

Document No. 1594-20
John J. Casella, P.E.
Margaret Kulik, P.L.S.
Professional Engineer
Professional Land Surveyor
New Jersey License No. 1594-20
New Jersey License No. 38943
Record in File No. 1594-20

IT IS HEREBY CERTIFIED THAT LANDS SUBDIVIDED BY THIS MAP ARE OWNED BY TITLE OF RECORD AND THAT CONSENT TO THE APPROVAL OF SAID PLAN IS GIVEN BY
John J. Casella 5/8/06
DATE _____ OWNER _____

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP AND LAND SURVEY DATED 5/26/04 MEETS THE MINIMUM SURVEY DETAIL REQUIREMENTS, WITH OUTBOUND CORNERS MARKED, AS PROMULGATED BY THE STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS, AND HAS BEEN MADE UNDER MY SUPERVISION, AND COMPLIES WITH THE PROVISIONS OF THE MAP PLUNGING LAW AND THAT THE OUTBOUND CORNER MARKERS AS SHOWN HAVE BEEN FOUND OR SET.

8/24/06 Margaret Kulik
DATE _____ MUNICIPAL CLERK _____

THE INTERIOR MONUMENTS SHOWN ON THIS MAP SHALL BE SET WITHIN AN APPROPRIATE TIME LIMIT AS PROVIDED FOR IN THE "MUNICIPAL LAND USE LAW," P.L. 1975, C.231 (C.40:55-1 ET SEQ.) OR LOCAL ORDINANCE.

I CERTIFY THAT A BOND HAS BEEN GIVEN TO THE MUNICIPALITY, GUARANTEEING THE FUTURE SETTING OF THE MONUMENTS SHOWN ON THIS MAP AND SO DESIGNATED.

8/24/06 Margaret Kulik
DATE _____ MUNICIPAL CLERK _____

I HEREBY CERTIFY THAT THE PUBLIC STREETS OR OTHER WAYS SHOWN HEREON HAVE BEEN APPROVED AS TO LOCATION AND WIDTH AND NAMES BY THE PROPER AUTHORITY.

DATE _____ MUNICIPAL CLERK _____

THIS MAP HAS BEEN REVIEWED AS PRESCRIBED BY R.S. 40:27-6.2 AND HAS BEEN APPROVED AS REQUIRED BY R.S. 40:27-6.3 ON _____

DATE _____ PLANNING DIRECTOR _____

DATE _____ ATTEST _____

I CERTIFY THAT THIS MAP WAS DULY APPROVED BY RESOLUTION OF THE PLANNING BOARD AT AN OFFICIAL MEETING HELD ON _____ HEREIN FURTHER CERTIFY THAT THE PLANNING BOARD IS THE CONSTITUTED PROPER AUTHORITY.

