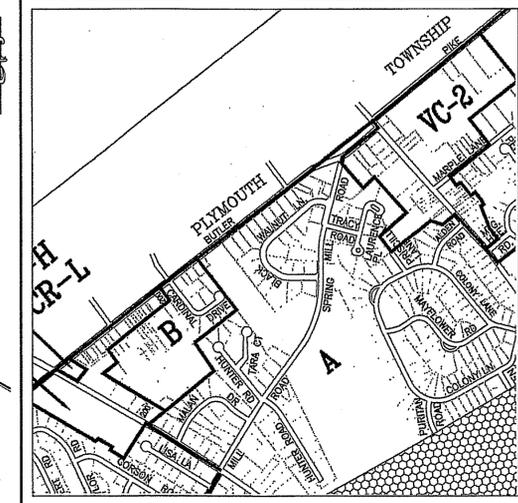


PARTIAL WAIVER REQUEST:
A PARTIAL WAIVER IS REQUIRED FROM SECTION 105-20(A)(12) OF THE WHITEMARSH TOWNSHIP SUBDIVISION & LAND DEVELOPMENT ORDINANCE REQUIRING THE EXISTING MAN-MADE FEATURES WITHIN 500 FEET OF THE SITE TO EXTENT SHOWN ON THE PLANS.

WAIVER REQUESTS:
A WAIVER MAY BE REQUIRED FROM SECTION 105-23(A)(1) OF THE WHITEMARSH TOWNSHIP SUBDIVISION & LAND DEVELOPMENT ORDINANCE WITH RESPECT TO RECORDING PLAN BEING DRAWN AT SCALE OF 1 INCH EQUALS 50 FEET TO ALLOW SCALE OF PLANS AS SUBMITTED.
A WAIVER MAY BE REQUIRED FROM SECTION 105-23(B)(3) OF THE WHITEMARSH TOWNSHIP SUBDIVISION & LAND DEVELOPMENT ORDINANCE WITH RESPECT TO PLANNING MODULES FOR LAND DEVELOPMENT, IF NECESSARY.
A WAIVER IS REQUIRED FROM SECTION 105-30 "STREET STANDARDS" OF THE WHITEMARSH TOWNSHIP SUBDIVISION & LAND DEVELOPMENT ORDINANCE WITH RESPECT TO CURBWAY, CURBS AND SIDEWALKS.
A WAIVER MAY BE REQUIRED FROM SECTION 105-48 "STREET TREES" OF THE WHITEMARSH TOWNSHIP SUBDIVISION & LAND DEVELOPMENT ORDINANCE WITH RESPECT TO REQUIRED STREET TREES.
A WAIVER IS REQUIRED FROM SECTION 105-71 OF THE WHITEMARSH TOWNSHIP SUBDIVISION & LAND DEVELOPMENT ORDINANCE REQUIRING STREET LIGHTS.

VC-2 REQUIREMENTS:
NONRESIDENTIAL BUILDING FOOTPRINT: 6,000 S.F. (MAX.)
RESIDENTIAL BUILDING FOOTPRINT: 4,000 S.F. (MAX.)
BUILDING HEIGHT: 3 STORIES/ 42 FT. (MAX.)
BUILDING FRONT FACADE WIDTH: 75 FT. (MAX.)
BUILDING COVERAGE: 30% (MAX.)
IMPERVIOUS COVERAGE: 50% (MAX.)
VEGETATED OPEN SPACE: 50% (MIN.)
LOT WIDTH AT SETBACK: 100 FT. (MIN.)
STREET FRONTAGE: 50 FT. (MIN.)
BUILDING SEPARATION: 10 FT. (MIN.)
FRONT YARD: 10 FT. (MIN.)
SIDE/REAR YARD: 25 FT. (MIN. ADJACENT TO RESIDENTIAL)
5 FT. (MIN. OTHER CASES)



