

# PRELIMINARY SUBDIVISION PLANS

## OF THE

# GLASGOW TRACT

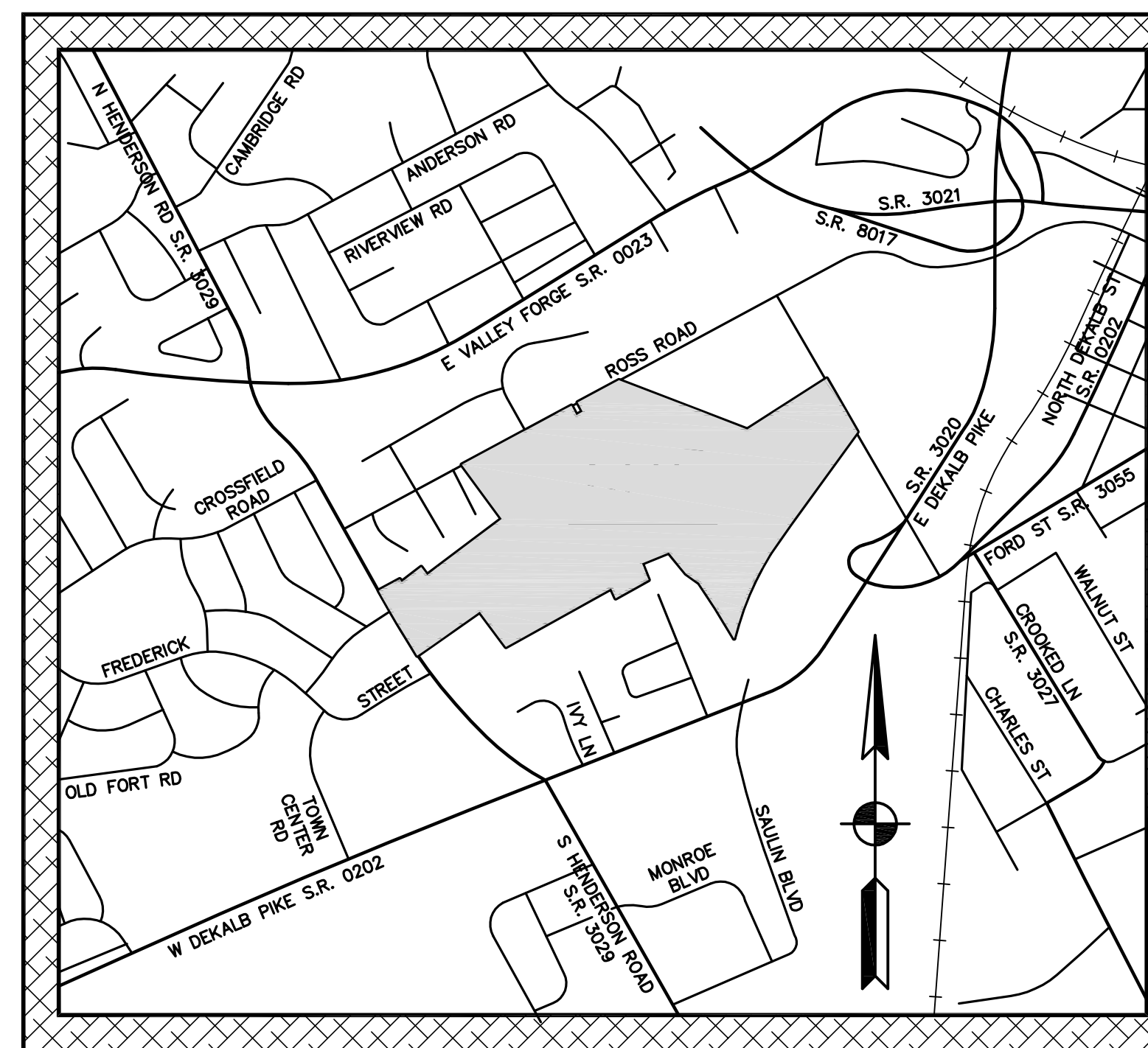
SITE SITUATE IN UPPER MERION TOWNSHIP, MONTGOMERY COUNTY

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### SITE STATISTICS

- SUBJECT TRACT MAY BE IDENTIFIED BY MONTGOMERY COUNTY TAX ASSESSMENT INFORMATION AS FOLLOWS:  
UPPER MERION TOWNSHIP  
PARID: 58-00-01969-00-7  
PARID: 58-00-09949-00-1
- RECORDED DEED DATA IS AS FOLLOWS:  
AS RECORDED IN THE OFFICE FOR THE RECORDING OF DEEDS, ETC., IN AND FOR THE COUNTY OF MONTGOMERY AT NORRISTOWN, PENNSYLVANIA.  
PARID: 58-00-01969-00-7 D.B. 3761, PG. 287  
PARID: 58-00-09949-00-1 D.B. 3761, PG. 287
- NAME AND ADDRESS OF THE OWNER OF THE SUBJECT TRACT:  
GLASGOW, INC.  
c/o RICHARD P. McBRIDE, Esq.  
714 N. BETHLEHEM PIKE, SUITE 101  
LOWER GWYNEDD, PA. 19002
- AREA STATISTICS:  
TOTAL TRACT AREA = 79.1774 AC. (TO DEED TITLE LINES)  
TRACT AREA = 78.1700 AC. (TO LEGAL/ULT. R/W)  
NET TRACT AREA = 74.8347 AC. (EXCLUDES PARCEL 1 & PARCEL 2 AS DEPICTED UPON PARCEL PLAN SHEET 1 OF 1)



SITE LOCATION MAP 1" = 1000'

PREPARED FOR

# GLASGOW, INC.

c/o RICHARD P. McBRIDE, Esq.  
714 N. BETHLEHEM PIKE, SUITE 101  
LOWER GWYNEDD, PA. 19002

### ACT 121 UTILITY NOTE

ATTENTION ALL CONTRACTORS: LOCATIONS OF ALL EXISTING UTILITIES SHOWN HEREON HAVE BEEN DEVELOPED FROM UTILITY COMPANY RECORDS AND/OR ABOVE-GROUND INSPECTION OF THE SITE. COMPLETENESS OR ACCURACY OF TYPE, SIZE, DEPTH OR HORIZONTAL LOCATION OF UNDER-GROUND FACILITIES OR STRUCTURES CANNOT BE GUARANTEED. PURSUANT TO REQUIREMENTS OF