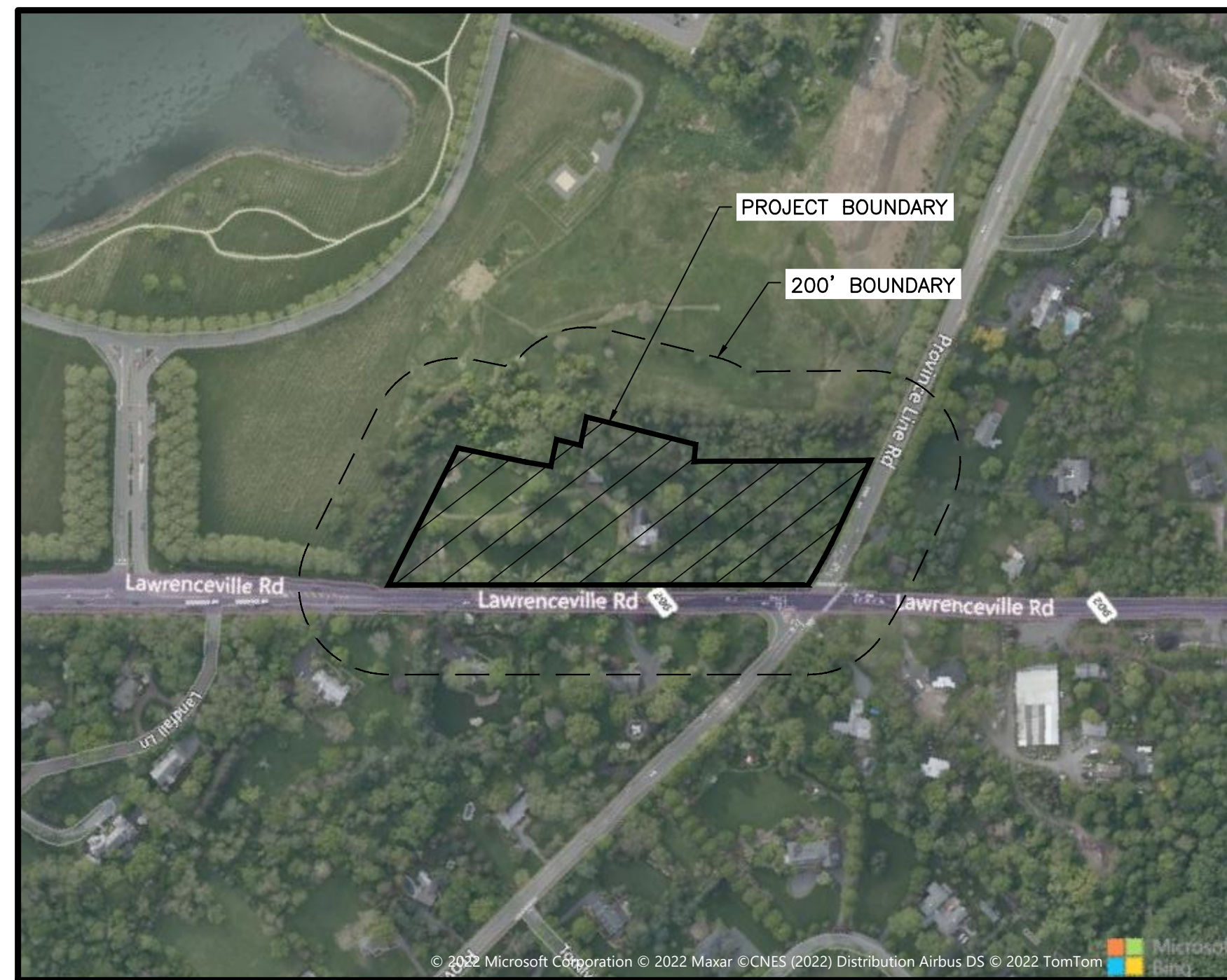
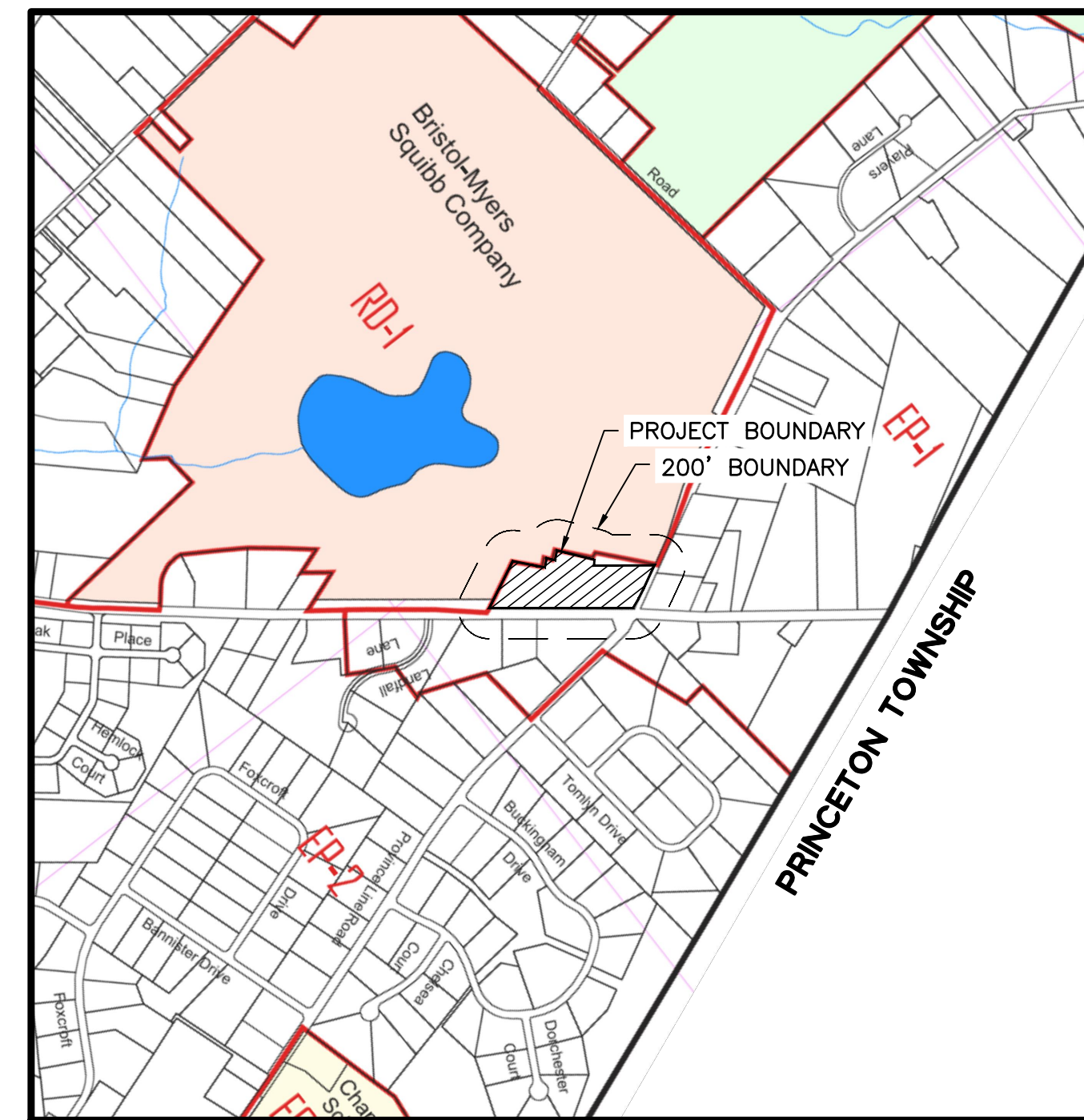