- NOTES:**
- TOTAL SITE AREA: 75,749 S.F. = 1.7389 Ac.
 - SITE IS ZONED "A" RESIDENTIAL DISTRICT & VC-2.
"A" REQUIREMENTS: LOT AREA: 15,000 S.F. (MIN.)
LOT WIDTH AT BUILDING SETBACK LINE: 90 FT. (MIN.)
FRONT YARD: 40 FT. (MIN.)
SIDE YARDS: 15 FT. (MIN.)
REAR YARD: 40 FT. (MIN. AGGR.)
HEIGHT: 35 FT. (MAX. PRINCIPAL BUILDING)
HEIGHT: 20 FT. AND 1 STORY (MAX. ACCESSORY BUILDING)
BUILDING COVERAGE: 20% (MAX.)
 - SITE IS SERVICED BY PUBLIC WATER AND SEWER.
 - BENCHMARK REFERENCES TAKEN ON RM OF SANITARY SEWER MANHOLE ON SPRING MILL ROAD AT BUTLER PIKE AS PROVIDED BY TOWNSHIP. ELEVATION = 172.19.
 - EXISTING SOIL TYPES: CH-CODORUS SILT LOAM, MODERATELY ERODED M₂B₂-DUFFIELD SILT LOAM, 3% TO 8% SLOPES, MODERATELY ERODED M₂-MADE LAND, LIMESTONE MATERIALS.
 - PRIOR TO THE START OF ANY CONSTRUCTION, DEMOLITION OR EXCAVATION THE CONTRACTOR SHALL HAVE THE LOCATION OF ALL UNDERGROUND UTILITIES WITHIN THE AREA OF WORK VERIFIED IN THE FIELD IN ACCORDANCE WITH PA ACT 187.
 - PROPERTY CORNERS SHALL BE MARKED BY IRON PIPES.
 - BY LAW A COPY OF THIS APPROVED PLAN SHALL BE ON-SITE AT ALL TIMES DURING CONSTRUCTION.
 - PURSUANT TO SECTION 105-28(J) OF THE WHITEMARSH TOWNSHIP SUBDIVISION & LAND DEVELOPMENT ORDINANCE, A HIGHWAY OCCUPANCY PERMIT FROM MONTGOMERY COUNTY ROADS AND BRIDGES DEPARTMENT MAY BE REQUIRED SHOULD ANY WORK BE PERFORMED IN THE RIGHT-OF-WAY OF BUTLER PIKE (COUNTY HIGHWAY).
 - THE APPLICANT SHALL PAY TO THE TOWNSHIP A TRAFFIC IMPACT FEE OF \$1,000 IN ACCORDANCE WITH RESOLUTION 2004-25 SECTION 7.
 - THE APPLICANT OFFERS TO PAY A FEE IN LIEU OF DEDICATING LAND AREA FOR PARK AND/OR RECREATIONAL USE TO MEET THE OPEN SPACE REQUIREMENTS CONTAINED IN THE ORDINANCE.
 - ALL EASEMENTS MUST BE DOCUMENTED IN THE FORM OF AN EASEMENT AGREEMENT, APPROVED BY THE TOWNSHIP SOLICITOR AND RECORDED AT THE RECORDER OF DEEDS FOR MONTGOMERY COUNTY.
 - IN THE EVENT THAT THE PROPERTY OWNER SHALL REFUSE OR NEGLECT TO COMPLY WITH THE PROVISIONS OF CHAPTER 56 OR THE REQUIREMENTS OF THE TOWNSHIP ENGINEER, AND THE NONCOMPLIANCE IS CREATING A DANGER TO THE HEALTH, SAFETY AND WELFARE OF THE COMMUNITY, THE BOARD OF SUPERVISORS MAY TAKE APPROPRIATE MEASURES TO CORRECT THE VIOLATION AND ASSESS ALL EXPENSES OF SUCH MEASURES AGAINST THE PERSON. THE BOARD OF SUPERVISORS MAY SEEK REIMBURSEMENT BY ANY MEANS PERMITTED BY LAW.
 - ACCORDING TO FEMA FLOOD INSURANCE RATE MAP (FIRM) FOR WHITEMARSH TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA, MAP NUMBER 420810037 E, PANEL 357 OF 451, EFFECTIVE DATE DECEMBER 19, 1995, THERE ARE NO FLOODPLAIN BOUNDARIES LOCATED ON THE SITE.

