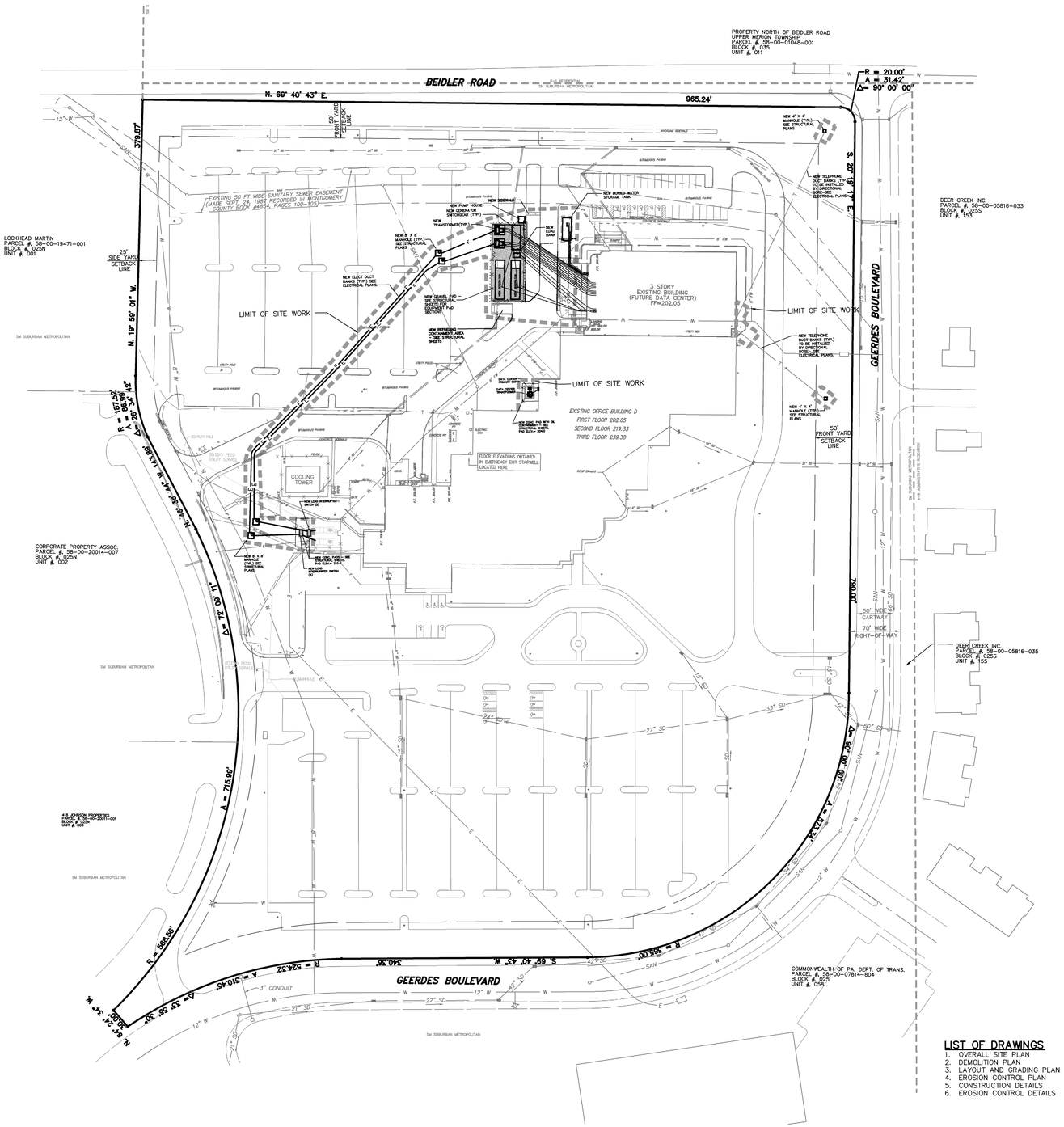
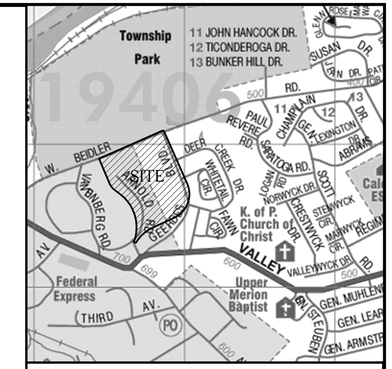
EXISTING FEATURES LEGEND

