

ADJOINING OWNERS LIST

BLOCK 19, LOT 1.04 DONALD & GIOVANNA RICK P.O. BOX 305 RICHWOOD, NEW JERSEY 08074

BLOCK 19, LOT 1.05 ROBERT W. JR. & DA MULLET P.O. BOX 332 RICHWOOD, NEW JERSEY 08074

BLOCK 19, LOT 1.06 JOON NORMAN SCHLEICHER P.O. BOX 12 RICHWOOD, NEW JERSEY 08074

BLOCK 19, LOT 1.07 JAMES W. & JUDY HARGREAVES 231 BISHOP ROAD RICHWOOD, NEW JERSEY 08074

BLOCK 19, LOT 1.08 JOSEPH D. PROSS 123 BISHOP ROAD RICHWOOD, NEW JERSEY 08074

BLOCK 19, LOT 1.09 WILLIAM & SARAH PIKE P.O. BOX 328 RICHWOOD, NEW JERSEY 08074

BLOCK 19, LOT 1.10 FRANK J. GERVATO 111 BISHOP ROAD RICHWOOD, NEW JERSEY 08062

BLOCK 19, LOT 1.11 GEORGE W. & DEBRAH ALEXANDER P.O. BOX 174 RICHWOOD, NEW JERSEY 08074

BLOCK 19, LOT 1.12 WALTER & KARLENE BABU 113 BISHOP ROAD RICHWOOD, NEW JERSEY 08062

BLOCK 19, LOT 1.13 STEPHEN R. & FR MACFARLAND P.O. BOX 174 RICHWOOD, NEW JERSEY 08062

BLOCK 19, LOT 1.14 DONALD F. & DONNA A. BRASO 448 MULLICA HILL ROAD RICHWOOD, NEW JERSEY 08062

BLOCK 19, LOT 1.15 JOSEPH B. RIDING MANAGER OF R/E & R/W CONNECTIV 5100 HARDING HIGHWAY WAYS LANDING, NEW JERSEY 08330

BLOCK 19, LOT 1.16 VALERIE DACOSTA 4470 TUCANA COURT #1212 MISSISSAUGA ONTARIO CANADA

BLOCK 19, LOT 1.17 JAMES F. & BARBARA PALMER 412 MULLICA HILL ROAD RICHWOOD, NEW JERSEY 08062

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BLOCK 19, LOT 1.20 RICHARD & CLAUDE SOWERS P.O. BOX 241 RICHWOOD, NEW JERSEY 08074

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BLOCK 19, LOT 1.99 JOSEPH B. RIDING MANAGER OF R/E & R/W CONNECTIV 5100 HARDING HIGHWAY WAYS LANDING, NEW JERSEY 08330