8/24/06 Margaret Kulik
DATE _____ PLANNING BOARD SECRETARY _____

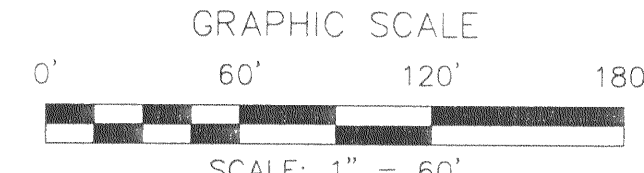
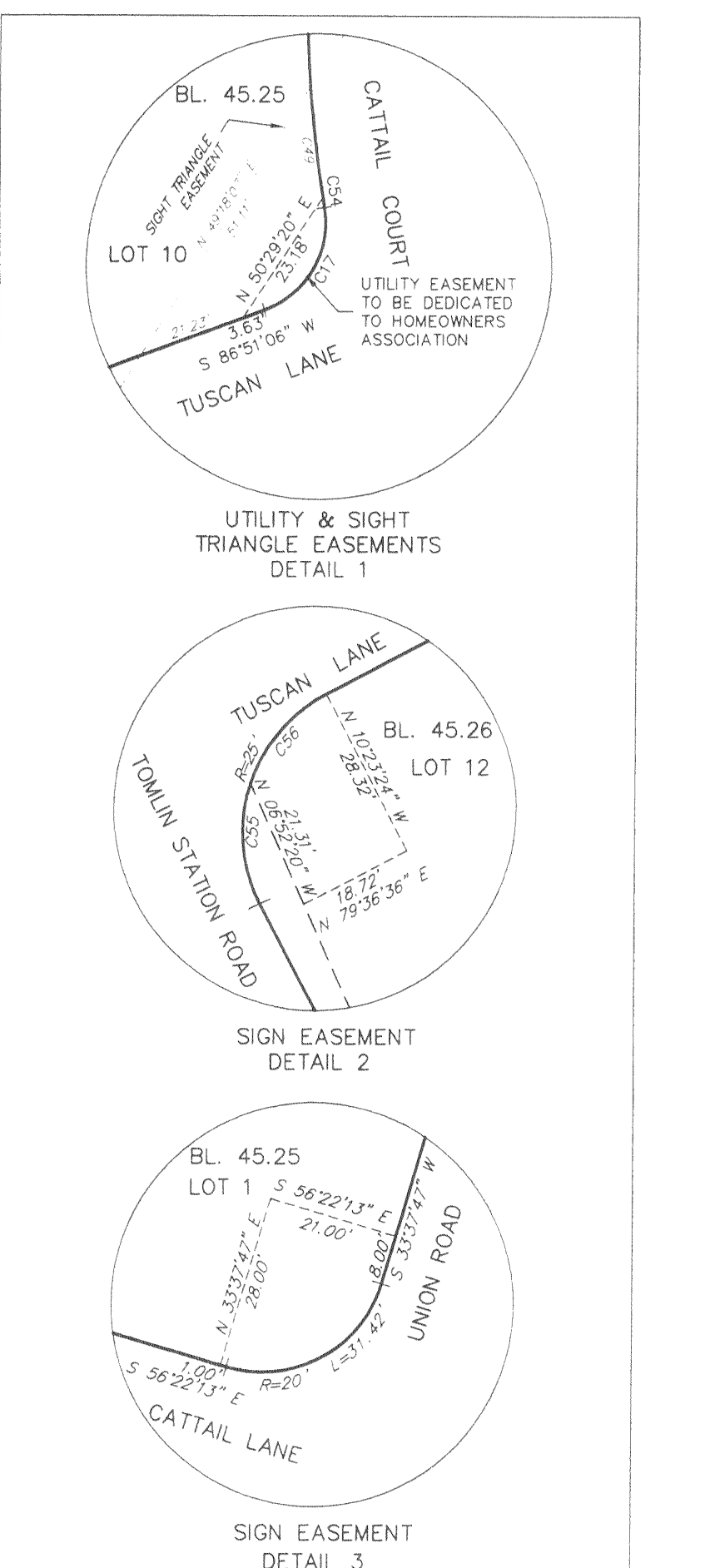
THIS PLAN IS HEREBY APPROVED BY THE PLANNING BOARD OF THE TOWNSHIP OF HARRISON, NEW JERSEY.
8/24/06 Margaret Kulik
DATE _____ PLANNING BOARD CHAIRMAN _____

I HAVE CAREFULLY EXAMINED THIS MAP AND TO THE BEST OF MY KNOWLEDGE AND BELIEF FIND IT CONFORMS WITH THE PROVISIONS OF THE "MAP PLUNGING LAW," RESOLUTION OF APPROVAL AND THE MUNICIPAL ORDINANCES AND REQUIREMENTS APPLICABLE THERETO.
8/24/06 Margaret Kulik
DATE _____ MUNICIPAL ENGINEER _____

THIS MAP IS CERTIFIED TO THE COUNTY CLERK AS CONFORMING TO THE PROVISIONS OF THE "MAP PLUNGING LAW" FOR THE GLOUCESTER COUNTY PLANNING BOARD.