- 202 — EXISTING 2' CONTOURS
- 210 — EXISTING 10' CONTOURS
- × 212.20 — EXISTING SPOT ELEVATION
- EXISTING FENCE LINE
- EXISTING EDGE OF PAVING
- EXISTING GUIDE RAIL
- EXISTING CURB
- FLOOD PLAIN
- EcB2 / BdA — SOILS LINE AND DESCRIPTION
- EXISTING LIGHT POLE
- STREAM LINE
- EXISTING STORM INLET AND PIPE
- EXISTING STORM MANHOLE AND PIPE
- EXISTING STORM ENDWALL AND PIPE
- EXISTING MULTI-POST SIGN
- EXISTING SIGN
- EXISTING UTILITY POLE
- EXISTING POST
- W — EXISTING UNDERGROUND WATER MAIN
- E — EXISTING UNDERGROUND ELECTRIC
- T — EXISTING UNDERGROUND TELEPHONE
- G — EXISTING UNDERGROUND GAS LINE
- OH — EXISTING OVERHEAD WIRES
- F — EXISTING FIRE LINE
- EXISTING DECIDUOUS TREE
- EXISTING CONIFEROUS TREE
- EXISTING TREE & SHRUB LINE
- EXISTING MANHOLE (SAN, STORM, GAS, WATER, WATER, ELECTRIC, TELEPHONE, ETC.)

PROPOSED FEATURES LEGEND

- 202 — PROPOSED 2' CONTOURS
- 210 — PROPOSED 10' CONTOURS
- W — PROPOSED WATER MAIN
- E — PROPOSED ELECTRIC LINE / DUCT BANK
- T — PROPOSED COMMUNICATION LINE
- × 212.20 — PROPOSED SPOT ELEVATION
- PROPOSED CURB
- (15) — PROPOSED PARKING SPACE TABULATION
- (C) — PROPOSED SIGNAGE MARKER





LOCATION MAP SCALE: 1"=1000'

UPPER MERION TOWNSHIP

APPROVED BY THE BOARD OF SUPERVISORS OF UPPER MERION TOWNSHIP ON THE _____ DAY OF _____ 20____.

Secretary _____ Chairman _____

Township Engineer _____

APPROVED BY THE PLANNING COMMISSION OF UPPER MERION TOWNSHIP, MONTGOMERY COUNTY, PA ON THE _____ DAY OF _____ 20____.

RECORDED IN THE OFFICE OF RECORDER OF DEEDS IN NORRISTOWN, PA IN PLAN BOOK NO._____, PAGE NO._____ ON THE ____ DAY OF_____ 20_____

(Deputy) Recorder of Deeds

I HEREBY CERTIFY THAT LMC PROPERTIES, INC. IS THE REGISTERED OWNER OF THE LAND HERE DEVELOPED, AND THAT THEY DO HEREBY ADOPT THIS PLAN AND DESIRE THE SAME TO BE RECORDED.

OWNER

Title

ON THE _____ DAY OF _____ A.D. 20_____ BEFORE ME,

THE UNDERSIGNED OFFICER, PERSONALLY APPEARED _____,

WHO ACKNOWLEDGED HIMSELF TO BE THE _____ OF LMC PROPERTIES, INC., AND THAT AS SUCH OFFICER BEING AUTHORIZED TO DO SO, HE EXECUTED THE FORGOING PLAN BY SIGNING THE NAME OF THE SAID CORPORATION AND BY SIGNING HIS NAME AS SUCH OFFICER.

IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND NOTARIAL SEAL.

Notary Public

My Commission Expires: _____ (Notarial Seal)

MCPC NO._____ PROCESSED AND REVIEWED, REPORT PREPARED BY MONTGOMERY COUNTY PLANNING COMMISSION IN ACCORDANCE WITH THE MUNICIPALITIES PLANNING CODE.

CERTIFIED THIS DATE: _____

MONTGOMERY COUNTY PLANNING COMMISSION

ZONING SUMMARY

GROSS SITE AREA: 24.45 ACRES
ZONING DISTRICT: SM (SUBURBAN METROPOLITAN DISTRICT)

	REQUIRED (SM)
MINIMUM LOT SIZE	2 ACRES
MINIMUM LOT WIDTH	200'
MINIMUM BUILDING SETBACK (FRONT YARD)	50'
MINIMUM BUILDING SETBACK (SIDE YARD)	25',
(AGGREGATE)	75'
MINIMUM BUILDING SETBACK (REAR YARD)	20'
MINIMUM BUILDING SETBACK (NEAR RESIDENTIAL)	150'
MINIMUM BUILDING SETBACK (NEAR AGRICULTURAL)	150'
MINIMUM SETBACK (PARKING)	50'
MINIMUM SETBACK (LOADING)	50'
MAXIMUM BUILDING COVERAGE	33.3%
MAXIMUM BUILDING HEIGHT	50'