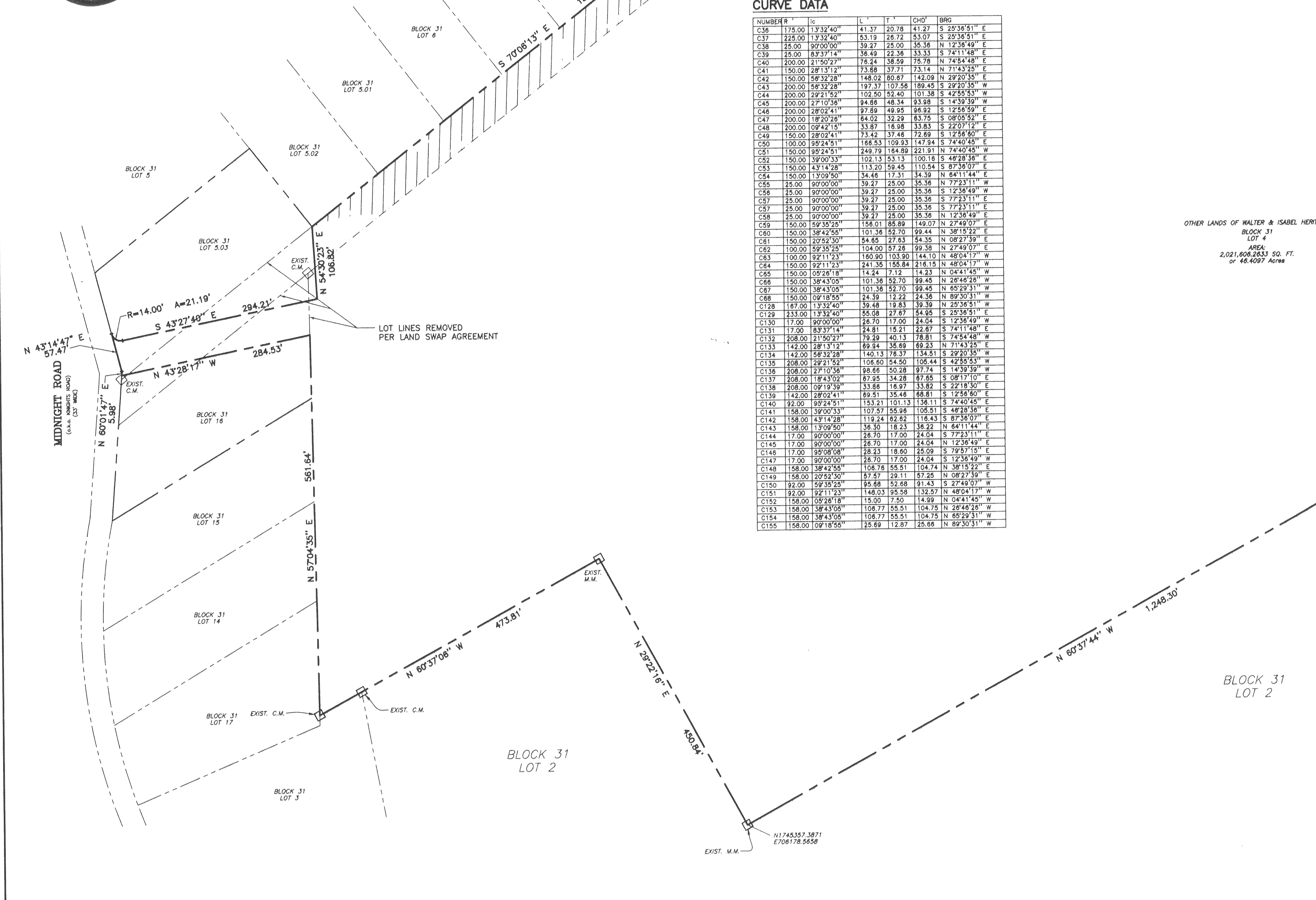
BLOCK 19, LOT 2.00 VALERIE DACOSTA 4470 TUCANA COURT #1212 MISSISSAUGA ONTARIO CANADA

GENERAL NOTES

- TRACT ZONED R-1 AGRICULTURAL-RESIDENTIAL.
- TRACT CONSISTS OF LOT 4, BLOCK 31, ON PLATE 15 OF THE OFFICIAL TAX MAP OF HARRISON TOWNSHIP.
- INTERNAL ROADS SHALL BE DESIGNED AND CONSTRUCTED AS PER THE RESIDENTIAL SITE IMPROVEMENT STANDARDS, NEW JERSEY ADMINISTRATIVE CODE, TITLE 5, CHAPTER 21, DATED JANUARY 6, 1997, AND STANDARDS SET FORTH BY GLOUCESTER TOWNSHIP.
- INTERNAL ROADS SHALL BE DEDICATED TO HARRISON TOWNSHIP.
- ALL ROAD DESIGN AND CONSTRUCTION FOR HARRISONVILLE ROAD (CO. RTE. 618) SHALL BE IN ACCORDANCE WITH STANDARDS SET FORTH BY GLOUCESTER COUNTY.
- THE NUMBER OF PROPOSED LOTS = 40.
- TOTAL NUMBER OF PROPOSED RESIDENTIAL LOTS / UNITS = 37.
- NUMBER OF OPEN SPACE LOTS = 2, NUMBER OF LOTS RETAINED BY OWNER = 1.
- OUTBOUNDING OBTAINED FROM SURVEY OF LANDS PLAN BY JOHN H. DATZ, PROFESSIONAL ENGINEER AND LAND SURVEYOR, PLAN DATED 3/11/98, REV. 3/31/98.
- WETLANDS DELINEATION BY GLENN SCHIFFERDECKER, SOIL SCIENTIST, LETTER OF INTERPRETATION NO. 0808-98-0006.1.
- ALL ROADWAYS TO BE OWNED AND MAINTAINED BY HARRISON TOWNSHIP.
- ALL OPEN SPACE AND DETENTION BASINS TO BE OWNED AND MAINTAINED BY A HOMEOWNERS ASSOCIATION.
- ALL LOTS LOCATED ALONG HARRISONVILLE ROAD (COUNTY ROUTE 618) WILL BE DEED RESTRICTED NOT TO ALLOW ACCESS FROM SAID HARRISONVILLE ROAD. THIS INCLUDES THE FOLLOWING LOTS: LOTS 22, 23, 24, 25 & 26, BLOCK 31.03 AND LOTS 22, 23, & 24, BLOCK 31.02.
- NO DEED RESTRICTIONS OR PROTECTIVE COVENANTS EXIST ON THE PROJECT SITE.
- LOTS 19 AND 20, BLOCK 31.03 CONTAIN WETLANDS, WETLAND BUFFER AREAS, AND MAY BE SUBJECT TO PONDING. RESTRICTIONS PER N.J.A.C. 7:7A SHALL APPLY.
- TOTAL DEVELOPED AREA = 2,132,800.2575 s.f. or 48.9577 Acres

