

GENERAL NOTES

1. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS, SPECIFICATIONS, AND REFERENCED DOCUMENTS ASSOCIATED WITH THE PROJECT WORK SCOPE PRIOR TO THE INITIATION OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DRAWINGS AND DOCUMENTS RELATED TO THE SPECIFICATIONS OF APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE THE WORK AS BEING PERFORMED BY THE CONTRACTOR TO MEET THE PROJECT ENGINEER'S REQUIREMENTS. THE WORK SHALL BE SUBJECT TO THE REGULATIONS AND CODES.

2. ATTENTION ALL CONTRACTORS: LOCATIONS OF ALL EXISTING UTILITIES SHOWN HEREON HAVE BEEN DEVELOPED FROM UTILITY COMPANY RECORDS AND/OR AERIAL/UNDERGROUND INSPECTION OF THE SITE. COMPLETENESS OR ACCURACY OF TYPE, SIZE, DEPTH OR HORIZONTAL AND VERTICAL LOCATION OF UNDERGROUND FACILITIES OR STRUCTURES CANNOT BE GUARANTEED. PURSUANT TO REQUIREMENTS OF THE PENNSYLVANIA LEGISLATIVE ACT NUMBER 287 OF 1974, AS AMENDED BY ACT 121 OF 2008, CONTRACTORS MUST VERIFY LOCATION AND DEPTH OF ALL UNDERGROUND UTILITIES AND FACILITIES PRIOR TO START OF WORK. A LAW REQUIRES THESE WORKING DAYS NOTICE FOR CONSTRUCTION PAPER. CALL THE PA ONE CALL SYSTEM AT 1-800-242-1776.

3. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE TO ENSURE THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS BY ALL OF THE PERMITTING AUTHORITIES.

4. ALL MATERIALS, PLANS, SPECIFICATIONS, AND REPORTS REFERRED TO ARE TO BE CONSIDERED PART OF THE DESIGN DOCUMENTS. THE GENERAL CONTRACTOR IS RESPONSIBLE TO REVIEW ALL DOCUMENTS AND SHALL NOTIFY THE ENGINEER IMMEDIATELY IN WRITING IF ANY CONFLICTS OR DISCREPANCIES ARE DISCOVERED.

5. ALL APPLICABLE PROFESSIONAL STANDARDS AND FACILITIES SHALL COMPLY WITH THE AMERICAN DISABILITIES ACT. ACCESSIBILITY GUIDELINES FOR BUILDINGS AND FACILITIES, AND THE PENNSYLVANIA UNIVERSAL ACCESSIBILITY ACT.

6. THIS PLAN SHALL NOT BE USED FOR BUILDING STAKEOUT PURPOSES. PROPOSED BUILDING LOCATION AS DEPICTED IS WITHIN ACCEPTED TOLERANCES FOR SITE WORK ONLY. PLEASE REFER TO ARCHITECTURAL/STRUCTURAL PLANS FOR EXACT BUILDING PLACEMENT.

7. THE BUILDING FOOTPRINTS DEPICTED HEREON HAVE BEEN TRANSCRIBED FROM ARCHITECTURAL PLANS. FINAL BUILDING DIMENSIONS MAY VARY BUT SHALL ULTIMATELY CONFORM TO ALL APPLICABLE ZONING SETBACKS, PERMITTED SURFACE COVERAGE RATIOS, ETC. FINAL BUILDING FOOTPRINTS WHICH SUBSTANTIALLY VARY FROM THE FOOTPRINTS HEREON SHALL BE SUBMITTED TO THE MUNICIPAL ENGINEER FOR REVIEW AND APPROVAL PRIOR TO RECEIVING A BUILDING PERMIT.

