DRIVE IN ONLY	36" x 36" (91.4 x 91.4)

**VAN CLEEF ENGINEERING ASSOCIATES**  
 CONSULTING CIVIL, ENVIRONMENTAL & MUNICIPAL ENGINEERING  
 LAND SURVEYING • PROFESSIONAL PLANNING • LANDSCAPE ARCHITECTURE

HY: *[Signature]*  
 ROBERT J. CLERICO, PROFESSIONAL ENGINEER, N.J. LIC. No. 23260

**SITE PLAN**  
 FOR  
**WHITEHOUSE MALL - PHASES II & III**  
 BLOCK 34, LOTS 32 & 33  
 READINGTON TOWNSHIP  
 HUNTERDON COUNTY, NEW JERSEY

REVIEWS

REVISIONS	AUTH.	DATE	DATE
GENERAL REVISION	A.S.	1/18/24	10/10/23
GENERAL REVISION	A.S.	2/27/24	
GENERAL REVISION	A.S.	3/25/24	
GENERAL REVISION - SCALE FOR MARKING	A.S.	4/23/24	
SCALE FOR EXISTENCE	A.S.	5/20/24	
GENERAL REVISION	A.S.	6/26/24	

DATE: OCTOBER 9, 1995  
 SCALE: 1" = 30'  
 DESIGNED BY: A.T.  
 DRAWN BY: M.T.B.  
 CHECKED BY: A.T.

JOB NO. 88 - 4 - BE. FILE B 34 / L 32 R33

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