

SOURCE: PENNDOT TYPE 58 MAPS, SOUTH WHITEHALL & UPPER MACUNGIE TOWNSHIPS
LOCATION MAP
 SCALE: 1" = 800'

- GENERAL NOTES:**
- THE INTENT OF THIS PLAN IS TO DEPICT THE CONSTRUCTION OF A NEW SIDEWALK ISLAND WITHIN AN EXISTING PARKING LOT.
 - THE WORD "CERTIFY" IS AN EXPRESSION OF PROFESSIONAL OPINION BY THE SURVEYOR AND/OR ENGINEER. "CERTIFY" DOES NOT CONSTITUTE A GUARANTEE OR WARRANTY.
 - ANY DISCREPANCIES, ERRORS, OR CONFLICTS DISCOVERED BY THE CONTRACTOR AND/OR OWNER MUST BE IMMEDIATELY REPORTED IN WRITING TO THE ENGINEER BEFORE PROCEEDING WITH ANY CONSTRUCTION.
 - NO TREES ARE PROPOSED TO BE REMOVED WITH THIS APPLICATION.
 - PLAN INFORMATION OBTAINED FROM:
 - RECORD PLAN: PRELIMINARY/FINAL RECORD PLAN FOR PROPOSED CENTER OF LEARNING AND ADDITIONS FOR ST. JOSEPH THE WORKER R.C. CHURCH, PREPARED BY MCTISH, KUNKEL & ASSOCIATES, DATED 3/20/1996, LAST REVISED 12/1/2000.
 - THE IMPERVIOUS SURFACE AREA PROPOSED IS IN ACCORDANCE WITH THE APPROVED STORMWATER MANAGEMENT PLAN FOR THE TRACT AND THE REVISIONS ARE IN COMPLIANCE WITH ALL APPLICABLE STORMWATER MANAGEMENT REQUIREMENTS.
 - SEDIMENT FROM EARTH DISTURBANCE MUST BE CONTAINED WITHIN AREA OF WORK. A ROCK CONSTRUCTION ENTRANCE MUST BE INSTALLED IF SEDIMENT IS NOTICED ON PUBLIC ROADS NEAR THE PROJECT SITE DURING CONSTRUCTION.
 - THIS PLAN IS SUBJECT TO EASEMENTS OF RECORD AND ANY OTHER PERTINENT FACTS WHICH A TITLE SEARCH MAY DISCLOSE.
 - THE TYPE AND LOCATION OF UTILITY LOCATIONS IS NOT GUARANTEED TO BE ACCURATE OF ALL INCLUSIVE. THE USER OF THIS PLAN IS RESPONSIBLE FOR MAKING THEIR OWN DETERMINATIONS AS TO THE TYPE AND LOCATIONS OF UTILITIES AS MAY BE NECESSARY.
 - IF DIGITAL INFORMATION IS ALSO SUPPLIED, IT IS DONE SO FOR INFORMATIONAL PURPOSES ONLY. THE ORIGINAL SIGNED AND SEALED DOCUMENT IS THE DOCUMENT OF RECORD.
 - ACCORDING TO FEMA, THE PROJECT AREA IS LOCATED IN ZONE X, AREA OF MINIMAL FLOOD HAZARD, MAP# 42077C0227F, EFFECTIVE DATE 7-16-2004.
 - RIGHT-OF-WAY INFORMATION SHOWN HEREON WAS TAKEN FROM DEEDS AND MAPS OF RECORD.
 - MUNICIPAL BOUNDARY LINE TAKEN FROM MAPS OF RECORD.
 - OTT CONSULTING INC DID NOT PERFORM A BOUNDARY NOR TOPOGRAPHIC SURVEY OF THIS PARCEL. BOUNDARY AND TOPOGRAPHIC INFORMATION TAKEN FROM PLAN REFERENCE IN NOTE 5.A ABOVE. PROPERTY BOUNDARY SHOWN ON THIS PLAN TAKEN FROM DEED PLOTTING ONLY.
 - THIS PLAN HAS BEEN REVIEWED BY THE TOWNSHIP STAFF AND TOWNSHIP ENGINEER FOR CONSISTENCY WITH MUNICIPAL REGULATIONS AND ORDINANCES RELATING TO LAND USE AND DIMENSIONAL REQUIREMENTS OF ZONING. INVESTIGATIONS REGARDING PERIPHERAL LAND AND PLAN ISSUES WHICH ARE NOT REQUIRED AS PART OF A REVIEW PROCESS, SUCH AS CLARITY OF TITLE, SUBSURFACE CONDITIONS, INCLUDING, BUT NOT LIMITED TO, SOIL AND WATER QUALITY, KARST GEOLOGICAL ACTIVITY, AND HISTORIC AND ARCHEOLOGICAL ISSUES, OR SUCH OTHER ISSUES (AS APPROPRIATE) THAT MAY AFFECT THE MERCHANTABILITY OF THE LAND, HAVE NOT BEEN INVESTIGATED OR REVIEWED BY THE TOWNSHIP OR THE TOWNSHIP ENGINEER. THE TOWNSHIP AND TOWNSHIP ENGINEER MAKE NO REPRESENTATION OR WARRANTY CONCERNING THESE ISSUES, WHICH SHOULD BE ADDRESSED BY QUALIFIED PROFESSIONALS, COMMISSIONED BY THE APPLICANT AND/OR LAND OWNER(S) AS APPROPRIATE, AND ENGAGED IN THE APPROPRIATE FIELD OF PRACTICE. DIMENSIONS AND GEOMETRY OF THE PROPERTY BOUNDARY AND ANY INTERNAL LOTS AND STREETS HAVE BEEN OVERVIEWED WITH RESPECT TO APPLICABLE ORDINANCE STANDARDS FOR MATHEMATICAL COMPLETENESS, CLARITY OF DEPICTION, CONSISTENCY, CLOSURE, AND AREA (ONLY). THE RESEARCH FOR AND DETERMINATION AND LOCATION OF PROPERTY LINES, STREET RIGHTS-OF-WAY, AND OTHER EASEMENTS, ETC., ARE THE RESPONSIBILITY OF THE SURVEYOR OF RECORD WHOSE SEAL APPEARS ON THIS PLAN, AND HAVE NOT BEEN INDEPENDENTLY CONFIRMED OR VERIFIED BY THE TOWNSHIP, THE TOWNSHIP ENGINEER, OR THE TOWNSHIP SOLICITOR.