PENNSYLVANIA LEGISLATIVE ACT NUMBER 121 AS PER THE AMENDMENT OF PA ACT 287 OF 1974, EFFECTIVE OCTOBER 9, 2008 CONTRACTORS MUST VERIFY LOCATION AND DEPTH OF ALL UNDERGROUND UTILITIES AND FACILITIES PRIOR TO START OF WORK. REFERENCE UTILITY CASE NUMBERS: 20183341909 & 20183341937.

WINDSTREAM 929 MARTIN WAY HANATHA, PA. 32233 LOCATE_DESK_PERSONNEL locate_desk@windstream.com	UPPER MERION TWP 175 W VALLEY FORGE ROAD KING OF PRUSSIA, PA. 19406 1000 LACHENMAYER tlochenmayer@mtownship.org	PECO ENERGY C/O USC 450 S HENDERSON RD SUITE B KING OF PRUSSIA, PA. 19406 NICKI SIMPSON nikkiasimpson@usca.com
PENNSYLVANIA AMERICAN WATER 4 WELINGTON BLVD WYOMISSING, PA. 19810 AL ROSS alross.rossi@amwater.com	UPPER MERION SANITARY AND STORMSEWER AUI 175 WEST VALLEY FORGE RD KING OF PRUSSIA, PA. 19406 DAN LEGERTON dlegert@mtownship.org	VERIZON PENNSYLVANIA LLC 1005 VERONA DR FORT WASHINGTON, PA. 19034 LAURA LIPPINCOTT laura.lippincott@verizon.com
AT&T 350 GEES MILL BUSINESS PKWY NE CONYERS, GA 30013 NANCY SPENCE NS282@ATT.COM	COMCAST 4400 WAYNE AVENUE PHILADELPHIA, PA. 19140 ROBERT HARVEY rob.harvey@comcast.com	BASF CORPORATION 310 BROWNIE RD KING OF PRUSSIA, PA. 19406 FRED GOELZ fred.goelz@basf.com
TERADES INC 855 EL CAMINO REAL #209 FALD ALTO, CA. 84301 KEITH HOOPER kheoper@terades.com	AQUA PENNSYLVANIA INC 762 W LANCASTER AVE BRN MAR, PA. 19010 STEVE PIZZI spizzi@aquameric.com	TRANSCONTINENTAL GAS/WILLIAMS GAS 99 FARMER ROAD PRINCETON, NJ 08540 DAN SCHWEITZER dan.schweitzer@williams.com
		COMCAST CABLEVISION 1 APOLLO RD PLYMOUTH MEETING, PA. 19462 TOM DEMSEY