3120

3756



ROADWAY DATA (BASED ON NEW JERSEY RESIDENTIAL SITE STANDARDS)

ITEM	REQUIRED/PERMITTED	PROPOSED	STATUS
ROAD R.O.W. WIDTH	50 FT	50 FT	"C"
MIN. CENTERLINE RADIUS	100 FEET	>100 FEET	"C"
MIN. TANGENT BETWEEN CROSSING CURVES	100 FEET	>100 FEET	"C"

"C" CONFORMS TO NEW JERSEY RESIDENTIAL SITE IMPROVEMENT STANDARDS

CERTIFICATIONS

I CERTIFY THAT THIS MAP WAS DULY APPROVED BY RESOLUTION OF THE PLANNING BOARD AT AN OFFICIAL MEETING HELD ON _____, AND SHALL BE FILED ON OR BEFORE _____, I HEREBY FURTHER CERTIFY THAT THE PLANNING BOARD IS THE CONSTITUTED PROPER AUTHORITY.

PLANNING BOARD SECRETARY
PLANNING BOARD CHAIRMAN

I CERTIFY THAT THE PUBLIC STREETS OR OTHER WAYS SHOWN HEREON HAVE BEEN APPROVED AS TO THE LOCATION, WIDTH AND NAMES BY THE PROPER AUTHORITY. DO FURTHER CERTIFY THAT A BOND HAS BEEN GIVEN TO THE MUNICIPALITY GUARANTEEING THE FUTURE SETTING OF THE MONUMENTS SHOWN ON THIS MAP AND SO DESIGNATED.

TOWNSHIP CLERK

ZONING DATA (BASED ON HARRISON TOWNSHIP ZONING ORDINANCE)

ITEM	REQUIRED/PERMITTED	PROPOSED	STATUS
USE	SINGLE FAMILY DETACHED	SINGLE FAMILY DETACHED	"C"
MIN. LOT AREA	1 ACRE	1 ACRE	"C"
MIN. LOT WIDTH @ SETBACK	125 FT	125 FT	"C"
MIN. LOT COVERAGE (BUILDING)	15%	15%	"C"
MAX. BUILDING HEIGHT	35 FT	35 FT	"C"
MIN. SETBACK FROM ROAD	35 FT	35 FT	"C"
TUNNIN SETBACK FROM ANY PROPERTY LINE	20 FT	20 FT	"C"
OFF-STREET PARKING	>2 SPACES / D.U.	>2 SPACES / D.U.	"C"

"C" CONFORMS TO MUNICIPAL ZONING ORDINANCES.

IT IS HEREBY CERTIFIED THAT THE LANDS SUBDIVIDED BY THIS MAP ARE OWNED BY TITLE OF RECORD AND THAT CONSENT TO THE APPROVAL OF SAID MAP IS GIVEN.

OWNER
OWNER

I HAVE CAREFULLY EXAMINED THIS MAP AND FIND IT CONFORMS WITH THE PROVISIONS OF "THE MAP FILING LAW" AND THE MUNICIPAL ORDINANCES AND REQUIREMENTS APPLICABLE THERETO.

MUNICIPAL ENGINEER

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 _____.