8. THE AREA WITHIN THE PROPOSED RIGHTS-OF-WAY OF LIMERICK CENTER ROAD (S.R. 4024) AND/OR THE PROPOSED ROADWAY WITHIN THE DEVELOPMENT ARE HEREBY OFFERED FOR DEDICATION TO THE GOVERNING BODY HAVING JURISDICTION AT THE TIME OF PLAN RECORDING. OFFER OF DEDICATION TO THE ULTIMATE RIGHTS-OF-WAY LINE SHALL RUN IN PRIORITY IN FAVOR OF THE APPLICABLE GOVERNING AGENCY HAVING JURISDICTION AT THE TIME OF DEDICATION.

9. A PERMITTED OCCUPANCY PERMIT IS REQUIRED FOR ALL ROAD ACCESS, ROAD WIDENING, GRASSIMPROVEMENTS AND UTILITY INSTALLATION WITHIN THE LEGAL RIGHT-OF-WAY OF LIMERICK CENTER ROAD (S.R. 4024). OCCUPANCY PERMIT PLANS AS PREPARED FOR PROPOSED ROAD IMPROVEMENTS WITHIN THE PERMITTED RIGHT-OF-WAY ARE TO BE CONSIDERED AS PART OF THIS PLAN SET.

10. CONSTRUCTION SHALL BE PERFORMED IN ACCORDANCE WITH PERMITTED "PUBLICATION 408", LATEST EDITION, AND MUNICIPAL STANDARDS AND SPECIFICATIONS, WHICHEVER IS MORE RESTRICTIVE.

11. STRUCTURAL DESIGN CALCULATIONS AND CONSTRUCTION DETAILS OF PROPOSED RETAINING WALLS SHALL BE SUBMITTED TO AND APPROVED BY THE MUNICIPALITY PRIOR TO CONSTRUCTION.

12. CONTRACTOR SHALL FURNISH AND INSTALL ALL ITEMS AND COMPLETE ALL WORK INDICATED OR IMPLIED ON THE PROJECT PLANS AND/OR SPECIFICATIONS THAT ARE NOT EXISTING ON THE PROJECT SITE AND THAT ARE NOT SPECIFICALLY NOTED AS FUTURE OR NOT IN CONTRACT (M/C), BY OTHERS OR BY OTHER CONTRACTORS.

13. JOHN PANITZA/CENTERBA CORPORATION SHALL MAINTAIN OWNERSHIP OF AND BE RESPONSIBLE FOR THE MAINTENANCE OF THE STORM SEWER SYSTEM AND DETENTION FACILITY. IN THE EVENT SAID OWNERS, NEARS, AND/OR ASSIGNS FAIL TO PROPERLY MAINTAIN SAID FACILITIES, THE MUNICIPALITY SHALL HAVE THE RIGHT TO PERFORM SAID MAINTENANCE AT THE EXPENSE OF THE OWNERS AFTER PROPER NOTIFICATION OF THE OWNERS.

14. THE OWNER/CONTRACTOR SHALL BE FAMILIAR WITH AND RESPONSIBLE FOR ANY/ALL CERTIFICATIONS, INSPECTIONS, ETC. REQUIRED BY ALL GOVERNING JURISDICTIONAL AGENCIES DURING AND AFTER CONSTRUCTION FOR SIGN-OFF AND CERTIFICATE OF OCCUPANCY INCLUDING BUT NOT LIMITED TO PROCUREMENT OF SERVICES, SCHEDULING OF FIELD OBSERVATIONS AND COORDINATION WITH REPRESENTATIVES OF THE APPROPRIATE PARTIES. CONTRACTOR IS RESPONSIBLE TO COORDINATE CERTIFICATIONS, SIGN-OFFS, ETC. NECESSARY FOR JOB CLOSEOUT AND OBTAINING OF OCCUPANCY.

15. THE GEOLOGICAL REPORT AND RECOMMENDATIONS SET FORTH THEREIN ARE A PART OF THE REQUIRED CONSTRUCTION DOCUMENTS AND IN CASE OF CONFLICT SHALL TAKE PRECEDENCE UNLESS SPECIFICALLY NOTED OTHERWISE ON THE PLANS. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IN WRITING OF ANY SUCH DISCREPANCY BETWEEN GEOLOGICAL REPORT AND PLANS PRIOR TO THE START OF CONSTRUCTION.