RECORD PLAN STATEMENTS/NOTES
OWNER(S) CERTIFICATION OF INTENT
KNOW TO ALL TO WHOM THESE PRESENTS MAY COME, THAT I, WE, _____, BEING RESIDENTS OF _____, FOR (MYSELF, _____, FOR MYSELF, _____, OURSELVES), (MY, OUR) SUCCESSORS AND ASSIGNS, DO HEREBY ADOPT THIS AS (MY, OUR) PLAN OF LOTS AND STREETS AND/OR LAND DEVELOPMENT PLAN OF (MY, OUR) PROPERTY, SITUATE IN THE TOWNSHIP OF WHITEMARSH, COUNTY OF MONTGOMERY, COMMONWEALTH OF PENNSYLVANIA, AND IT IS (MY, OUR) DESIRE THAT THIS PLAN BE RECORDED ACCORDING TO LAW.

COMMONWEALTH OF PENNSYLVANIA :
COUNTY OF MONTGOMERY :
ON THE _____ DAY OF _____, 20____,
BEFORE ME, THE UNDERSIGNED OFFICER, PERSONALLY APPEARED _____, KNOWN TO ME (OR SATISFACTORILY PROVEN) TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGE THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN CONTAINED.

(NOTARY PUBLIC)
(SEAL)

RIGHT-OF-WAY DEDICATION
ROADWAY DEDICATION
ALL ROADS, STREETS, DRIVES AND OTHER PUBLIC HIGHWAYS SHOWN HEREON ARE HEREBY DEDICATED (OR OFFERED FOR DEDICATION) FOR PUBLIC USE FOR HIGHWAY PURPOSES, TO THE TOWNSHIP OF WHITEMARSH OR TO SUCH OTHER AGENCY HAVING JURISDICTION, WITH THE SAME FORCE AND EFFECT AS IF THE SAME HAD BEEN OPENED THROUGH LEGAL PROCEEDINGS.

TOWNSHIP ENGINEER'S REVIEW
THIS SUBDIVISION AND/OR LAND DEVELOPMENT PLAN WAS REVIEWED BY THE TOWNSHIP ENGINEER FOR THE TOWNSHIP OF WHITEMARSH THIS _____ DAY OF _____, 20____,
_____, P.E.
(TOWNSHIP ENGINEER)

MONTGOMERY COUNTY PLANNING COMMISSION CERTIFICATION
MCPD FILE NO. _____

SURVEYOR'S CERTIFICATION
I, JAMES W. MacCOMBIE, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE COMMONWEALTH OF PENNSYLVANIA, DO HEREBY CERTIFY THAT THIS PLAN CORRECTLY REPRESENTS THE METES AND BOUNDS AS SURVEYED UNDER MY DIRECTION ON SEPTEMBER 30, 2004, AND THAT THE LOCATION, SIZE AND POSITION OF EXISTING BUILDINGS ARE ACCURATELY SHOWN HEREON.

(REGISTERED PROFESSIONAL SURVEYOR)
31251-E
(REGISTRATION NUMBER)
6/3/16
(DATE)

RECORDING
RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS FOR MONTGOMERY COUNTY IN NORRISTOWN, PENNSYLVANIA, THIS _____ DAY OF _____, 20____,
IN PLAN BOOK _____, PAGE _____,
COMMONWEALTH OF PENNSYLVANIA :
COUNTY OF MONTGOMERY :
ON THE _____ DAY OF _____, 20____,
BEFORE ME, A NOTARY PUBLIC RESIDING IN MONTGOMERY COUNTY, PA, PERSONALLY APPEARED _____, WHO ACKNOWLEDGED HIM/HERSELF TO BE THE _____ OF _____,
AND THAT HE/HER AS SUCH _____ BEING AUTHORIZED TO DO SO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED BY SIGNING HIS/HER NAME AND DESIRED THE SAME MIGHT BE RECORDED.

(NOTARY PUBLIC)
(SEAL)

MONUMENTATION CERTIFICATION (MINOR SUBDIVISION)
I, JAMES W. MacCOMBIE, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE COMMONWEALTH OF PENNSYLVANIA, DO HEREBY CERTIFY THAT ALL CONCRETE MONUMENTS HAVE BEEN SET OR FOUND UNDER MY DIRECTION ON SEPTEMBER 30, 2004, AS INDICATED AND SHOWN HEREON.