# Preliminary & Final Site Plan CAREONE AT LAWRENCE

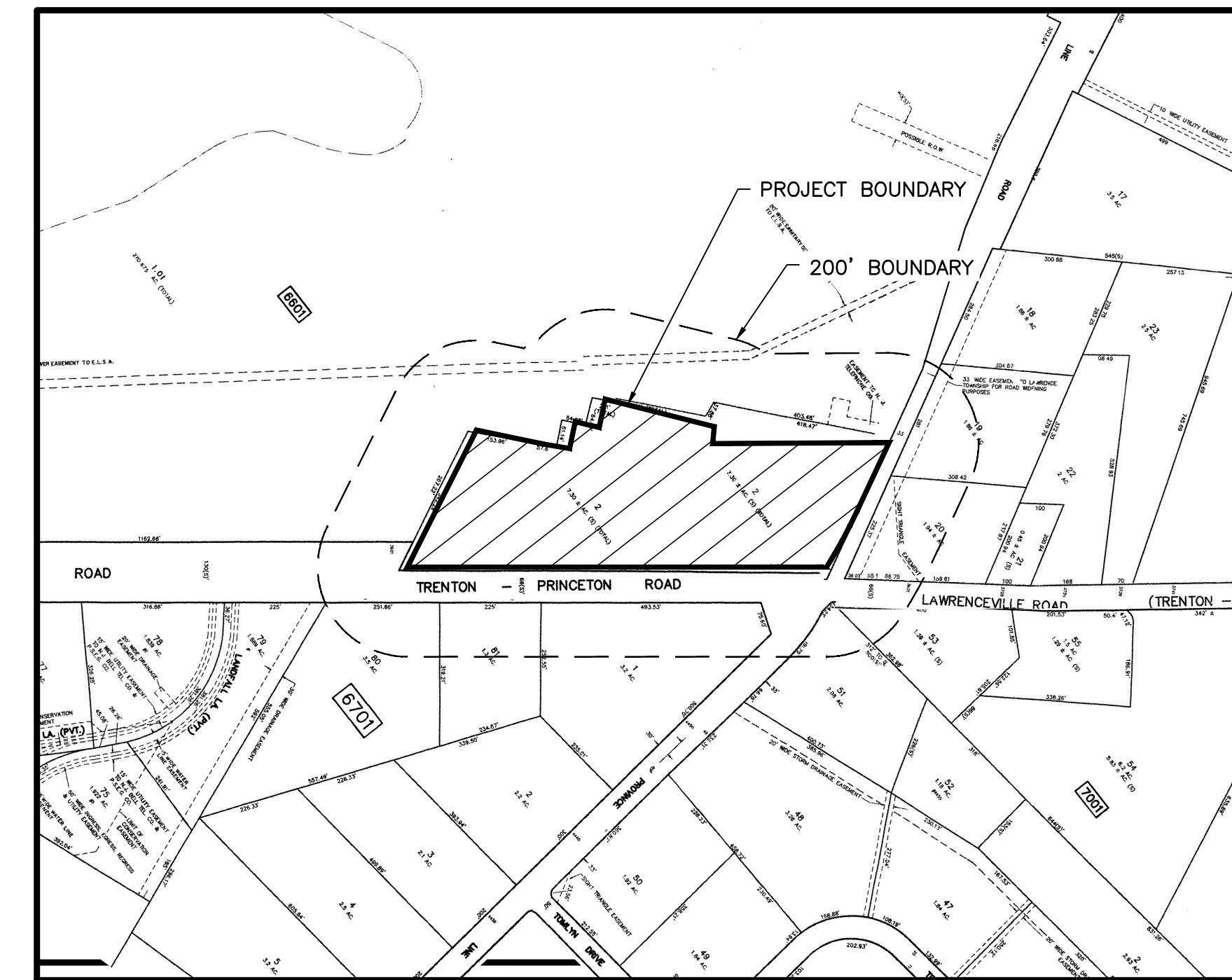
Tax Map Sheets 66.02 & 66.04  
3641 Lawrenceville Road; Block 6601, Lot 2  
Lawrence Township, Mercer County, New Jersey