16. THE PROPERTY SURVEY AS CERTIFIED SHALL BE CONSIDERED A PART OF THESE PLANS.

17. THESE PLANS ARE BASED ON INFORMATION PROVIDED TO OUR OFFICE AT THE TIME OF PLAN PREPARATION. CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS AND NOTIFY THE ENGINEER IN WRITING IF ACTUAL SITE CONDITIONS DIFFER FROM THAT SHOWN ON THE PLAN, OR IF THE PROPOSED WORK WOULD BE INHIBITED BY ANY OTHER EXISTING SITE FEATURES.

18. ALL DIMENSIONS SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO THE PROCEEDING WITH CONSTRUCTION. NO EXTRA COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO THE CONTRACTOR'S NEGLIGENCE OR GRADES SHOWN INCORRECTLY ON THE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.

19. RAMPS ARE SHOWN WITH ARROWS POINTING DOWN THE SLOPE OF THE RAMP.

20. THE CONTRACTOR SHALL REFER TO THE ARCHITECTURAL/BUILDING PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF EVERY-TOOTH ELEVATIONS, PRECISE BUILDING DIMENSIONS, EXACT BUILDING UTILITY LOCATIONS AND SITE LIGHTING ELECTRICAL, CONDUIT AND LAYOUT.

21. DEBRIS SHALL NOT BE BURIED ON THE SUBJECT SITE. ALL EXCAVATED MATERIAL AND DEBRIS (SOIL WASTE) SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL TOWNSHIP, COUNTY, STATE AND FEDERAL LAWS AND APPLICABLE LOCAL CONTRACTOR SHALL PROTECT FROM PUBLIC VIEW AND MAINTAIN ACCESSIBLE MATERIAL OFF-SITE IN ACCORDANCE WITH ALL APPLICABLE CODES, ORDINANCES AND LAWS.

22. THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING REQUIRED DURING EXCAVATION AND SHALL BE PERFORMED IN ACCORDANCE WITH CURRENT OSHA STANDARDS, AS WELL AS ADDITIONAL PROVISIONS TO ASSURE STABILITY OF CONTIGUOUS STRUCTURES, AS FIELD CONDITIONS DICTATE.

23. THE CONTRACTOR IS TO EXERCISE CARE WHEN PERFORMING WORK ACTIVITIES ADJACENT TO ADJACENT STRUCTURES AND FACILITIES THAT ARE TO REMAIN. CONTRACTOR SHALL BE RESPONSIBLE FOR TAKING THE APPROPRIATE MEASURES AS NECESSARY TO ENSURE THE STRUCTURAL STABILITY OF SIDEWALKS AND PAVEMENT TO REMAIN, AND PROVIDE A SAFE WORK AREA.

24. THE CONTRACTOR SHALL BE RESPONSIBLE FOR AND SHALL REFUSE ALL SIGNAL, INTERSECTION CABLE, CONDUITS, AND ANY UNDERGROUND ACCESSORY EQUIPMENT DAMAGED DURING CONSTRUCTION.

25. CONSTRUCTION SHALL BE RESPONSIBLE FOR REPAIRING ANY DAMAGE DONE TO EXISTING ITEMS DURING CONSTRUCTION. SUCH REPAIRS SHALL BE LIMITED TO DRAINAGE UTILITIES, PAVEMENT, STORM SEWER, SIDEWALK, ETC. REPAIR SHALL BE EQUAL TO OR BETTER THAN EXISTING CONDITIONS. CONTRACTOR IS RESPONSIBLE TO PROTECT DOCUMENTATION OF THE CONDITION OF EXISTING ITEMS TO THE OWNER'S DESIGNATED REPRESENTATIVE PRIOR TO CONSTRUCTION START.