(REGISTERED PROFESSIONAL SURVEYOR)
31251-E
(REGISTRATION NUMBER)
6/3/16
(DATE)

BOARD OF SUPERVISORS' APPROVAL
THIS SUBDIVISION AND/OR LAND DEVELOPMENT PLAN WAS APPROVED BY WHITEMARSH THIS _____ DAY OF _____, 20____,
(CHAIRMAN)
(SECRETARY)

APPROXIMATE LOCATION OF EXISTING 20' WIDE SANITARY SEWER EASEMENT AS TAKEN FROM "SUBDIVISION PLAN, SECTION No. 2, PREPARED FOR FORT WASHINGTON MANOR, INC.," PREPARED BY C. RAYMOND WEIR ASSOCIATES, INC., CIVIL ENGINEERS & SURVEYORS, AMBLER, PA, DATED DECEMBER 23, 1988 AND LAST REVISED DECEMBER 20, 1971.

APPROXIMATE LOCATION OF EXISTING 20' WIDE STORM SEWER EASEMENT AS TAKEN FROM "SUBDIVISION PLAN, SECTION No. 2, PREPARED FOR FORT WASHINGTON MANOR, INC.," PREPARED BY C. RAYMOND WEIR ASSOCIATES, INC., CIVIL ENGINEERS & SURVEYORS, AMBLER, PA, DATED DECEMBER 23, 1988 AND LAST REVISED DECEMBER 20, 1971.

APPLICANT/RECORD OWNER:
EDWIN & DEBORAH GUIE
3142 SPRING MILL ROAD
PLYMOUTH MEETING, PA. 19462

NOTE:
THIS PLAN SHALL BE A BLUELINE OR BLACKLINE PRINT WITH A RED OR GREEN REGISTRATION SEAL TO BE CONSIDERED A VALID PLAN. REPRODUCTION OF THIS PLAN FOR ANY PURPOSE WITHOUT THE APPROVAL OF HERBERT E. MacCOMBIE, JR., P.E. CONSULTING ENGINEERS AND SURVEYORS, INC. IS STRICTLY PROHIBITED.

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

FINAL MINOR

REVISION

REVISION	DATE

PLAN OF SUBDIVISION/REVERSE SUBDIVISION
FOR
EDWIN & DEBORAH GUIE
3142 SPRING MILL ROAD

WHITEMARSH TOWNSHIP
MONTGOMERY COUNTY, PA.
SCALE: 1"=20'
APRIL 4, 2016
HERBERT E. MacCOMBIE, JR., P.E.
CONSULTING ENGINEERS AND SURVEYORS, INC.
P.O. BOX 118
BROOMALL, PA. 19008
SHEET 1 OF 4
SDSK FILE "EGSMRW-T-REV 122806" MISC. FILE #931

SEALS:
Professional Engineer Seal: JAMES W. MacCOMBIE, No. 31251-E
Professional Land Surveyor Seal: JAMES W. MacCOMBIE, No. 31257-E

NOTE: CHRISTOPHER JOHN MULVEY (PROFESSIONAL WETLAND SCIENTIST #1052), PRESIDENT, GREAT VALLEY ENVIRONMENTAL, INC., P.O. BOX 87, DEVAULT, PA. 19432, PHONE 610-647-4227 IN CONFORMANCE WITH CHAPTER 105 OF THE RULES AND REGULATIONS OF THE DEPARTMENT OF ENVIRONMENTAL PROTECTION HAS EVALUATED THIS PROPERTY AND DETERMINED THAT NO WETLANDS WATERS OF THE UNITED STATES OR WATERS OF THE COMMONWEALTH ARE PRESENT.