Vicinity Map  
SCALE: 1" = 300'



Zoning Map  
SCALE: 1" = 1,000'



Tax Map  
SCALE: 1" = 300'

Sheet List Table		
No.	Drawing	Sheet Title
1	CVR-1	COVER SHEET
2	LEG-1	LEGEND & GENERAL NOTES
3	EXC-1	EXISTING CONDITIONS PLAN
4	DEM-1	DEMOLITION PLAN
5	DEM-2	DEMOLITION PLAN
6	CSP-1	CONSTRUCTION SITE PLAN
7	SSP-1	SIGNAGE AND STRIPING PLAN
8	GRD-1	GRADING PLAN
9	DRN-1	DRAINAGE & UTILITY PLAN
10	DRN-2	DRAINAGE & UTILITY PLAN
11	LSP-1	LANDSCAPING PLAN
12	LTP-1	LIGHTING PLAN
13	PRF-1	STORM SEWER PROFILES
14	CSD-1	CONSTRUCTION DETAILS
15	CSD-2	CONSTRUCTION DETAILS
16	CSD-3	CONSTRUCTION DETAILS
17	CSD-4	CONSTRUCTION DETAILS
18	CSD-5	CONSTRUCTION DETAILS
19	TTP-1	TRUCK TURNING PLAN - FIRE TRUCK

SITE & ADJACENT ZONING DISTRICTS	
DESIGNATION	ZONING CLASSIFICATION
EP-1	ENVIRONMENTAL PROTECTION - 1
EP-2	ENVIRONMENTAL PROTECTION - 2
RD-1	RESEARCH & DEVELOPMENT - 1

**OWNER**  
3641 Lawrenceville Road, LLC  
173 BRIDGE PLAZA NORTH  
FORT LEE, NJ 07024  
PHONE: 201-242-4000

**APPLICANT**  
CareOne at Lawrence, LLC  
173 BRIDGE PLAZA NORTH  
FORT LEE, NJ 07024  
PHONE: 201-242-4000



11 TINDALL ROAD  
MIDDLETOWN, NJ 07748  
TEL 732-671-6400  
FAX 732-671-7365  
www.landmassociates.com  
NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS  
AND LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION 345027901900

**OWNER CERTIFICATION**

I CONSENT TO THE FILING OF THIS SITE PLAN WITH THE ZONING BOARD OF THE TOWNSHIP OF LAWRENCE;

APPLICANT/OWNER: \_\_\_\_\_ DATE \_\_\_\_\_

**SURVEYOR'S CERTIFICATION**

I HEREBY CERTIFY TO CAREONE AT LAWRENCE, LLC, AND 3641 LAWRENCEVILLE ROAD, LLC, THAT THIS PLAN, SURVEY AND A CORRESPONDING METES AND BOUNDS DESCRIPTION HAVE BEEN PREPARED UNDER MY IMMEDIATE SUPERVISION IN ACCORDANCE WITH A WRITTEN CONTRACT WITH CARE ONE MANAGEMENT, LLC.; THAT THIS PLAN IS A CORRECT REPRESENTATION OF CONDITIONS EXISTING AS OF MAY, 2022, SUBJECT TO SUCH NOTES AS MAY APPEAR HEREON.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEVE THIS MAP AND LAND SURVEY DATED MAY 27, 2022 MEETS THE MINIMUM SURVEY DETAIL REQUIREMENTS, WITH CORNERS FOUND, SET OR OMITTED AS INDICATED ACCORDING TO RULES PROMULGATED BY THE STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND HAS BEEN MADE UNDER MY SUPERVISION, AND COMPLIES WITH THE PROVISIONS OF THE MAP FILING LAW.