26. CONCRETE SHALL HAVE THE MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS AS INDICATED IN SPECIFICATIONS AND REFERENCE DOCUMENTS UNLESS OTHERWISE NOTED ON THE PLANS, DETAILS AND/OR GEOLOGICAL REPORT.

27. THE ENGINEER IS NOT RESPONSIBLE FOR CONSTRUCTION METHODS/MEANS FOR COMPLETION OF THE WORK DEPICTED ON THESE PLANS NOR ANY CONFLICTS/SCOPES/REVISIONS WHICH RESULT FROM THE SAME. THE CONTRACTOR IS RESPONSIBLE FOR ESTIMATING METHODS/MEANS FOR COMPLETION OF THE WORK PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND NOTIFICATION OF OWNER AND ENGINEER IN WRITING WHEN A CONFLICT IS IDENTIFIED.

28. PERMANENT REMOVAL OF TOPSOIL FROM ANY PARCEL OF LAND SHALL BE PROHIBITED EXCEPT AS FOLLOWS:

29. DURING ACTUAL CONSTRUCTION ON PREMISES, THAT PORTION OF THE TOPSOIL PRESENT WHICH COVERS AN AREA TO BE OCCUPIED BY PERMANENT STRUCTURES OR PERMANENTLY LOCATED MATERIALS OF AN IMPERVIOUS NATURE.

30. NEITHER THE PROFESSIONAL ACTIVITIES OF VERTEK CONSTRUCTION MANAGEMENT ASSOCIATES NOR THE PRESENCE OF VERTEK CONSTRUCTION MANAGEMENT ASSOCIATES OR ITS EMPLOYEES AND SUB-CONSULTANTS AT A CONSTRUCTION PROJECT SHALL RELIEVE THE CONTRACTOR OF ITS OBLIGATIONS, DUTIES AND RESPONSIBILITIES INCLUDING, BUT NOT LIMITED TO, CONSTRUCTION MEANS, METHODS, SEQUENCING, TECHNIQUES OR PROCEDURES NECESSARY FOR PROPER SUPERVISION AND COORDINATING THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS AND ANY HEALTH OR SAFETY PRECAUTIONS REQUIRED BY ANY REGULATORY AGENCIES. VERTEK CONSTRUCTION MANAGEMENT ASSOCIATES AND ITS PERSONNEL HAVE NO AUTHORITY TO EXERCISE CONTROL OVER THE CONSTRUCTION CONTRACTOR OR ITS EMPLOYEES IN CONNECTION WITH THEIR WORK OR HEALTH OR SAFETY PROGRAMS OR PROCEDURES. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR THE PROTECTION OF RECORDS. RECORDS ARE NOT RESPONSIBLE FOR ANY SUCH SAFETY HAZARD HAS BEEN RETAINED FOR SUCH PURPOSES. VERTEK CONSTRUCTION MANAGEMENT ASSOCIATES SHALL BE INDIVIDUALLY AND COLLECTIVELY RESPONSIBLE FOR ANY SUCH SAFETY HAZARD WHICH IS IDENTIFIED UNDER THE CONTRACTOR'S POLICIES OF GENERAL LIABILITY INSURANCE.