"VC-2" REQUIREMENTS:
 NONRESIDENTIAL BUILDING FOOTPRINT: 6,000 S.F. (MAX.)
 RESIDENTIAL BUILDING FOOTPRINT: 4,000 S.F. (MAX.)
 BUILDING HEIGHT: 3 STORIES/ 42 FT. (MAX.)
 BUILDING FRONT FACADE WIDTH: 75 FT. (MAX.)
 BUILDING COVERAGE: 30% (MAX.)
 IMPERVIOUS COVERAGE: 50% (MAX.)
 VEGETATED OPEN SPACE: 50% (MIN.)
 LOT WIDTH AT SETBACK: 100 FT. (MIN.)
 STREET FRONTAGE: 50 FT. (MIN.)
 BUILDING SEPARATION: 15 FT. (MIN.)
 FRONT YARD: 10 FT. (MIN.)
 SIDE/REAR YARD: 25 FT. (MIN. ADJACENT TO RESIDENTIAL)
 5 FT. (MIN. OTHER CASES)

- NOTES:
- TOTAL SITE AREA: 75,749 S.F. = 1.7389 Ac.
 - SITE IS ZONED "A" RESIDENTIAL DISTRICT & VC-2, "A" REQUIREMENTS: LOT AREA: 15,000 S.F. (MIN.)
 LOT WIDTH AT BUILDING SETBACK LINE: 90 FT. (MIN.)
 FRONT YARD: 40 FT. (MIN.)
 SIDE YARDS: 15 FT. (MIN.)
 REAR YARD: 40 FT. (MIN. AGGR.)
 HEIGHT: 35 FT. (MAX. PRINCIPAL BUILDING)
 HEIGHT: 20 FT. AND 1 STORY (MAX. ACCESSORY BUILDING)
 BUILDING COVERAGE: 20% (MAX.)
 - SITE IS SERVICED BY PUBLIC WATER AND SEWER.
 - BENCHMARK REFERENCE: TAKEN ON RIM OF SANITARY SEWER MANHOLE ON SPRING MILL ROAD AT BUTLER PIKE AS PROVIDED BY TOWNSHIP. ELEVATION=172.19.
 - EXISTING SOIL TYPES: Ch-CODORUS SILT LOAM
 DuB2-DUFFIELD SILT LOAM, 3% TO 8% SLOPES, MODERATELY ERODED
 Mc-MADE LAND, LIMESTONE MATERIALS
 - PRIOR TO THE START OF ANY CONSTRUCTION, DEMOLITION OR EXCAVATION THE CONTRACTOR SHALL HAVE THE LOCATION OF ALL UNDERGROUND UTILITIES WITHIN THE AREA OF WORK VERIFIED IN THE FIELD IN ACCORDANCE WITH PA. ACT 187.
 - PROPERTY CORNERS SHALL BE MARKED BY IRON PIPES.
 - BY LAW A COPY OF THIS APPROVED PLAN SHALL BE ON-SITE AT ALL TIMES DURING CONSTRUCTION.

- LEGEND:
- - - - - 172 - - - - - EXISTING CONTOUR
 - x 172.50 EXISTING SPOT ELEVATION
 - ⊙ SOIL SAMPLE
 - - - - - SOIL TYPE DELINEATION LINE (BASED UPON MONTGOMERY COUNTY SOIL SURVEY)
 - - - - - SOIL TYPE DELINEATION LINE (BASED UPON FIELD STUDY)
 - ⊙ TREE WITH SIZE & TYPE
 - BW-BLACK WALNUT WP-WHITE PINE
 - NM-NORWAY MAPLE C-CYPRESS
 - NS-NORWAY SPRUCE MB-MOCK BERRY
 - BE-BOX ELDER SM-SILVER MAPLE
 - BC-BLACK CHERRY M-MAGNOLIA
 - TP-TULIP POPLAR AH-AMERICAN HOLLY
 - BL-BLACK LOCUST
 - E-ELM
 - DR-DAWN REDWOOD
 - OM-ORNAMENTAL MAPLE
 - RM-RED MAPLE
 - OC-ORNAMENTAL CHERRY