IMPERVIOUS COVERAGE CALCULATIONS:
 EXISTING LOT COVERAGE ALLOWED: 248,292 SF* (5.7 AC)
 EXISTING LOT COVERAGE: 221,973 SF (5.0958 AC)
 PROPOSED ADDITIONAL LOT COVERAGE: 1,479 SF (0.0339 AC)
 SIDEWALK/CURB: 1,479 SF (0.0339 AC)
 TOTAL LOT COVERAGE: 223,452 SF (5.1297 AC)
 *MAXIMUM ALLOWED PER APPROVED PLAN TO BASIN #2 AT NORTHEAST CORNER OF APPLEWOOD DRIVE AND CLAUSER ROAD

PROPOSED CURB AND SIDEWALK ISLAND 1,479 S.F.

ZONING DATA:

SOUTH WHITEHALL TOWNSHIP ZONING DISTRICT:		R3, LOW DENSITY RESIDENTIAL DISTRICT
	EXISTING	REQUIRED
MINIMUM LOT SIZE (AC):	11.6628	5.0
MINIMUM LOT WIDTH (FT):	417	300
MINIMUM YARDS (FT):		
FRONT:	75	75
SIDE:	50	50
REAR:	50	50
MAX. BUILDING HEIGHT (FT):	40	50
MAX. IMPERV. COVERAGE (%):	29.7	75
SEWER DISPOSAL:	PUBLIC	PUBLIC
WATER:	PUBLIC	PUBLIC

UPPER MACUNGIE TOWNSHIP ZONING DISTRICT:

R2, LOW DENSITY RESIDENTIAL DISTRICT	
	REQUIRED
MINIMUM LOT SIZE (SF):	16,000
MINIMUM LOT WIDTH (FT):	30
MINIMUM YARDS (FT):	
FRONT:	15
SIDE:	15
REAR:	40/2.5 STORIES
MAX. BUILDING HEIGHT (FT):	25
MAX. BUILDING COVERAGE (%):	50
IMPERV. COVERAGE (%):	50
SEWER DISPOSAL:	PUBLIC
WATER:	PUBLIC

SITE DATA:
 RECORD OWNER/DEVELOPER: WARGO ROBERT J REV MSGR
 1819 APPLEWOOD DR
 OREFIELD, PA 18069
 DBV, 1580, PG. 1043
 PIN #546771820477-1
 508,033 SF (11.6628 AC)
 DEED REFERENCE: 508,033 SF (11.6628 AC)
 TAX MAP REFERENCE: 508,033 SF (11.6628 AC)
 EXISTING USE: ELEMENTARY AND SECONDARY SCHOOL
 PROPOSED USE: ELEMENTARY AND SECONDARY SCHOOL

ENGINEER'S/SURVEYOR'S CERTIFICATION:
 I HEREBY CERTIFY THAT THIS PLAN IS CORRECT IN ALL DETAILS TO MY BEST KNOWLEDGE AND BELIEF.



