

ONECALL NOTES :



PENNSYLVANIA ACT 287, AS AMENDED BY ACT 121, REQUIRES NOTIFICATION OF EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE COMMONWEALTH.

ACT 287 UNDERGROUND UTILITY PROTECTION ACT, AS AMENDED BY ACT 121

McCARTHY ENGINEERING ASSOCIATES, INC. HEREBY STATES THAT, PURSUANT TO THE PROVISIONS OF ACT NO. 121 OF OCTOBER 2008, OF THE PENNSYLVANIA LEGISLATURE, IT HAS PERFORMED THE FOLLOWING IN PREPARING THESE DRAWINGS REQUIRING EXCAVATION OR DEMOLITION WORK AT SITES WITHIN THE POLITICAL SUBDIVISION(S) SHOWN ON THE DRAWINGS:

- PURSUANT TO SECTION 4, CLAUSE (2) OF SAID ACT, McCARTHY ENGINEERING ASSOCIATES, INC. REQUESTED FROM EACH USER'S OFFICE DESIGNATED ON SUCH LIST PROVIDED BY THE ONE CALL SYSTEM NOTIFICATION, THE INFORMATION PRESCRIBED BY SECTION 4, CLAUSE (2) OF SAID ACT, NOT LESS THAN (10) NOR MORE THAN (90) WORKING DAYS BEFORE FINAL DESIGN TO BE COMPLETED.
- PURSUANT TO SECTION 4, CLAUSE (5) OF SAID ACT, McCARTHY ENGINEERING ASSOCIATES, INC. HAS MET THEIR OBLIGATIONS OF CLAUSE (2) BY CALLING THE ONE CALL SYSTEM SERVING THE LOCATION WHERE EXCAVATION IS TO BE PERFORMED.
- PURSUANT TO SECTION 4, CLAUSE (3) OF SAID ACT, McCARTHY ENGINEERING ASSOCIATES, INC. HAS SHOWN UPON THESE DRAWINGS THE POSITION AND TYPE OF EACH LINE AS DERIVED PURSUANT TO THE REQUEST MADE AS REQUIRED BY CLAUSE (2), THE SERIAL NUMBER PROVIDED BY THE ONE CALL SYSTEM, THE TOLL-FREE ONE CALL SYSTEM PHONE NUMBER, AND THE NAME OF THE USER, THE USER'S DESIGNATED OFFICE ADDRESS AND PHONE NUMBER AS SHOWN ON THE LIST REFERRED TO IN SECTION 4, CLAUSE (5) OF SAID ACT.

AND McCARTHY ENGINEERING ASSOCIATES, INC. DOES NOT MAKE ANY REPRESENTATION, WARRANTY, ASSURANCE OR GUARANTEE THAT THE INFORMATION RECEIVED PURSUANT TO SAID REQUEST AND AS REFLECTED ON THESE DRAWINGS IS CORRECT OR ACCURATE, BUT McCARTHY ENGINEERING ASSOCIATES, INC. IS REFLECTING SAID INFORMATION ON THESE DRAWINGS ONLY DUE TO THE REQUIREMENTS OF THE SAID ACT NO. 121 OF OCTOBER 2008.

ONE CALL SYSTEM SERIAL NO. NOTIFICATION BY McCARTHY ENGINEERING ASSOCIATES, INC.
DATE: JUNE 10, 2014

ONE CALL SYSTEM SERIAL NUMBER: 20141612159
UNDERGROUND UTILITY USERS:

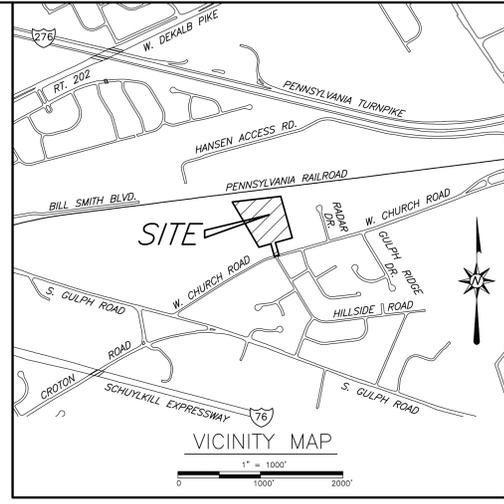
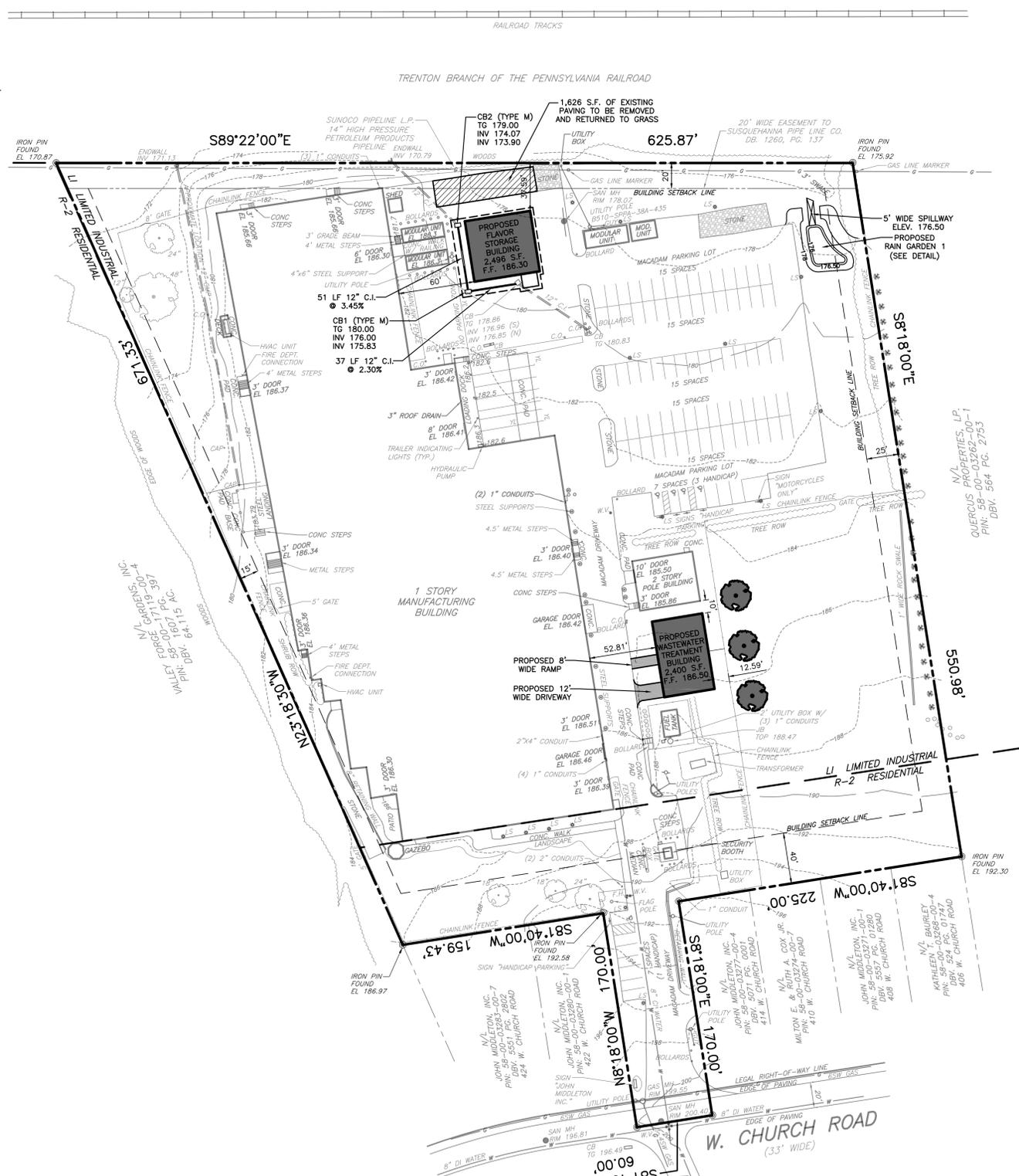
UNDERGROUND UTILITY LOCATIONS ARE APPROXIMATE AND WERE DETERMINED FROM VISIBLE LOCATION, ACT 287, AS AMENDED BY ACT 121, UTILITY RESPONSES AND/OR BEST AVAILABLE PLAN INFORMATION.

McCARTHY ENGINEERING ASSOCIATES, INC. CANNOT GUARANTEE THE EXACT LOCATION OF ANY UNDERGROUND UTILITIES OR STRUCTURES, AN EXACT LOCATION CAN ONLY BE OBTAINED BY SUBSURFACE EXPLORATION, WHICH IS NOT A PART OF THIS CONTRACT PERFORMANCE.