DATE _____ PLANNING DIRECTOR _____

APPROVED
PLANNING BOARD ENGINEER
DEMINGTON & VERNICK ENGINEERS
CONFIDENTIAL
8/24/06 Margaret Kulik
EASEMENT
DETAILS



CURVE CHART					CURVE CHART					CURVE CHART				
CURVE	RADIUS	ARC LENGTH	CHORD BEARING	DELTA ANGLE	CURVE	RADIUS	ARC LENGTH	CHORD BEARING	DELTA ANGLE	CURVE	RADIUS	ARC LENGTH	CHORD BEARING	DELTA ANGLE
C1	20.00	31.42	S 78°37'43" W	90°00'00"	C45	51.00	161.84	N 15°29'36" W	114°31'17"	C89	51.00	161.84	N 15°29'36" W	114°31'17"
C2	15.00	23.56	S 78°37'43" W	90°00'00"	C46	51.00	161.84	N 15°29'36" W	114°31'17"	C90	51.00	161.84	N 15°29'36" W	114°31'17"
C3	150.00	89.07	S 73°22'58" E	84°00'00"	C47	125.00	6.58	N 35°55'13" E	03°00'00"	C91	125.00	6.58	N 35°55'13" E	03°00'00"
C4	150.00	17.45	S 73°22'58" E	84°00'00"	C48	150.00	1.98	N 35°55'13" E	03°00'00"	C92	150.00	1.98	N 35°55'13" E	03°00'00"
C5	150.00	11.62	S 88°12'21" E	04°28'25"	C49	200.00	19.49	N 09°25'35" E	02°34'57"	C93	200.00	19.49	N 09°25'35" E	02°34'57"
C6	150.00	39.39	S 73°22'58" E	84°00'00"	C50	200.00	19.49	N 09°25'35" E	02°34'57"	C94	200.00	19.49	N 09°25'35" E	02°34'57"
C7	350.00	277.01	N 67°43'15" E	45°20'48"	C51	400.00	23.52	N 45°20'48" E	03°22'09"	C95	400.00	23.52	N 45°20'48" E	03°22'09"
C8	150.00	333.58	N 67°43'15" E	45°20'48"	C52	400.00	23.52	N 45°20'48" E	03°22'09"	C96	400.00	23.52	N 45°20'48" E	03°22'09"
C9	350.00	148.48	N 78°14'25" W	24°18'21"	C53	15.00	23.56	N 78°14'25" W	24°18'21"	C97	15.00	23.56	N 78°14'25" W	24°18'21"
C10	150.00	125.14	N 78°14'25" W	24°18'21"	C54	200.00	1.98	N 78°14'25" W	24°18'21"	C98	200.00	1.98	N 78°14'25" W	24°18'21"
C11	400.00	152.14	N 78°14'25" W	24°18'21"	C55	200.00	1.98	N 78°14'25" W	24°18'21"	C99	200.00	1.98	N 78°14'25" W	24°18'21"
C12	15.00	23.56	N 78°14'25" W	24°18'21"	C56	200.00	1.98	N 78°14'25" W	24°18'21"	C100	200.00	1.98	N 78°14'25" W	24°18'21"
C13	15.00	23.56	N 78°14'25" W	24°18'21"	C57	200.00	1.98	N 78°14'25" W	24°18'21"					
C14	400.00	87.71	N 51°17'31" E	12°20'33"	C58	220.00	47.89	N 51°17'31" E	12°20'33"					
C15	200.00	108.43	N 51°17'31" E	12°20'33"	C59	220.00	47.89	N 51°17'31" E	12°20'33"					
C16	15.00	23.56	N 51°17'31" E	12°20'33"	C60	5.00	7.85	N 51°17'31" E	12°20'33"					
C17	15.00	23.56	N 51°17'31" E	12°20'33"	C61	5.00	7.85	N 51°17'31" E	12°20'33"					
C18	200.00	27.09	N 51°17'31" E	12°20'33"	C62	5.00	7.85	N 51°17'31" E	12°20'33"					
C19	15.00	23.56	N 51°17'31" E	12°20'33"	C63	5.00	7.85	N 51°17'31" E	12°20'33"					
C20	75.00	13.46	N 51°17'31" E	12°20'33"	C64	135.00	24.24	N 51°17'31" E	12°20'33"					
C21	15.00	23.56	N 51°17'31" E	12°20'33"	C65	5.00	7.85	N 51°17'31" E	12°20'33"					
C22	51.00	198.35	N 44°36'15" E	22°42'50"	C66	51.00	161.71	N 44°36'15" E	22°42'50"					
C23	51.00	198.35	N 44°36'15" E	22°42'50"	C67	51.00	161.71	N 44°36'15" E	22°42'50"					
C24	40.00	90.81	N 44°36'15" E	22°42'50"	C68	40.00	90.81	N 44°36'15" E	22°42'50"					
C25	51.00	198.35	N 44°36'15" E	22°42'50"	C69	40.00	90.81	N 44°36'15" E	22°42'50"					
C26	40.00	90.81	N 44°36'15" E	22°42'50"	C70	51.00	198.35	N 44°36'15" E	22°42'50"					
C27	51.00	198.35	N 44°36'15" E	22°42'50"	C71	51.00	198.35	N 44°36'15" E	22°42'50"					
C28	51.00	198.35	N 44°36'15" E	22°42'50"	C72	51.00	198.35	N 44°36'15" E	22°42'50"					
C29	200.00	25.80	N 44°36'15" E	22°42'50"	C73	51.00	198.35	N 44°36'15" E	22°42'50"					
C30	200.00	25.80	N 44°36'15" E	22°42'50"	C74	51.00	198.35	N 44°36'15" E	22°42'50"					
C31	15.00	23.56	N 44°36'15" E	22°42'50"	C75	51.00	198.35	N 44°36'15" E	22°42'50"					
C32	15.00	23.56	N 44°36'15" E	22°42'50"	C76	51.00	198.35	N 44°36'15" E	22°42'50"					
C33	160.00	34.83	N 44°36'15" E	22°42'50"	C77	51.00	198.35	N 44°36'15" E	22°42'50"					
C34	210.00	45.71	N 44°36'15" E	22°42'50"	C78	135.00	24.24	N 44°36'15" E	22°42'50"					
C35	15.00	23.56	N 44°36'15" E	22°42'50"	C79	5.00	7.85	N 44°36'15" E	22°42'50"					
C36	15.00	23.56	N 44°36'15" E	22°42'50"	C80	410.00	89.39	N 44°36'15" E	22°42'50"					
C37	40.00	90.81	N 44°36'15" E	22°42'50"	C81	410.00	89.39	N 44°36'15" E	22°42'50"					
C38	40.00	90.81	N 44°36'15" E	22°42'50"	C82	5.00	7.85	N 44°36'15" E	22°42'50"					
C39	51.00	198.35	N 44°36'15" E	22°42'50"	C83	5.00	7.85	N 44°36'15" E	22°42'50"					
C40	51.00	198.35	N 44°36'15" E	22°42'50"	C84	15.00	6.69	N 44°36'15" E	22°42'50"					