MICHAEL S. FINNEGAN \_\_\_\_\_ DATE SIGNED \_\_\_\_\_  
N.J. LIC. LAND SURVEYOR LIC. NO. GS34851

NO.	DATE	REVISIONS	BY	CHKD
1.	6/28/22	REVISED PER TOWNSHIP COMPLETENESS REVIEW	KRR	MRT

MICHAEL R. THOMAS, P.E.  
PROFESSIONAL ENGINEER

*MRT* 6/28/22  
LICENSED PROFESSIONAL ENGINEER  
STATE OF NJ LICENSE NO. GE48086

CAREONE AT LAWRENCE  
PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
COVER SHEET

APPROVED BY THE MERCER COUNTY PLANNING BOARD:

PLANNING DIRECTOR \_\_\_\_\_ DATE \_\_\_\_\_

RECORDING SECRETARY \_\_\_\_\_ DATE \_\_\_\_\_

APPROVED BY THE LAWRENCE TOWNSHIP ZONING BOARD OF ADJUSTMENT:

CHAIRPERSON \_\_\_\_\_ DATE \_\_\_\_\_

SECRETARY \_\_\_\_\_ DATE \_\_\_\_\_

MUNICIPAL ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_



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OFFICES LOCATED IN:  
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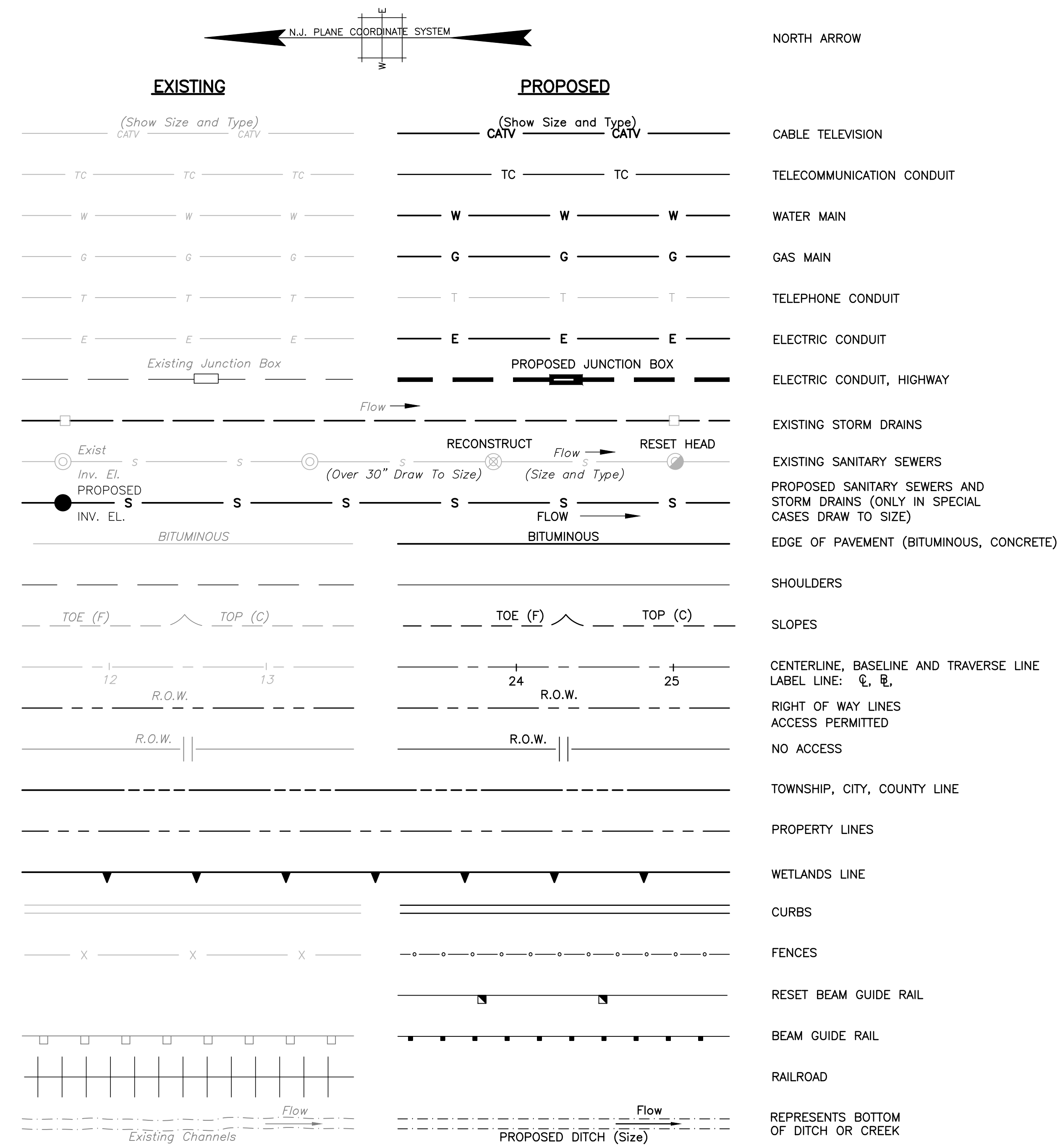
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DRAWN BY	KRR	OF	19
DATE	05/27/22		
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CHECKED BY: MRT  
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DATE: 05/27/22  
SCALE: AS SHOWN  
PROJ. NO.: COM000001