31. VERTEK CONSTRUCTION MANAGEMENT SHALL REVIEW AND COMMENT ON TAKE OTHER APPROPRIATE ACTION ON THE CONTRACTOR SUBMITTALS, SUCH AS SHOP DRAWINGS, PRODUCT DATA, SAMPLES AND OTHER DATA WHICH THE CONTRACTOR IS REQUIRED TO SUBMIT BUT ONLY FOR THE LIMITED PURPOSE OF CHECKING FOR CONFORMANCE WITH THE DESIGN CONCEPT AND THE INFORMATION SHOWN IN THE CONSTRUCTION MEANS OR METHODS OF CONSTRUCTION OF THE WORK WITH OTHER TRADES AND CONSTRUCTION SAFETY PRECAUTIONS ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR. TAKE ASSOCIATES REVIEW SHALL BE CONDUCTED WITH REASONABLE PROMPTNESS SHALL ALLOWING SUFFICIENT TIME TO REVIEW APPROVAL OF A SPECIFIC ITEM SHALL NOT INDICATE THAT TAKE ASSOCIATES HAS REVIEWED THE ENTIRE ASSEMBLY OF WHICH THE ITEM IS A PART. TAKE ASSOCIATES REVIEW SHALL NOT BE CONSIDERED AS A SUBSTITUTE FOR THE REVIEW BY THE CONTRACTOR. VERTEK CONSTRUCTION MANAGEMENT ASSOCIATES SHALL NOT BE RESPONSIBLE FOR ANY DEVIATIONS FROM THE CONSTRUCTION DOCUMENTS NOT BROUGHT TO THE ATTENTION OF OAK IN WRITING BY THE CONTRACTOR. VERTEK CONSTRUCTION MANAGEMENT ASSOCIATES SHALL NOT BE REQUIRED TO REVIEW PARTIAL SUBMISSIONS OR THOSE FOR WHICH SUBMISSIONS OR CORRELATED ITEMS HAVE NOT BEEN RECEIVED.

32. PARKING FACILITY AND VEHICULAR AND PEDESTRIAN WAY LIGHTING (EXCEPT FOR PUBLIC AND SECURITY APPLICATIONS) FOR NONRESIDENTIAL USES SHALL BE AUTOMATICALLY EXTENDED NO LATER THAN ONE HOUR AFTER THE CLOSE OF BUSINESS OR FACILITY OPERATION, WHEN SAFETY OR SECURITY LIGHTING IS PROVIDED FOR AFTER-HOURS ILLUMINATION. SUCH LIGHTING SHALL NOT IN EXCESS OF 50% OF THE ILLUMINATION LEVELS NORMALLY REQUIRED OR PERMITTED FOR THE LIGHTING APPLICATION.

33. THE CONTRACTOR OR SUBMITTER SHALL NOT BE PERMITTED WITHIN THE EXISTING, UNLESS OTHERWISE STATED EASEMENTS SHALL BE MAINTAINED AS LAWN AREA BY THE RESPECTIVE OWNER.

34. STOP BARS AND STOP SIGNS TO BE PLACED AT INTERSECTIONS.

35. TRASH RECEIPTS SHALL BE PROVIDED THROUGHOUT THE PROJECT SITE FOR PUBLIC USE AND SHALL BE DESIGNED TO PRECLUDE UNNECESSARY TRAFFIC THROUGHOUT THE SITE.

36. PROPOSED OPEN SPACE TO BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.

37. THIS SHEET IS PART OF AN 18 SHEET LAND DEVELOPMENT PLAN SET ON RECORD AT THE MUNICIPALITY OF LIMERICK TOWNSHIP.

SITE STATISTICS

1. APPLICANT/OWNER: MR. JOHN PANITZA, CENTERBA CORPORATION, 100 BEECHLEE ROAD, COLLEGETOWN, PA 19426
OWNER OF RECORD: ANNE L. REITSCHLER, DENISE M. CLEVELAND & KARENLY L. FREESTER, 544 LIMERICK CENTER RD., LINFIELD, PA 19468

2. EXISTING PROPERTY IDENTIFICATION: TAX MAP PARCEL REFERENCE: 310000000004 (37021 69)
RECORDED DEED DATA REFERENCE: STODOLSKY RECORD, DEED BOOK 6054, PAGE 0044
TRACT LOCATION: 544 LIMERICK CENTER RD
LIMERICK TOWNSHIP, MONTGOMERY COUNTY

3. TRACT AREA SUMMARY:

GROSS TRACT AREA	6.794 ACRES
PROPOSED RIGHT-OF-WAY DEDICATION	0.128 ACRES
TOTAL NUMBER OF PROPOSED LOTS	10 LOTS
NET TRACT AREA	6.666 ACRES
OPEN SPACE DEDICATION (LOT 11)	1.034 ACRES