PLANNING BOARD CHAIRMAN OR PLANNING BOARD DIRECTOR FOR THE GLOUCESTER COUNTY PLANNING BOARD

ATTEST

THIS MAP IS CERTIFIED TO THE REGISTER OF DEEDS AS CONFORMING WITH THE PROVISIONS OF "THE MAP FILING LAW"

GLOUCESTER COUNTY PLANNING BOARD CHAIRMAN

3756

9/24/99

GLOUCESTER COUNTY PLANNING BOARD

File No. HA-0561

STORM SEWER EASEMENT DETAIL

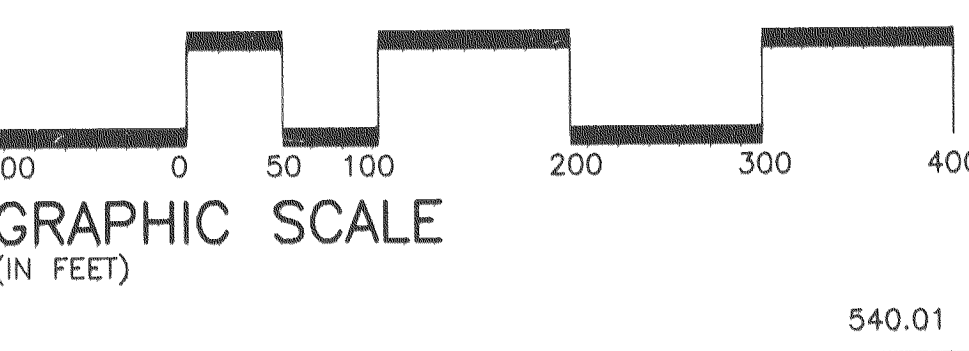
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS LAND SURVEY DATED _____ MEETS THE MINIMUM SURVEY DETAIL REQUIREMENTS AS PROMULGATED BY THE STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND HAS BEEN MADE UNDER MY SUPERVISION, AND COMPLIES WITH THE PROVISIONS OF "THE MAP FILING LAW" AND THAT THE OUTBOUND MONUMENTS AS SHOWN HAVE BEEN FOUND OR SET.

SIGHT TRIANGLE EASEMENT DETAIL

I HEREBY CERTIFY THAT THIS MAP HAS BEEN MADE UNDER MY SUPERVISION AND COMPLIES WITH THE "MAP FILING LAW", N.J.S.A. 46:23-9.11 (m)

LEGEND:

- ROW LINE/OUTBOUNDING
- LOT LINE
- EXISTING ROW LINE
- EXISTING LOT LINE
- PROPOSED LOT LINE
- PROPOSED HOUSE NUMBER
- EXISTING LOT NUMBER
- EXISTING BLOCK NUMBER
- IRON BAR WITH CAP
- MARBLE MONUMENT



8/3/99 4 ADD LOT 13, BLK.31.03 & LOT 14, BLK. 31.02 L.W.T. [initials]

9/30/99 3 ADD DRAINAGE EASEMENT DETAIL L.W.T. [initials]

7/26/99 2 REV. ROAD NAME L.W.T. [initials]

5/28/99 1 REV. EASEMENTS, TITLEBLOCK, ROAD NAMES L.W.T. [initials]

DATE NO. REVISION BY APPR.

HUNTER'S CREEK
HARRISON TOWNSHIP, GLOUCESTER COUNTY, NEW JERSEY
LOT 4, BLOCK 31, PLATE 15

FINAL PLAN OF LOTS
(ALONG HARRISONVILLE-RICHWOOD ROAD)

DEVELOPMENT DESIGN CORPORATION
1317 ROUTE 73
MT. LAUREL, NEW JERSEY 08054

SCALE 1"=100'

G.S. WINTERS & ASSOCIATES, INC.
CONSULTING ENGINEERS
128 N. ROUTE 73
WEST BERLIN, N.J. 08091-9225
PHONE 609-768-0759

DATE 2/19/99

ALL DIMENSIONS SHALL BE VERIFIED BY CONTRACTOR AND THE OWNER SHALL BE NOTIFIED OF ANY DISCREPANCIES BEFORE PROCEEDING WITH WORK

JAMES J. MADDONNI
PROFESSIONAL ENGINEER AND
PROFESSIONAL LAND SURVEYOR, N.J. LIC. NO. 35383
2-19-99