**STANDARD LEGEND**



- Exist
- ▣ Existing Monument
- ◇ Sign
- ◊ Exist. Light
- W-Water Gate Valve
- ◊ Pole No. & Type (Guy, Light, Etc.)
- ◊ G-V-Gas Gate Valve
- ⊕ Hydrant
- ⊗ Traffic Light
- ▣ Traffic Control Box
- ▣ Exist R.C. End Section Or C.M. Headwall
- Bush or Brush
- Deciduous Trees (size, kind)
- ⊙ Evergreens
- ⊙ Hedges
- ⊙ Existing Bench Mark
- ⊙ Existing Headwall & Apron
- ▣ Existing Headwall
- PROPOSED
- RESET EXISTING CASTING
- NEW INLET CASTING (TYPE AS SPECIFIED)
- RECONSTRUCT
- INLETS CONVERTED TO MANHOLE
- NEW MONUMENT
- ▲ PROPOSED R.C. END SECT. OR C.M. HEADWALL
- ▲ PROPOSED HEADWALL & APRON
- ▲ PROPOSED HEADWALL
- ▲ TREE TO BE REMOVED (T.B.R.)
- ◆ PROPOSED UTILITY POLE
- BORING TEST LOCATION
- TEST PIT
- ⊕ PROBINGS
- ⊙ BM BENCH MARK CALLOUT
- PROP. F.G.R.T.
- PROP. ANCHORAGE

Zoning Information Table					
PROPOSED ASSISTED LIVING/SKILLED NURSING FACILITY (NOT PERMITTED) AND SINGLE FAMILY DETACHED RESIDENTIAL (PERMITTED USE)					
ZONE EP-1 ENVIRONMENTAL PROTECTION 1					
ITEM	REQUIRED		EXISTING LOT	PROPOSED LOT 2.01	PROPOSED LOT 2.02
	SINGLE FAMILY DETACHED RESIDENTIAL	OTHER PERMITTED USES	SINGLE FAMILY DETACHED RESIDENTIAL	SINGLE FAMILY DETACHED RESIDENTIAL	ASSISTED LIVING/SKILLED NURSING (V2)
MINIMUM LOT AREA PER UNIT	2 AC	3 AC	6.449 AC	1.000 AC	5.449 AC
MINIMUM OPEN SPACE	0%	N/A	93.71%	75.80%	N/A
MAXIMUM TRACT DENSITY	N/A	N/A	N/A	N/A	N/A
MINIMUM TRACT AREA	N/A	N/A	N/A	N/A	N/A
BUILDING					
MINIMUM LOT FRONTAGE	200'	200'	935.0'	223.88'	851.10'
MINIMUM FRONT YARD	75'	100'	91.86'	37.67' (V)	73.37' (V)
MINIMUM SIDE YARD	50'	50'	401.28'	50.00'	87.28'
MINIMUM REAR YARD	50'	50'	174.62'	80.83'	38.64' (V)
MINIMUM ACREAGE EXCLUSIVE OF CRITICAL AREAS	N/A	1 AC	N/A	N/A	5.449 AC
MINIMUM USEABLE YARD AREA	N/A	20% OF EACH YARD	N/A	N/A	100%
MAXIMUM IMPERVIOUS SURFACE RATIO	0.14	0.08	0.06	0.24 (V)	0.45 (NP)
MAXIMUM BUILDING HEIGHT	35'	35'	42.4' (ENC)	42.4' (V3) (3)	40.0' (V3) (2) (3)
PARKING					
PARKING SPACES	3	1 SPACE FOR EVERY 2 BEDS (1)	N/A	3	126 (4)
SIGNAGE					
MAXIMUM SIGN AREA	N/A	20 SF	N/A	N/A	24 SF (V)
MAXIMUM HEIGHT	N/A	5'	N/A	N/A	6' (V)
SETBACK	N/A	30'	N/A	N/A	20.52' (V)

NOTES:  
 N/A - NOT APPLICABLE  
 NP - NON-PERMITTED USE  
 TBD - TO BE DETERMINED  
 ENC - EXISTING NON-CONFORMITY  
 V - C VARIANCE  
 V2 - D1 VARIANCE  
 V3 - D6 VARIANCE  
 (1) - PARKING REQUIREMENT BASED ON 170 BEDS  
 (2) - 47' INCLUDING PARAPET. PROPOSED BUILDING MORE THAN 600' FROM EXISTING BRISTOL MEYER SQUIBB HELISTOP.  
 (3) - MAX. FAA BUILDING HEIGHT REQUIREMENT IS 50' + ADDITIONAL 10% FOR ROOFTOP EQUIPMENT  
 (4) - PARKING REQUIREMENTS: 170 BEDS/2 = 85 SPACES. 126 SPACES PROVIDED. EV PARKING EQUALS 4% (6 SPACES) OF TOTAL PARKING AREA.