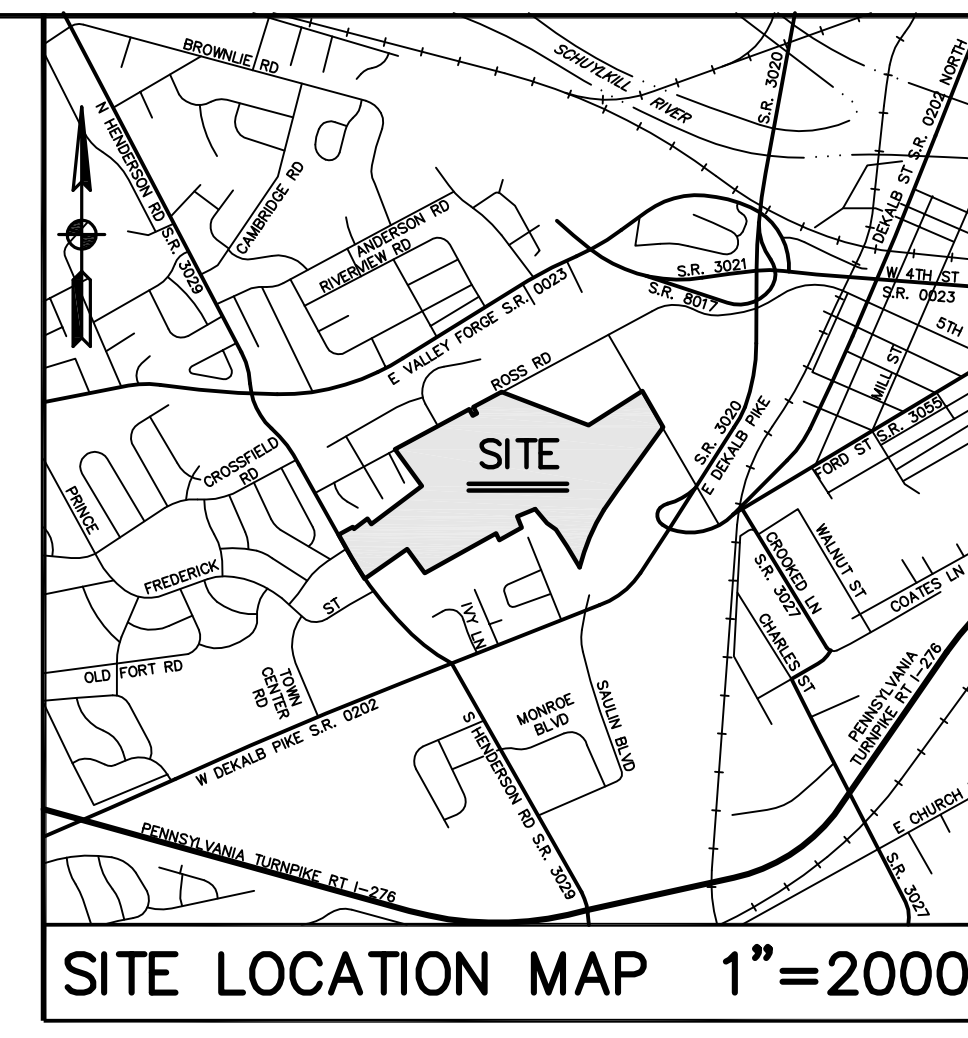