PA ONE CALL SYSTEM INFORMATION:

PENNSYLVANIA ACT 287, AS AMENDED BY ACT 121, REQUIRES THREE (3) WORKING DAYS NOTICE FOR CONSTRUCTION PHASE AND FIVE (5) WORKING DAYS NOTICE IN DESIGN STAGE.

PA ONE CALL PHONE NUMBER: 1-800-242-1776



ZONING
LI - LIMITED INDUSTRIAL (PUBLIC SEWER & WATER)

MINIMUM REGULATIONS:	REQUIRED:	PROVIDED:
LOT AREA	7,453 AC.	7,453 AC.
LOT WIDTH	-	444 FT.
FRONT YARD	40 FT.	40 FT.
REAR YARD	20 FT.	20 FT.
SIDE YARD	15 FT.	20 FT.
AGGREGATE SIDE	40 FT.	40 FT.
MAXIMUM REGULATIONS:		
BUILDING HEIGHT	50 FT.	<50 FT.
BUILDING COVERAGE	75%	30%

THERE ARE NO PROPOSED IMPROVEMENTS LOCATED WITHIN THE R-2 ZONING DISTRICT

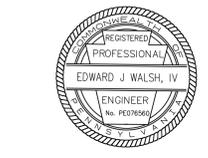
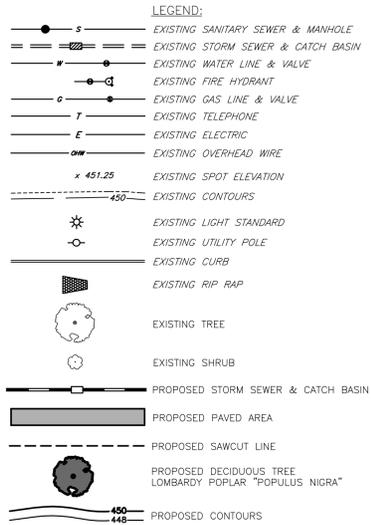
RECORD OWNER & SOURCE OF TITLE: SITE ADDRESS:

GRANTEE: JOHN MIDDLETON, INC.	418 W. CHURCH ROAD
GRANTOR: J.L.N. SMYTHE COMPANY	KING OF PRUSSIA, PA 19406

DBV. 2943, PG. 128
DEED DATED: JANUARY 1, 1959
PIN: 58-00-03265-00-7

TOTAL AREA = 7.453 ACRES

- GENERAL NOTES:**
- LOCATION OF ALL UNDERGROUND UTILITIES IS APPROXIMATE AS SHOWN. HEREON, ALL LOCATIONS AND SIZES ARE BASED ON UTILITY MARK-OUTS AND ABOVE GROUND STRUCTURES THAT WERE VISIBLE AND ACCESSIBLE IN THE FIELD AT THE TIME OF THIS SURVEY. AVAILABLE MARK-OUTS AND UTILITY PLANS DO NOT ENSURE UNDERGROUND UTILITY AND STRUCTURE LOCATIONS.
 - THE BOUNDARY AND TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED ON A FIELD SURVEY PERFORMED AND PREPARED BY McCARTHY ENGINEERING ASSOCIATES, INC. ON JUNE 16, 2014.
 - THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE SEARCH AND THE PROPERTIES SHOWN HEREON MAY BE SUBJECT TO EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS NOT SHOWN HEREON.
 - IT IS NOT THE INTENT OF THIS PLAN TO ILLUSTRATE ANY SUBSURFACE CONDITIONS SHOULD THEY EXIST, I.E. BURIED TANKS, SEEPAGE BEDS, ETC.
 - ACCORDING TO THE FLOOD INSURANCE RATE MAP NUMBER 42091C0353, MONTGOMERY COUNTY, DATED AUGUST 9, 1999, THERE ARE NO 100-YEAR FLOODPLAIN BOUNDARIES ON THIS SITE.
 - WASTEWATER TREATMENT BUILDING PIPING AND UTILITIES AND WASTEWATER PROCESS DESIGN AND PERMITTING IS BEING COMPLETED SEPARATELY BY OTHERS.



Revision	Date	Description	Revised By

McCarthy Engineering
"Your Trusted Engineering Advisor"
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SITE IMPROVEMENT PLAN
"JOHN MIDDLETON COMPANY"

Client: KINSLEY CONSTRUCTION
Location: UPPER MERITON TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA
Date: JUNE 20, 2014

Designed By: MSM | Drawn By: MSM | Proj. Manager: EJ WALSH | Principal: JCM
Scale: 1"=50' | Plan No: 140152-P02 | Sheet: 2 OF 5