TABLE OF SOILS LIMITATIONS

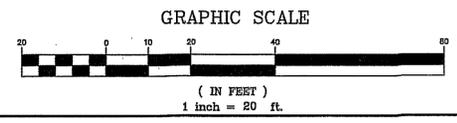
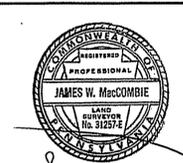
LIMITATION	SOIL TYPE		
	Ch	DuB2	Mc
SLOPE CHARACTERISTICS	NEAR LEVEL	3% - 8%	0% - 8%
DEPTH TO SEASONAL HIGH WATER TABLE	1' - 2.5'	MODERATELY ERODED	MODERATELY ERODED
DEPTH TO BEDROCK	3' - 6'	3'	1' - 5'
HAZARD OF EROSION	MODERATE	MODERATE TO HIGH	MODERATE TO HIGH
SHRINK-SWELL POTENTIAL	LOW TO MODERATE	MODERATE	MODERATE
RESIDENTIAL DEVELOPMENT	SEVERE	SLIGHT	MODERATE
LIGHT INDUSTRIAL, COMMERCIAL, INSTITUTION DEV.	SEVERE	SLIGHT	MODERATE
ON-SITE SEPTIC DISPOSAL	SEVERE	SLIGHT	SEVERE
LANDSCAPING & LAWNS	SLIGHT	SLIGHT	SLIGHT
ROADS & PARKING LOTS	SEVERE	SLIGHT	MODERATE
SUITABILITY FOR WINTER GRADING	POOR	FAIR TO GOOD	FAIR