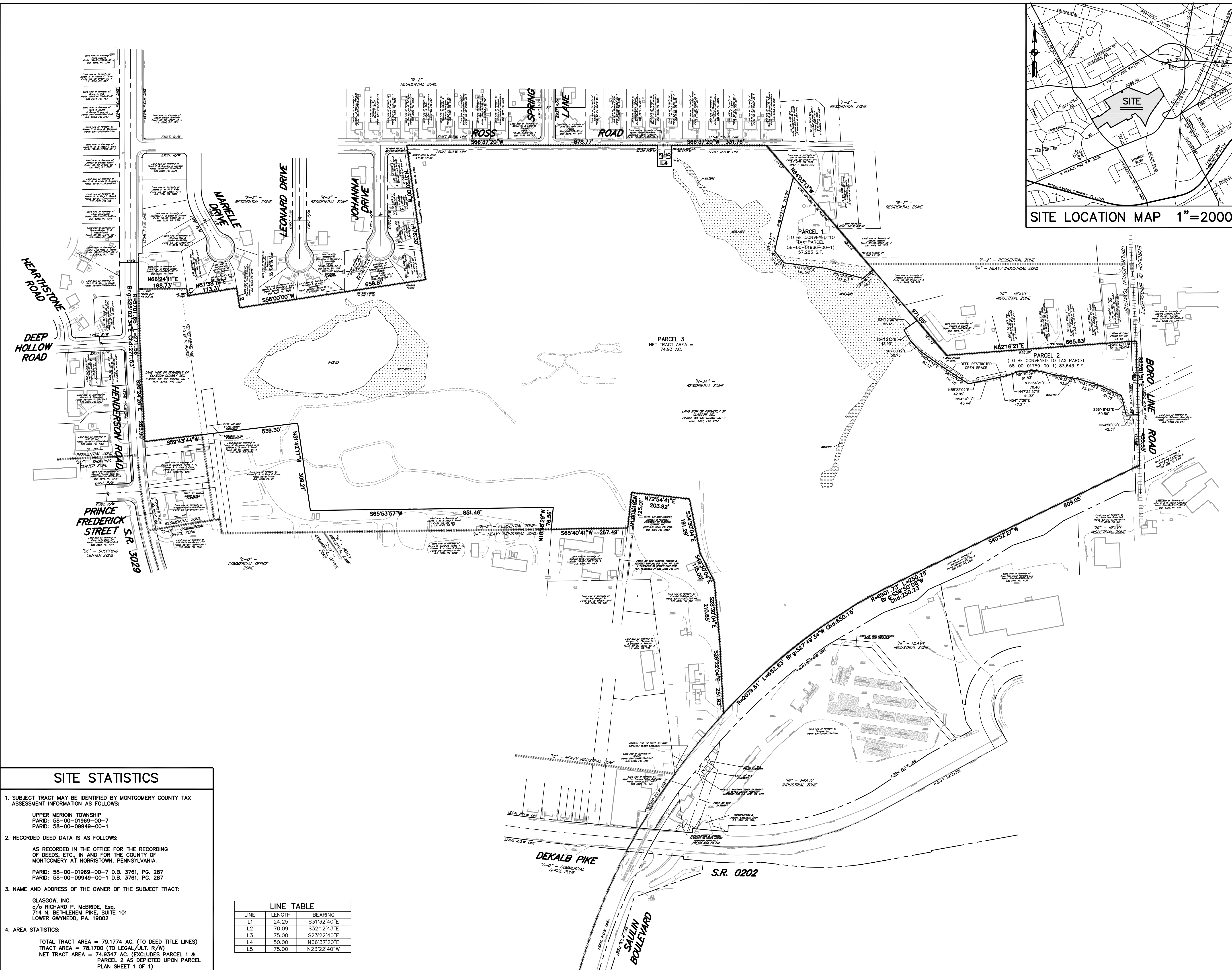