GENERAL NOTES

1. Being Montgomery County Assessment Parcel No. 58-00143100-5, Map Block 25, Unit 02
2. These plans are based on Land Development Plans prepared by S.T.V. Architects, Douglassville, PA dated 7-22-03. Information in area of site development field surveyed by Chester Valley Engineers, Inc. in January 2010.
3. Total Site Area: 24.45 Ac.
4. This proposal is to create a new data center within the existing Lockheed Martin facility at 4000 Gerdes Blvd. in Upper Merion Township. There are no proposed alterations to the footprint of the existing buildings.
5. The proposed site improvements will result in a net reduction in impervious area of 807 SF. No stormwater management control facilities are required as a result of the improvements shown on these plans.
6. The existing buildings are served by public water and sewerage service.
7. Elevations are based on USGS datum.
8. There are no identified wetlands or floodplain within the current area of construction.
9. Zoning information based on the Upper Merion Township Zoning Map.

LIST OF DRAWINGS

1. OVERALL SITE PLAN
2. DEMOLITION PLAN
3. LAYOUT AND GRADING PLAN
4. EROSION CONTROL PLAN
5. CONSTRUCTION DETAILS
6. EROSION CONTROL DETAILS

OWNER

LMC PROPERTIES, INC.
100 S. CHARLES STREET
SUITE 1400
BALTIMORE, MD. 21201

APPLICANT/BUILDING OPERATOR

LOCKHEED MARTIN CORPORATION
P.O. BOX 8048
BUILDING 100, ROOM L9515
PHILA, PA 19101
PHONE 610-354-2463
ATTEN: KEVIN REILLY

OVERALL SITE PLAN

NO.	DATE	REVISION
6	6/4/10	ADD TRANSFORMER
5	5/25/10	ADDENDUM #2
4	5/7/10	ADD PUMP SHED
3	4/26/10	REVISE FENCING
2	4/9/10	REVISE OWNER INFORMATION
1	3/11/10	ISSUED FOR TOWNSHIP SUBMISSION

MINOR LAND DEVELOPMENT PLAN
FOR
LOCKHEED MARTIN CORPORATION
UPPER MERION TOWNSHIP - MONTGOMERY COUNTY - PENNSYLVANIA

Chester Valley Engineers
civil engineers & land surveyors

Chester Valley Engineers, Inc.
Main Office: 83 Chestnut Road
P.O. Box 447, Paoli, PA 19301
(610) 644-4823
(610) 889-3143 Fax
cve@chesterv.com

PROJECT NO. 18963
F.B.

SCALE	DATE	DRAWN BY	CHECKED BY	DRAWING
1"=80'	1/27/10	PT	BHM	

Scale in Feet
0 20 40 60 80 160 240 320
1" = 80'

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: _____

TAX MAP NUMBER: 58-25, PARCEL 02

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PENNSYLVANIA ACT 187 REQUIREMENTS
UNDERGROUND UTILITIES SERIAL NO._____
CHESTER VALLEY ENGINEERS, INC. DOES NOT GUARANTEE THE ACCURACY OF THE LOCATIONS FOR EXISTING SUBSURFACE UTILITY STRUCTURES SHOWN ON THE PLANS, NOR DOES CHESTER VALLEY ENGINEERS, INC. GUARANTEE THAT ALL SUBSURFACE STRUCTURES ARE SHOWN. THE CONTRACTOR SHALL VERIFY THE LOCATION AND ELEVATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES BEFORE THE START OF WORK.

EXCAVATIONS, TRENCHING, AND SHORING
ALL EXCAVATIONS, TRENCHING, AND SHORING OPERATIONS SHALL COMPLY WITH THE REQUIREMENTS OF THE FOLLOWING UNITED STATES DEPARTMENT OF LABOR OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION PUBLICATIONS OR THE LATEST REVISIONS THERETO:

(1) CONSTRUCTION INDUSTRY STANDARDS AND INTERPRETATIONS (OSHA 2207) SUBPART "P", PART 1926/1910 – "EXCAVATIONS, TRENCHING AND SHORING".
(2) "EXCAVATIONS AND TRENCHING OPERATIONS" (OSHA 2226) DATED 1985 (REVISED).