4. UTILITY CONDUIT SERVICE:

- SEWER SERVICE: PROPOSED - PUBLIC SEWER SERVICE PROVIDED BY TOWNSHIP.
- WATER SERVICE: PROPOSED - PUBLIC WATER SERVICE PROVIDED BY TOWNSHIP.
- EXISTING - NONE
- EXTENDING - NONE
- EXISTING - NONE
- EXTENDING - NONE

5. NET BUILDABLE AREA CALCULATION:

EXISTING GROSS TRACT AREA	6.794 AC
EXISTING ROAD RIGHT-OF-WAY	-0.573 AC (3,662.87 SF)
ULTIMATE ROAD RIGHT-OF-WAY	-0.858 AC (2,226.06 SF)
NON-COVERED LAND	-0.000 AC
100% OF FLOOR PLAN LAND	-0.000 AC
100% OF WETLANDS	-0.000 AC
TOTAL OF POND OR LAKE	-0.000 AC
20% OF SLOPES FROM 12% TO 25%	-0.000 AC
20% OF EXISTING UTILITY RIGHTS-OF-WAY	-0.000 AC
NET BUILDABLE AREA (NBA)	6.666 AC

ZONING DATA

1. ZONING DISTRICT CLASSIFICATION: R-3 MEDIUM DENSITY

2. PROPOSED USE: SINGLE FAMILY DETACHED DWELLINGS WITH PUBLIC WATER AND SEWER

3. ZONING REQUIREMENTS TABLE (LOT AVERAGING):

REQUIRED	PROPOSED
MAXIMUM DENSITY	15.000 SF
MINIMUM LOT AREA	15,182.50 SF
MINIMUM LOT WIDTH	75 FT
MINIMUM BUILDING/LOT COVERAGE	35%
MINIMUM FRONT YARD SETBACK	25 FT
MINIMUM SIDE YARD SETBACK	10/25 FT AGG.
MINIMUM REAR YARD SETBACK	25 FT
MINIMUM COMMON OPEN SPACE (S)	10%
MINIMUM BUILDING HEIGHT (LOT)	35 FT
MAXIMUM BUILDING COVERAGE (LOT)	13.4%