SUPPORTING DOCUMENTATION SUBMITTED TO UPPER MERION TOWNSHIP AS PART OF THIS APPLICATION:  
1. POST-CONSTRUCTION STORMWATER MANAGEMENT PLAN NARRATIVE REPORT PREPARED BY S.T.A. ENGINEERING, INC.  
2. STORMWATER INFILTRATION REPORT PREPARED BY S.T.A. ENGINEERING, INC.  
3. EROSION & SEDIMENT CONTROL PLAN NARRATIVE REPORT PREPARED BY S.T.A. ENGINEERING, INC.

DATE  
DEC. 17, 2017  
DEC. 17, 2018

**S T A**  
Engineering, Inc.  
Civil Engineers - Land Surveyors  
2499 KNIGHT ROAD, PENNSBURG, PA 18073  
MAILING: P.O. BOX 87, RED HILL, PA 18076  
PH: (215) 679-0200; www.stotac.com

GLASGOW INC. (STA JOB #5674)



### RECORDING ACKNOWLEDGEMENTS

COMMONWEALTH OF PENNSYLVANIA ) SS:  
 COUNTY OF MONTGOMERY )

ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_, BEFORE ME THE SUBSCRIBER, A NOTARY PUBLIC OF THE COMMONWEALTH OF PENNSYLVANIA, PERSONALLY APPEARED \_\_\_\_\_ OF GLASGOW, INC., A PENNSYLVANIA CORP., AND THAT BEING AUTHORIZED TO DO SO ACKNOWLEDGES THIS PLAN TO BE THE OFFICIAL PLAN OF LOTS AND PROPERTY SHOWN HEREON SITUATED IN THE TOWNSHIP OF UPPER MERION, COUNTY OF MONTGOMERY, COMMONWEALTH OF PENNSYLVANIA, AND DESIRES THAT THIS PLAN BE RECORDED ACCORDING TO LAW.  
 WITNESS MY HAND AND NOTARIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_.

NOTARY PUBLIC \_\_\_\_\_

**OWNER CERTIFICATE**  
 GLASGOW, INC., A PENNSYLVANIA CORP., HEREBY CERTIFIES THAT THE TITLE OF THE PROPERTY IS IN THE NAME OF GLASGOW, INC.  
 GLASGOW, INC.,  
 A PENNSYLVANIA CORPORATION  
 BY: \_\_\_\_\_

**BOARD OF SUPERVISORS**  
 APPROVED BY THE BOARD OF SUPERVISORS OF THE TOWNSHIP OF UPPER MERION ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_.

CHAIRMAN \_\_\_\_\_  
 SECRETARY \_\_\_\_\_

**TOWNSHIP ENGINEER**  
 REVIEWED BY THE TOWNSHIP ENGINEER OF THE TOWNSHIP OF UPPER MERION ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_.

TOWNSHIP ENGINEER \_\_\_\_\_

**RECORDER OF DEEDS**  
 RECORDED IN THE OFFICE FOR THE RECORDING OF DEEDS IN AND FOR THE COUNTY OF MONTGOMERY, AT NORRISTOWN, PA, IN PLAN BOOK NO. \_\_\_\_\_ PAGE NO. \_\_\_\_\_ ON \_\_\_\_\_ 20\_\_\_\_.