SUITABILITY FOR SAND AND GRAVEL	POOR	POOR	POOR
SUITABILITY FOR ROAD FILL	FAIR	FAIR	FAIR
SUITABILITY FOR TOPSOIL	GOOD	GOOD	UNSUITABLE

APPROXIMATE LOCATION OF EXISTING 20' WIDE SANITARY SEWER EASEMENT AS TAKEN FROM "SUBDIVISION PLAN, SECTION No. 2, PREPARED FOR FORT WASHINGTON MANOR, INC.," PREPARED BY C. RAYMOND WEIR ASSOCIATES, INC., CIVIL ENGINEERS & SURVEYORS, AMBLER, PA, DATED DECEMBER 23, 1968 AND LAST REVISED DECEMBER 20, 1971.

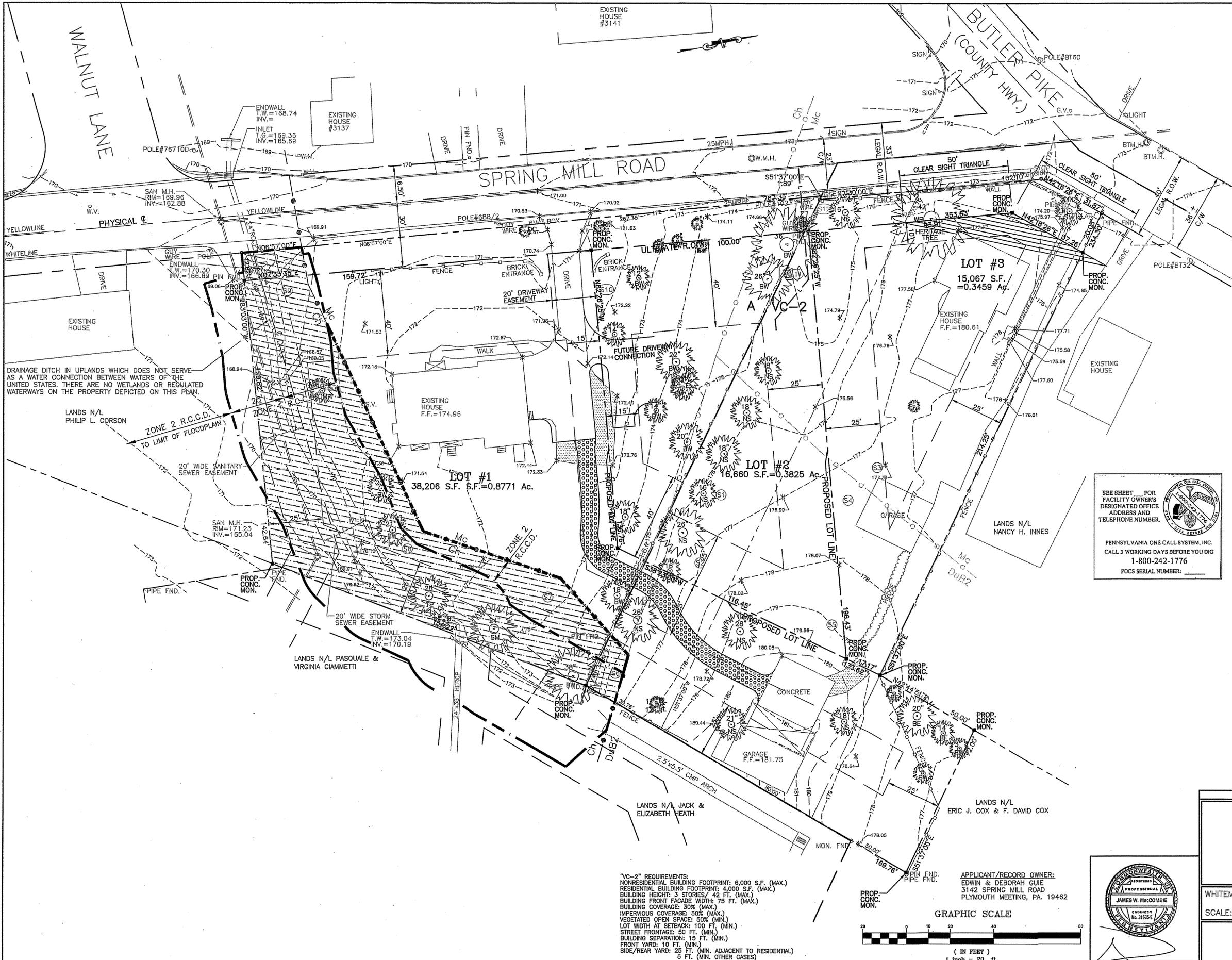
THE CODORUS SILT LOAM SOIL LINE REPRESENTS THE LIMIT OF THE FLOODPLAIN CONSERVATION DISTRICT AS DETERMINED BY CHRISTOPHER JOHN MULVEY (PROFESSIONAL WETLAND SCIENTIST #1052), PRESIDENT, GREAT VALLEY ENVIRONMENTAL, INC.