**Property Owners List within 200' of Block 6601, Lot 2 Lawrenceville Realty Company (Care One)**

BLOCK	LOT	OWNER(S) & ADDRESS
6601	1.01	Bristol-Myers Squibb Company 100 Nassau Park Boulevard Princeton NJ 08543-4500
6701	1	Smiles Real Estate, LLC 11 Compton Drive E. Windsor NJ 08520
	79	Dennis Williams, Jr. & S. Quintero 1 Landfall Lane Princeton NJ 08540
	80	Barbara Egbert & John Frercks 3590 Lawrenceville Road Princeton NJ 08540
	81	Mark C. Hamrick & Erin McDonald-Hamrick 3620 Lawrenceville Road Princeton NJ 08540
7001	51	Mario Garland & Natalia Bertran 4453 Province Line Road Princeton NJ 08540
	53	Bennett Pereira & Kristel DaCosta 30 Periwinkle Drive Monroe NJ 08831
7601	19	Richard Ilchert & Saleena Miller 4471 Province Line Road Princeton NJ 08540
	20	Gerardo Elias Mejia 4465 Province Line Road Princeton NJ 08540

**General Notes**

- THESE GENERAL NOTES APPLY TO ALL SHEETS IN THIS SET OF PLANS.
- EXISTING UTILITY INFORMATION SHOWN HEREON HAS BEEN COLLECTED FROM VARIOUS SOURCES AND IS NOT GUARANTEED AS TO ACCURACY OR COMPLETENESS. THE CONTRACTOR SHALL VERIFY ALL INFORMATION TO HIS SATISFACTION PRIOR TO EXCAVATION, DRIVING OF PILES, OR ANY OTHER SUBSURFACE DISTURBANCE. WHERE EXISTING UTILITIES ARE TO BE CROSSED BY PROPOSED CONSTRUCTION, TEST PITS SHALL BE DUG BY THE CONTRACTOR PRIOR TO CONSTRUCTION TO ASCERTAIN EXISTING INVERTS, MATERIALS AND SIZES. TEST PIT INFORMATION SHALL BE GIVEN TO THE ENGINEER PRIOR TO CONSTRUCTION OR STRUCTURE FABRICATION TO PERMIT ADJUSTMENTS AS REQUIRED TO AVOID CONFLICTS.
- ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY DISCREPANCIES EXIST PRIOR TO PROCEEDING WITH CONSTRUCTION FOR NECESSARY PLAN CHANGES. NO EXTRA COMPENSATION SHALL BE MADE TO THE CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.
- ALL MATERIALS, WORKMANSHIP, AND CONSTRUCTION FOR SITE IMPROVEMENTS SHOWN HEREON SHALL BE IN ACCORDANCE WITH: A. NJDOT "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION", AS CURRENTLY AMENDED. B. CURRENT PREVALING MUNICIPAL AND/OR COUNTY SPECIFICATIONS, STANDARDS AND REQUIREMENTS. C. CURRENT, PREVALING UTILITY COMPANY/AUTHORITY SPECIFICATIONS, STANDARDS AND REQUIREMENTS. D. NATIONAL FIRE PROTECTION ASSOCIATION AND AMERICAN WATER WORKS ASSOCIATION STANDARDS, AS CURRENTLY AMENDED.
- THE CONTRACTOR SHALL NOTIFY THE UNDERSIGNED IMMEDIATELY IF ANY FIELD CONDITIONS ENCOUNTERED DIFFER MATERIALLY FROM THOSE PRESENTED HEREON.
- ALL WORK IS TO BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE REQUIREMENTS OF THE GOVERNING AUTHORITIES OR AGENCIES.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH CURRENT OSHA STANDARDS.
- ALL PIPE LENGTHS ARE MEASURED FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE.
- FIRE DEPARTMENT CONNECTIONS ARE TO MATCH LAWRENCE TOWNSHIP FIRE FIGHTING EQUIPMENT AND SHALL BE COORDINATED THROUGH THE OWNER.
- NJDOT STANDARD ROADWAY CONSTRUCTION / TRAFFIC CONTROL / BRIDGE CONSTRUCTION DETAILS, LATEST REVISION, ARE APPLICABLE TO THIS PROJECT EXCEPT FOR THOSE DETAILS CONTAINED HEREIN.
- ALL ON-SITE UTILITY CABLES AND WIRING MUST BE INSTALLED UNDERGROUND.
- ALL WATER MAINS AND SANITARY SEWER MAINS ARE TO BE HORIZONTALLY SEPARATED BY A MINIMUM OF 10' OR VERTICALLY BY A MINIMUM OF 18". IF SUCH VERTICAL SEPARATION IS NOT POSSIBLE, THE SANITARY SEWER MAIN SHALL BE OF WATER TIGHT CONSTRUCTION (DIP) WITH MECHANICAL RESTRAINED JOINTS FOR A MINIMUM OF 10' FROM THE WATER MAIN CROSSING. USE TRANSITION COUPLING POWERFLEX MODEL #3501-8A48 OR EQUIVALENT AT DIP/PVC JOINTS.