LINE CHART					LINE CHART					LINE CHART				
LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	N 02°04'52" W	10.00	L21	N 89°36'20" E	112.29	L41	N 02°04'52" W	10.00	L61	N 89°36'20" E	112.29	L81	N 02°04'52" W	10.00
L2	S 02°04'52" W	10.00	L22	N 32°30'57" E	112.29	L42	N 79°36'50" W	18.79	L62	N 32°30'57" E	112.29	L82	N 79°36'50" W	18.79
L3	N 89°36'20" E	10.00	L23	N 42°48'07" E	112.29	L43	N 02°04'52" W	10.00	L63	N 42°48'07" E	112.29	L83	N 02°04'52" W	10.00
L4	N 89°36'20" E	10.00	L24	N 2°30'58" E	10.00	L44	N 79°36'50" W	18.79	L64	N 2°30'58" E	10.00	L84	N 79°36'50" W	18.79
L5	N 02°04'52" W	10.00	L25	N 89°36'20" E	112.29	L45	N 02°04'52" W	10.00	L65	N 89°36'20" E	112.29	L85	N 02°04'52" W	10.00
L6	N 89°36'20" E	10.00	L26	S 42°48'07" W	126.23	L46	N 89°36'20" E	112.29	L66	S 42°48'07" W	126.23	L86	N 89°36'20" E	112.29
L7	N 89°36'20" E	10.00	L27	N 89°36'20" E	112.29	L47	N 89°36'20" E	112.29	L67	N 89°36'20" E	112.29	L87	N 89°36'20" E	112.29
L8	N 72°45'15" W	14.96	L28	N 89°36'20" E	112.29	L48	N 89°36'20" E	112.29	L68	N 72°45'15" W	14.96	L88	N 89°36'20" E	112.29
L9	N 89°36'20" E	112.29	L29	N 89°36'20" E	112.29	L49	N 89°36'20" E	112.29	L69	N 89°36'20" E	112.29	L89	N 89°36'20" E	112.29
L10	N 89°36'20" E	112.29	L30	N 89°36'20" E	112.29	L50	N 89°36'20" E	112.29	L70	N 89°36'20" E	112.29	L90	N 89°36'20" E	112.29
L11	N 89°36'20" E	112.29	L31	N 89°36'20" E	112.29	L51	N 89°36'20" E	112.29	L71	N 89°36'20" E	112.29	L91	N 89°36'20" E	112.29
L12	N 89°36'20" E	112.29	L32	N 89°36'20" E	112.29	L52	N 89°36'20" E	112.29	L72	N 89°36'20" E	112.29	L92	N 89°36'20" E	112.29
L13	N 89°36'20" E	112.29	L33	N 89°36'20" E	112.29	L53	N 89°36'20" E	112.29	L73	N 89°36'20" E	112.29	L93	N 89°36'20" E	112.29
L14	N 89°36'20" E	112.29	L34	N 89°36'20" E	112.29	L54	N 89°36'20" E	112.29	L74	N 89°36'20" E	112.29	L94	N 89°36'20" E	112.29
L15	N 89°36'20" E	112.29	L35	N 89°36'20" E	112.29	L55	N 89°36'20" E	112.29	L75	N 89°36'20" E	112.29	L95	N 89°36'20" E	112.29
L16	N 89°36'20" E	112.29	L36	N 89°36'20" E	112.29	L56	N 89°36'20" E	112.29	L76	N 89°36'20" E	112.29	L96	N 89°36'20" E	112.29
L17	N 89°36'20" E	112.29	L37	N 89°36'20" E	112.29	L57	N 89°36'20" E	112.29	L77	N 89°36'20" E	112.29	L97	N 89°36'20" E	112.29
L18	N 89°36'20" E	112.29	L38	N 89°36'20" E	112.29	L58	N 89°36'20" E	112.29	L78	N 89°36'20" E	112.29	L98	N 89°36'20" E	112.29
L19	N 89°36'20" E	112.29	L39	N 89°36'20" E	112.29	L59	N 89°36'20" E	112.29	L79	N 89°36'20" E	112.29	L99	N 89°36'20" E	112.29
L20	N 89°36'20" E	112.29	L40	N 89°36'20" E	112.29	L60	N 89°36'20" E	112.29	L80	N 89°36'20" E	112.29	L100	N 89°36'20" E	112.29