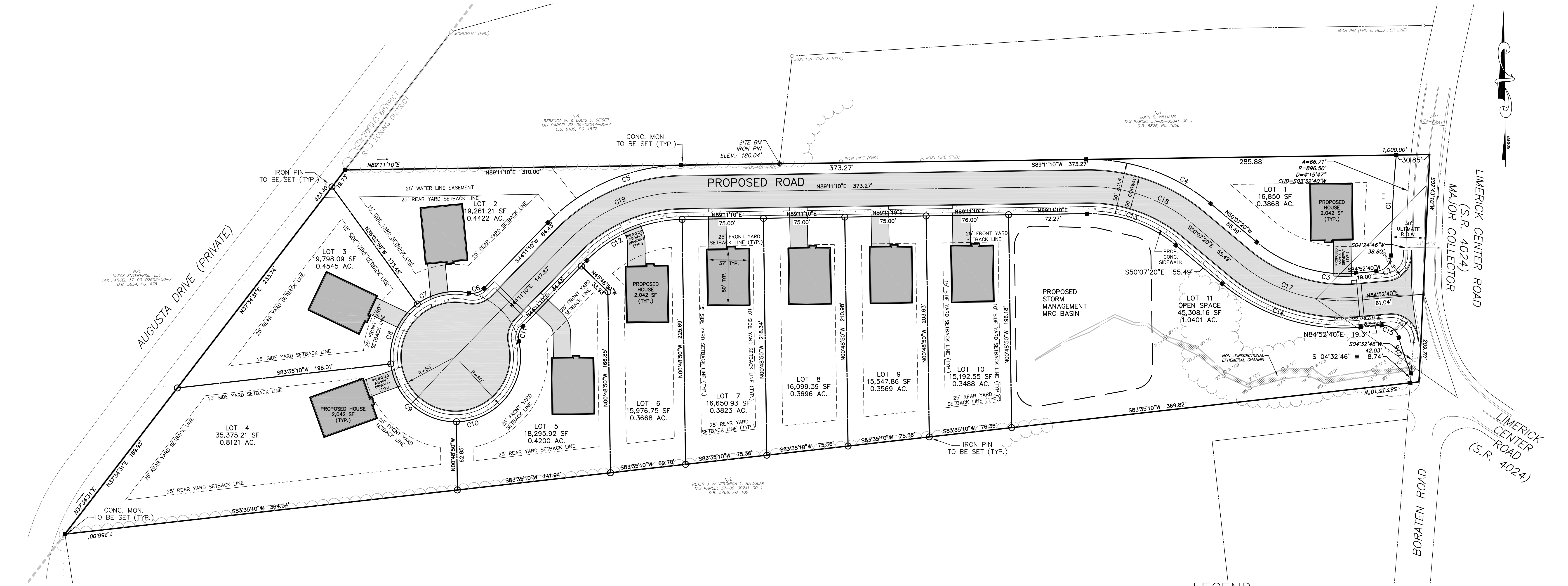
4. PARKING: 2078 HOURS/72781 HOURS



VERTEK
Construction Management
Construction Managers and Consulting Engineers

7171 AIRPORT ROAD
SUITE 200
BATH, PA 18014
P: (610) 837-1856
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MICHAEL A. SODL, PE



PARCEL CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C???	66.17'	910.00'	4.17	S3°29'46"W	66.16'
C2	21.85'	15.00'	83.46	S43°08'43"W	19.97'
C3	98.17'	125.00'	45.00	N72°37'20"W	95.67'
C4	124.29'	175.00'	40.69	N70°28'05"W	121.69'
C5	137.44'	175.00'	45.00	S66°41'10"W	133.94'
C6	15.12'	15.00'	57.77	S73°04'15"W	14.49'
C7	50.27'	60.00'	48.00	S77°57'10"W	48.81'
C8	63.21'	60.00'	60.36	S23°46'06"W	60.33'
C9	88.38'	60.00'	84.40	S48°36'50"E	80.61'
C10	107.62'	60.00'	102.77	N37°48'06"E	93.76'
C11	15.12'	15.00'	57.77	N15°18'06"E	14.49'
C12	98.17'	125.00'	45.00	N66°41'10"E	95.67'
C13	88.78'	125.00'	40.69	S70°28'05"E	86.92'
C14	137.44'	175.00'	45.00	S72°37'20"E	133.94'
C15	21.10'	15.00'	80.60	S54°49'13"E	19.40'
C16	34.97'	230.00'	8.71	S18°52'27"E	34.93'
C17	117.81'	150.00'	45.00	S72°37'20"E	114.81'
C18	106.53'	150.00'	40.69	S70°28'05"E	104.31'
C19	117.81'	150.00'	45.00	N66°41'10"E	114.81'

RECORDING ACKNOWLEDGEMENTS

SURVEYOR'S CERTIFICATION
I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON, AS WELL AS ALL OTHER DRAWINGS WHICH ARE A PART OF THE PLAN SET, ARE TRUE AND CORRECT TO THE ACCURACY REQUIRED BY LIMERICK TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE (SALDO).

CORPORATE CERTIFICATION
COMMONWEALTH OF PENNSYLVANIA
COUNTY OF MONTGOMERY
ON THIS DAY OF 20____, 20____, BEFORE ME, THE SUBSCRIBER, A NOTARY PUBLIC OF THE COMMONWEALTH OF PENNSYLVANIA, RESIDING _____, WHO KNOWLEDGES HIMSELF/HIMSELF (THEMSELVES) TO BE THE _____ OF _____, AUTHORIZED TO DO SO, HE/SHE EXECUTED THE FOREGOING PLAN BY SIGNING THE NAME OF THE SAID CORPORATION BY HIMSELF/HERSELF AS THAT SAID CORPORATION IS THE OWNER OF THE LAND SHOWN HEREON AND THAT SUCH NECESSARY APPROVALS OF THIS PLAN HAVE BEEN OBTAINED AND ARE ENDORSED THEREON AND THAT THE SAID CORPORATION DESIRES THAT THIS PLAN BE DULY RECORDED.