- ALL WATER MAIN IS TO BE INSTALLED AT A DEPTH TO MAINTAIN A MINIMUM OF 48 INCHES TO THE TOP OF PIPE FROM PROPOSED GRADE.
- THE SUITABILITY OF EXCAVATED MATERIAL FOR USE AS BACKFILL SHALL BE DETERMINED BY THE GEOTECHNICAL ENGINEER.
- THE CONTRACTOR SHALL VERIFY THE LOCATION, GRADE, AND INVERT ELEVATION OF ALL EXISTING UTILITY STRUCTURES.
- THE CONTRACTOR SHALL COORDINATE UTILITY INSTALLATION WITH THE RESPECTIVE UTILITY COMPANY IF APPLICABLE. THE UTILITY COMPANY SHALL VERIFY INSTALLATION LOCATION(S).
- THE CONTRACTOR SHALL RAISE/ADJUST ALL UTILITY VALVE COVERS, FRAMES, GRATES, ETC., WITHIN THE CONSTRUCTION AREA TO THE PROPOSED GRADE. REFER TO DEMOLITION AND UTILITY REMOVAL PLANS FOR DETAILS ON UTILITIES TO BE ABANDONED AND UTILITIES TO REMAIN.
- PROPOSED FIRE AND DOMESTIC WATER LINE SIZES SHALL BE VERIFIED WITH THE ARCHITECTURAL PLANS AND MECHANICAL CONTRACTOR.
- CONTOURS AND SPOT ELEVATIONS INDICATE FINISHED GRADE.
- ALL DISTURBED AREAS NOT RECEIVING IMPERVIOUS SURFACE OR LANDSCAPING SHALL BE RESTORED IN ACCORDANCE WITH THE LANDSCAPING/SOIL EROSION AND SEDIMENT CONTROL SEEDING SPECIFICATIONS.
- SITE GRADING SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE RECOMMENDATION SET FORTH BY THE DESIGN ENGINEER. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ALL SOFT, YIELDING, OR UNSUITABLE MATERIALS AND REPLACING WITH SUITABLE MATERIALS AS APPROVED BY THE ENGINEER. ALL EXCAVATED OR FILLED AREAS SHALL BE COMPACTED TO 95% MODIFIED PROCTOR MAXIMUM DENSITY. MOISTURE CONTENT AT TIME OF PLACEMENT SHALL NOT EXCEED 2% ABOVE OR 3% BELOW OPTIMUM.
- ELECTRIC, TELEPHONE, CATV AND ALL OTHER WIRE SERVED UTILITY EXTENSIONS AND SERVICES SHALL BE INSTALLED UNDERGROUND WITH STANDARDS ESTABLISHED BY THE SERVICING UTILITY COMPANY.
- ALL AREAS WHERE NATURAL VEGETATION AND/OR SPECIMEN TREES ARE TO REMAIN SHALL BE PROTECTED BY THE ERECTION OF FENCING, AND NO DISTURBANCE SHALL OCCUR PRIOR TO INSPECTION BY THE OWNER OR OWNER'S REPRESENTATIVE AND THE ISSUANCE OF WRITTEN AUTHORIZATION TO PROCEED WITH THE CONSTRUCTION. THESE PROTECTIVE MEASURES SHALL NOT BE ALTERED OR REMOVED WITHOUT THE APPROVAL OF THE OWNER OR OWNER'S REPRESENTATIVE.
- ALL PROPOSED CONSTRUCTION IS TO CONFORM TO THE LATEST EDITION OF THE NEW JERSEY UNIFORM CONSTRUCTION CODE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE EXISTENCE AND LOCATION OF ALL EXISTING UTILITIES WITHIN THE LIMITS OF WORK THRU THE USE OF RECORD DOCUMENTS PROVIDED BY THE OWNER AND THE ENGINEER, AND FIELD SURVEY AND/OR TEST PIT EXCAVATIONS IF SAME ARE DETERMINED TO BE NECESSARY. CONTRACTOR ALSO RESPONSIBLE FOR CALLING 1-800-MARKOUT FOR UTILITY MARKOUT PRIOR TO CONSTRUCTION.
- TWO SURVEY BENCHMARKS SHALL BE ESTABLISHED BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION.
- AS SHOWN HEREIN, THE PROPOSED IMPROVEMENTS ARE LOCATED OUTSIDE STATE OPEN WATERS AND RIPARIAN ZONES.
- THE PROPOSED IMPROVEMENTS ARE LOCATED IN ZONE "B" IN ACCORDANCE WITH THE DELAWARE AND RARITAN CANAL COMMISSION REGULATIONS AND MAPPING.
- REMOVAL OF OFF-SITE DEMOLITION MATERIALS SHALL BE IN CONFORMANCE WITH STATE AND LOCAL REGULATIONS.
- EXACT LOCATION OF PROPOSED ROOF LEADERS TO BE CONFIRMED BY PROJECT ARCHITECT PRIOR TO INSTALLATION.
- STANDARD PARKING SPACES ARE TO BE STRIPED IN WHITE LINES.
- HANDICAP PARKING SPACES ARE TO BE STRIPED IN BLUE LINES.
- TRASH COLLECTION WILL TAKE PLACE AT THE PROPOSED LOCATION.
- SOLID WASTE WILL BE PRIVATELY COLLECTED TWICE PER WEEK AND RECYCLING WILL BE COLLECTED ONCE EVERY TWO WEEKS.
- PROPOSED IRRIGATION SYSTEM TO BE DESIGNED BY OTHERS.