TOWNSHIP PLANNING COMMISSION
 RECOMMENDED FOR APPROVAL BY THE PLANNING COMMISSION OF SOUTH WHITEHALL TOWNSHIP, LEHIGH COUNTY, PENNSYLVANIA, ON THE ____ DAY OF ____ 20__

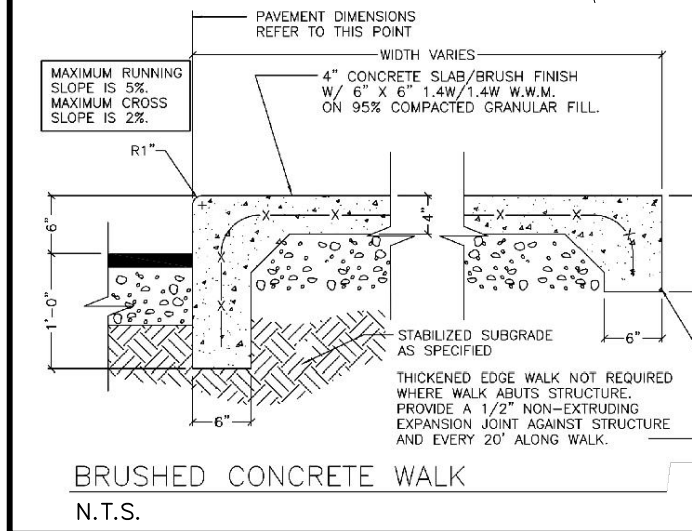
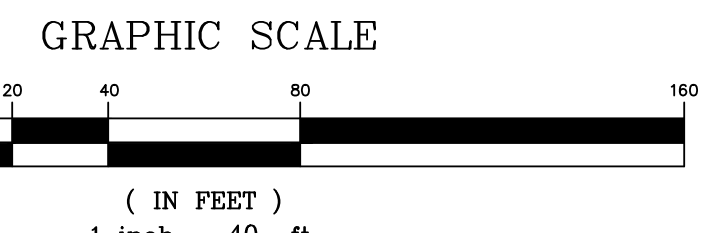
BOARD OF COMMISSIONERS
 APPROVED BY THE BOARD OF COMMISSIONERS OF SOUTH WHITEHALL TOWNSHIP, LEHIGH COUNTY, PENNSYLVANIA, ON THE ____ DAY OF ____ 20__

OWNER'S CERTIFICATION - ROBERT J WARGO REV MSGR
 BEING DULY SWORN ACCORDING TO LAW I DOPOSE AND SAY THAT I AM THE SOLE OWNER OF THIS PROPERTY IN PEACEFUL POSSESSION OF THE SAME AND THAT THERE ARE NO SUITS PENDING AFFECTING THE TITLE THEREOF.

LEHIGH VALLEY PLANNING COMMISSION
 REVIEWED: BY THE LEHIGH VALLEY PLANNING COMMISSION.

PROOF OF RECORDING
 PLAN RECORDED IN THE OFFICE OF RECORDER OF DEEDS OF LEHIGH COUNTY, PENNSYLVANIA, IN DOCUMENT ID# _____ ON THE ____ DAY OF ____ 20__ WITNESS MY HAND AND SEAL OF OFFICE THIS ____ DAY OF ____ 20__

OWNERS SIGNATURE _____
 SWORN AND SUBSCRIBED BEFORE THIS ____ DAY OF ____ 20__
 NOTARY PUBLIC _____
 RECORDER OF DEEDS _____



NO.	DATE	REVISION	BY

Ott CONSULTING INC.
 CIVIL ENGINEERS · SURVEYORS
 LANDSCAPE ARCHITECTS
 GIS SERVICES

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ST. JOSEPH THE WORKER SCHOOL CURB & SIDEWALK ISLAND
 TOWNSHIPS OF SOUTH WHITEHALL & UPPER MACUNGIE
 LEHIGH COUNTY, PENNSYLVANIA

DRAWN BY: JB DATE: 3-14-24 PROJECT NO: STJW 2301 DRAWING NO.: C-1.1
 APPROVED BY: JLO SCALE: 1" = 40' SHEET NO: 1 OF 1