NOTARY PUBLIC _____ MY COMMISSION EXPIRES _____
I, _____ OF _____, DO HEREBY ACKNOWLEDGE MYSELF TO BE THE _____ OF _____ CORPORATION, AND THAT AS SUCH I AM AUTHORIZED TO DO SO, I CERTIFY THAT THE CORPORATION IS THE SOLE REGISTERED OWNER OF THE LAND HEREON SHOWN AND THAT THESE ARE NO SAITS PENDING AGAINST THE TITLE OF THE SAME AND THAT I DO HEREBY ADAPT THIS PLAN AND DESIRE THE SAME TO BE RECORDED IN FULL RESPONSIBILITY AND REPRESENT A TRUE AND CORRECT COPY OF THE SAID PLAN AS THE SAME IS BEING TRANSMITTED TO THE TOWNSHIP ENGINEER AND TO THE TOWNSHIP ENGINEER FOR WATER REASON PRESENT OR FUTURE.

DESIGN ENGINEER CERTIFICATION
TO THE BEST OF MY KNOWLEDGE, THE PLANS ARE IN CONFORMITY WITH ENGINEERING ZONING, BUILDING, SANITATION, AND OTHER APPLICABLE LIMERICK TOWNSHIP ORDINANCES AND REGULATIONS.

TOWNSHIP SUPERVISOR'S CERTIFICATION
THIS PLAN HAS BEEN APPROVED BY THE LIMERICK TOWNSHIP BOARD OF SUPERVISORS ON THIS ____ DAY OF _____ 20____.

TOWNSHIP PLANNING COMMISSION CERTIFICATION
THIS PLAN HAS BEEN APPROVED BY THE LIMERICK TOWNSHIP PLANNING COMMISSION ON THIS ____ DAY OF _____ 20____.

WETLANDS CERTIFICATION
I, DO HEREBY CERTIFY THAT THE DELINEATION OF THE WETLANDS SHOWN ON THIS PLAN IS IN ACCORDANCE WITH THE FINDINGS OF MY FIELD INVESTIGATION AND THAT I HAVE DETERMINED THESE LIMITS BASED UPON THE U.S. CODE OF ENGINEERS' GUIDELINES.

LEGEND

EXISTING	PROPOSED
TRACT BOUNDARY	TRACT BOUNDARY
PROPERTY LINE	PROPERTY LINE
RIGHT-OF-WAY	RIGHT-OF-WAY
EASEMENT	EASEMENT
EDGE OF PAVEMENT	EDGE OF PAVEMENT
CURB	CURB
BUILDINGS	BUILDINGS
CONCRETE MONUMENTS	CONCRETE MONUMENTS
IRON PINS	IRON PINS
WOODED LIMITS	WOODED LIMITS
TREES	TREES
SITE BENCHMARK	SITE BENCHMARK
HEAVY DUTY PAVE	HEAVY DUTY PAVE
LIGHT DUTY PAVE	LIGHT DUTY PAVE

MONTEGOMERY COUNTY PLANNING COMMISSION REVIEW STAMP:

PROJECT NO: PROJECT #20VT1002
REVISION NO. DATE DESCRIPTION

DRAWN BY: J.P.K.
APPROVED BY: B.M.S.
ISSUED FOR: REVIEW
DATE: 05/14/21
SCALE: AS NOTED

DRAWING NAME: PRELIMINARY/FINAL
RECORD SUBDIVISION PLAN
DRAWING NO: C-02

GRAPHIC SCALE
40 0 20 40 80
(IN FEET)
1 inch = 40 ft.

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