NOTES:
1. NUMBER OF LOTS CREATED = 32
2. NUMBER OF BUILDING LOTS = 31
3. TOTAL AREA OF THIS SECTION = 46.23 AC
4. TOTAL AREA OF OPEN SPACE IN THIS SECTION = 4.39 AC
5. TOTAL AREA OF R.O.W. IN THIS SECTION = 4.34 AC
6. SIGHT TRIANGLE EASEMENTS GRANTED TO THE TOWNSHIP OF HARRISON FOR THE PURPOSES PROVIDED FOR AND EXPRESSED IN THE TOWNSHIP CODE
7. PROPERTY-IN-QUESTION CURRENTLY LOCATED WITHIN THE RESIDENTIAL-AGRICULTURAL R-1 ZONE
8. HORIZONTAL DATUM SHOWN ON THIS PLAN IS BASED ON NJSPCS 1983
9. PER GLOUCESTER COUNTY APPROVAL, NO SITE TRIANGLE EASEMENT IS REQUIRED OVER LOT 5.03, BLOCK 45.01

BULK REQUIREMENTS
SINGLE FAMILY DETACHED HOUSES
MINIMUM LOT AREA (±) 43,560 sq ft
MINIMUM LOT WIDTH (at bidg setback line) 35 ft
MINIMUM FRONT YARD 20 ft
MINIMUM SIDE YARD 20 ft
MINIMUM REAR YARD 20 ft
MAXIMUM NUMBER OF UNITS/STRUCTURE 1

OWNER:
JOHN J. CASSELLA
933 UNION ROAD
MULLICA HILL, NJ 08062

APPLICANT:
MIPRO HOMES, LLC
235-A TAUNTON BOULEVARD
MEDFORD, N.J. 08055

DATE 7/10/06

MARGARET KULIK, PLS

PROFESSIONAL LAND SURVEYOR, NEW JERSEY LIC. NO. 38943

PLAN OF LOTS

CASELLA FARMS

ORIGINAL TRACT: BLOCK 45.01, LOT 2

HARRISON TOWNSHIP, GLOUCESTER COUNTY, NEW JERSEY

PREPARED BY

CONSULTING ENGINEER SERVICES

PROFESSIONAL ENGINEERS, PLANNERS, & LAND SURVEYORS

150 DELSEA DRIVE, SUITE 1, SEWELL, NEW JERSEY 08080

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