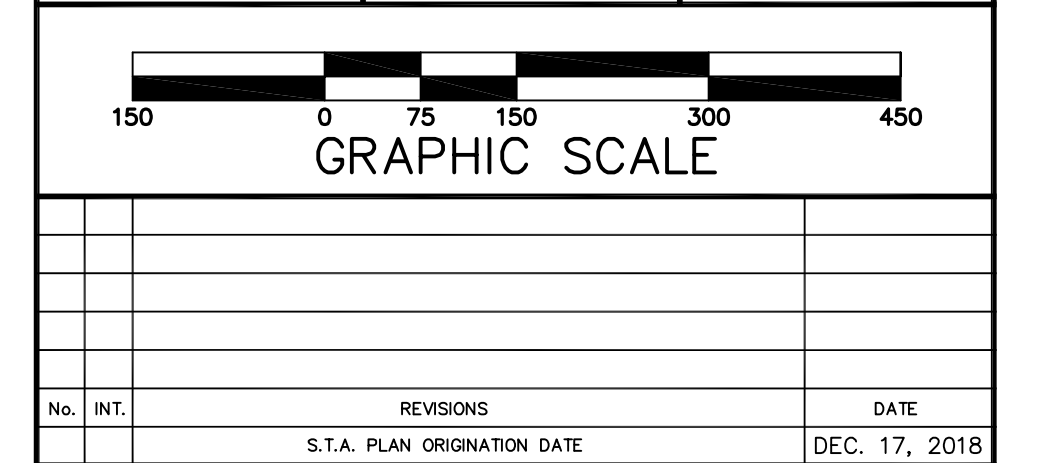
RECORDER OF DEEDS \_\_\_\_\_

MCPC NO.: \_\_\_\_\_  
 PROCESSED AND REVIEWED. A REPORT HAS BEEN PREPARED BY THE MONTGOMERY COUNTY PLANNING COMMISSION IN ACCORDANCE WITH THE MUNICIPALITIES PLANNING CODE.  
 CERTIFIED THIS DATE: \_\_\_\_\_  
 FOR THE DIRECTOR  
 MONTGOMERY COUNTY PLANNING COMMISSION

### SURVEYOR'S CERTIFICATION

I, CLIFFORD T. STOUT, P.L.S., HEREBY CERTIFY THAT THIS PLAN REPRESENTS A SURVEY MADE BY STA ENGINEERING, INC. THAT THE MONUMENTATION SHOWN HEREON EXISTS AS LOCATED, AND THAT ALL DIMENSIONAL AND GEODETIC DETAILS ARE CORRECT.

CLIFFORD T. STOUT, P.L.S.  
 REGISTRATION NO. 282-A



No. INT.	REVISIONS	DATE
	S.T.A. PLAN ORIGINATION DATE	DEC. 17, 2018

**PARCEL PLAN**  
 OF THE  
**GLASGOW TRACT**  
 PREPARED FOR  
**GLASGOW, INC.**  
 SITE SITUATION IN  
 UPPER MERION TOWNSHIP  
 MONTGOMERY COUNTY, PENNSYLVANIA

**Civil Engineers • Land Surveyors**  
 2499 KNIGHT ROAD, PENNSBURG, PA 18073  
 MAILING: P.O. BOX 87, RED HILL, PA 18076  
 PH: (215) 679-0200; www.stotac.com

PLAN SCALE	DRAFTED BY	PROJECT MANAGER	PLAN SHEET NUMBER
HORIZONTAL:	A.C.H.	S.A.R.	
<b>1"=150'</b>	PROJECT NUMBER	DRAWING FILE NUMBER	
	5674	PARCEL	1 OF 1

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3. NAME AND ADDRESS OF THE OWNER OF THE SUBJECT TRACT:  
 GLASGOW, INC.  
 C/O RICHARD P. McBRIDE, Esq.  
 714 N. BETHLEHEM PIKE, SUITE 101  
 LOWER GWYNEDD, PA. 19002

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 TRACT AREA = 78.1700 (TO LEGAL/ULT. R/W)  
 NET TRACT AREA = 74.9347 AC. (EXCLUDES PARCEL 1 & PARCEL 2 AS DEPICTED UPON PARCEL PLAN SHEET 1 OF 1)

LINE	LENGTH	BEARING
L1	24.25	S31°32'40"E
L2	70.09	S32°12'43"E
L3	75.00	S23°22'40"E
L4	50.00	N66°37'20"E
L5	75.00	N23°22'40"W