APPROXIMATE LOCATION OF EXISTING 20' WIDE STORM SEWER EASEMENT AS TAKEN FROM "SUBDIVISION PLAN, SECTION No. 2, PREPARED FOR FORT WASHINGTON MANOR, INC.," PREPARED BY C. RAYMOND WEIR ASSOCIATES, INC., CIVIL ENGINEERS & SURVEYORS, AMBLER, PA, DATED DECEMBER 23, 1968 AND LAST REVISED DECEMBER 20, 1971.

APPLICANT/RECORD OWNER:
 EDWIN & DEBORAH GUIE
 3142 SPRING MILL ROAD
 PLYMOUTH MEETING, PA. 19462



REVISION	DATE
TOPOGRAPHIC PLAN OF EXISTING CONDITIONS	
FOR EDWIN & DEBORAH GUIE	
3142 SPRING MILL ROAD	
WHITEMARSH TOWNSHIP	MONTGOMERY COUNTY, PA.
SCALE: 1"=20'	APRIL 4, 2016
HERBERT E. MacCOMBIE, JR., P.E. CONSULTING ENGINEERS AND SURVEYORS, INC. P.O. BOX 118 BROOMALL, PA. 19008	
SHEET 2 OF 4	



- NOTES:
- TOTAL SITE AREA: 75,749 S.F. = 1.7389 Ac.
 - SITE IS ZONED "A" RESIDENTIAL DISTRICT & VC-2. SITE AREA: 15,000 S.F. (MIN.)
 LOT WIDTH AT BUILDING SETBACK LINE: 90 FT. (MIN.)
 FRONT YARD: 40 FT. (MIN.)
 SIDE YARDS: 15 FT. (MIN.)
 40 FT. (MIN. AGGR.)
 REAR YARD: 40 FT. (MIN.)
 HEIGHT: 35 FT. (MAX. PRINCIPAL BUILDING)
 HEIGHT: 20 FT. AND 1 STORY (MAX. ACCESSORY BUILDING)
 BUILDING COVERAGE: 20% (MAX.)
 - SITE IS SERVICED BY PUBLIC WATER AND SEWER.
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 - PROPERTY CORNERS SHALL BE MARKED AS INDICATED ON PLANS BY IRON PIPES OR MONUMENTS.
 - BY LAW A COPY OF THIS APPROVED PLAN SHALL BE ON-SITE AT ALL TIMES DURING CONSTRUCTION.
 - LEGEND:
 - - - - - EXISTING CONTOUR
 - x x x x x EXISTING SPOT ELEVATION
 - SOIL TYPE DELINEATION LINE (BASED UPON MONTGOMERY COUNTY SOIL SURVEY)
 - SOIL TYPE DELINEATION LINE (BASED UPON FIELD STUDY)
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 - TP-TULIP POPLAR AH-AMERICAN HOLLY
 - BL-BLACK LOCUST OM-ORNAMENTAL MAPLE
 - E-ELM RM-RED MAPLE
 - DR-DAWN REDWOOD OC-ORNAMENTAL CHERRY
 - THE APPLICANT SHALL PAY TO THE TOWNSHIP A TRAFFIC IMPACT FEE OF \$1,000 IN ACCORDANCE WITH RESOLUTION 2004-25 SECTION 7.
 - THE APPLICANT OFFERS TO PAY A FEE IN LIEU OF DEDICATING LAND AREA FOR PARK AND/OR RECREATIONAL USE TO MEET THE OPEN SPACE REQUIREMENTS CONTAINED IN THE ORDINANCE.
 - ALL EASEMENTS MUST BE DOCUMENTED IN THE FORM OF AN EASEMENT AGREEMENT, APPROVED BY THE TOWNSHIP SOLICITOR AND RECORDED AT THE RECORDER OF DEEDS FOR MONTGOMERY COUNTY.
 - IN THE EVENT THAT THE PROPERTY OWNER SHALL REFUSE OR NEGLECT TO COMPLY WITH THE PROVISIONS OF CHAPTER 58 OR THE REQUIREMENTS OF THE TOWNSHIP ENGINEER, AND THE NONCOMPLIANCE IS CREATING A DANGER TO THE HEALTH, SAFETY AND WELFARE OF THE COMMUNITY, THE BOARD OF SUPERVISORS MAY TAKE APPROPRIATE MEASURES TO CORRECT THE VIOLATION AND ASSESS ALL EXPENSES OF SUCH MEASURES AGAINST THE PERSON. THE BOARD OF SUPERVISORS MAY SEEK REIMBURSEMENT BY ANY MEANS PERMITTED BY LAW.
 - ACCORDING TO FEMA FLOOD INSURANCE RATE MAP (FIRM) FOR WHITEMARSH TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA, MAP NUMBER 42091C0357 E, PANEL 357 OF 451, EFFECTIVE DATE DECEMBER 19, 1996, THERE ARE NO FLOODPLAIN BOUNDARIES LOCATED ON THE SITE.

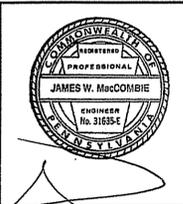
SEE SHEET FOR FACILITY OWNER'S DESIGNATED OFFICE ADDRESS AND TELEPHONE NUMBER.

PENNSYLVANIA ONE CALL SYSTEM, INC.
 CALL 3 WORKING DAYS BEFORE YOU DIG
 1-800-242-1776
 POCS SERIAL NUMBER: _____

"VC-2" REQUIREMENTS:
 NONRESIDENTIAL BUILDING FOOTPRINT: 6,000 S.F. (MAX.)
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APPLICANT/RECORD OWNER:
 EDWIN & DEBORAH GUIE
 3142 SPRING MILL ROAD
 PLYMOUTH MEETING, PA. 19462

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



REVISION	DATE
TREE SURVEY & LANDSCAPING PLAN	
FOR EDWIN & DEBORAH GUIE	
3142 SPRING MILL ROAD	
WHITEMARSH TOWNSHIP	MONTGOMERY COUNTY, PA.
SCALE: 1"=20'	APRIL 4, 2016
HERBERT E. MacCOMBIE, JR., P.E. CONSULTING ENGINEERS AND SURVEYORS, INC. P.O. BOX 118 BROOMALL, PA. 19008	
SHEET 3 OF 4	