**Utility Companies**

WATER COMPANY	ELECTRIC
LAWRENCEVILLE WATER COMPANY 10 GORDON AVENUE LAWRENCEVILLE NJ 08648	PSE&G 80 PARK PLAZA, 4B NEWARK NJ 07101
PHONE	GAS
VERIZON 1480 PROSPECT STREET TRENTON NJ 08638	ELIZABETHTOWN GAS COMPANY ONE ELIZABETHTOWN PLAZA THIRD FLOOR EAST UNION NJ 07083
CABLE	MUA
COMCAST CABLEVISION 940 PROSPECT STREET TRENTON NJ 08618	EMING-LAWRENCEVILLE SEWERAGE AUTHORITY 600 WHITEHEAD ROAD LAWRENCEVILLE NJ 08648

LOCATION OF UTILITIES SHOWN ON THE PLANS ARE PLOTTED FROM AVAILABLE DATA ON FILE WITH THE UTILITY COMPANIES AND ARE NOT WARRANTED AS TO EXACTNESS. CONTRACTOR IS TO DETERMINE EXACT LOCATION AND DEPTH OF UTILITIES AT ALL CROSSINGS PRIOR TO CONSTRUCTION IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. NJ UNDERGROUND UTILITIES LOCATION 1-800-272-1000.

**Map References**

- PLANIMETRIC AND TOPOGRAPHIC FEATURES SHOWN HEREON ARE DRAWN IN ACCORDANCE WITH FIELD SURVEY PERFORMED ON THE GROUND BY T&M ASSOCIATES, THROUGH MAY, 2022. HORIZONTAL DATUM IS NEW JERSEY STATE PLANE COORDINATE (N.A.D. 1983). VERTICAL DATUM IS NORTH AMERICAN VERTICAL DATUM (N.A.V.D. 1988).
- TAX MAP (SHEET NOS. 66.02 & 66.04), TOWNSHIP OF LAWRENCE, MERCER COUNTY, N.J., REVISED THROUGH JAN. 25, 1994, PREPARED BY JOHN M. DURA, P.L.S.
- MAP ENTITLED, "PLAN OF SURVEY, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY, BLOCK 6601, LOT 2" PREPARE BY ROBERT M. HORVATH OF BRUNSWICK SURVEYING INC., DATED JUNE 7, 2006.
- MAP ENTITLED, "BOUNDARY & TOPOGRAPHIC SURVEY OF BLOCK 6601 LOT 1.01 PREPARED FOR BRISTOL-MYERS SQUIBB COMPANY, SITUATED IN LAWRENCE TOWNSHIP, MERCER CO., NJ" PREPARED BY KENNETH R. RAIKE OF VAN NOTE-HARVEY ASSOCIATES, INC., REVISED THROUGH SEPT. 11, 2017.
- MAP ENTITLED, "SITE PLAN OF LANDFALL SUBDIVISION FOR DESIGN INTERFACE, LAWRENCE TOWNSHIP, MERCER CO. NJ" PREPARED BY KENT L. SCULLY OF VAN NOTE-HARVEY ASSOCIATES, INC., REVISED THROUGH MAY 13, 1987.

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NO.	DATE	REVISIONS	BY	CHKD
1.	6/28/22	REVISION PER TOWNSHIP COMPLETENESS REVIEW		

**MICHAEL R. THOMAS, P.E.**  
PROFESSIONAL ENGINEER

**MRT** 6/28/22  
LICENSED PROFESSIONAL ENGINEER  
STATE OF NJ LICENSE NO. GE48086

PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
 CAREONE AT LAWRENCE  
 LEGEND & GENERAL NOTES

**AND**  
YOUR GOALS. OUR MISSION.  
 11 TINDALL ROAD  
 MIDDLETOWN, NJ 07748  
 TEL 732-671-6400  
 FAX 732-671-7365

NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
 CERTIFICATE OF AUTHORIZATION 264798550

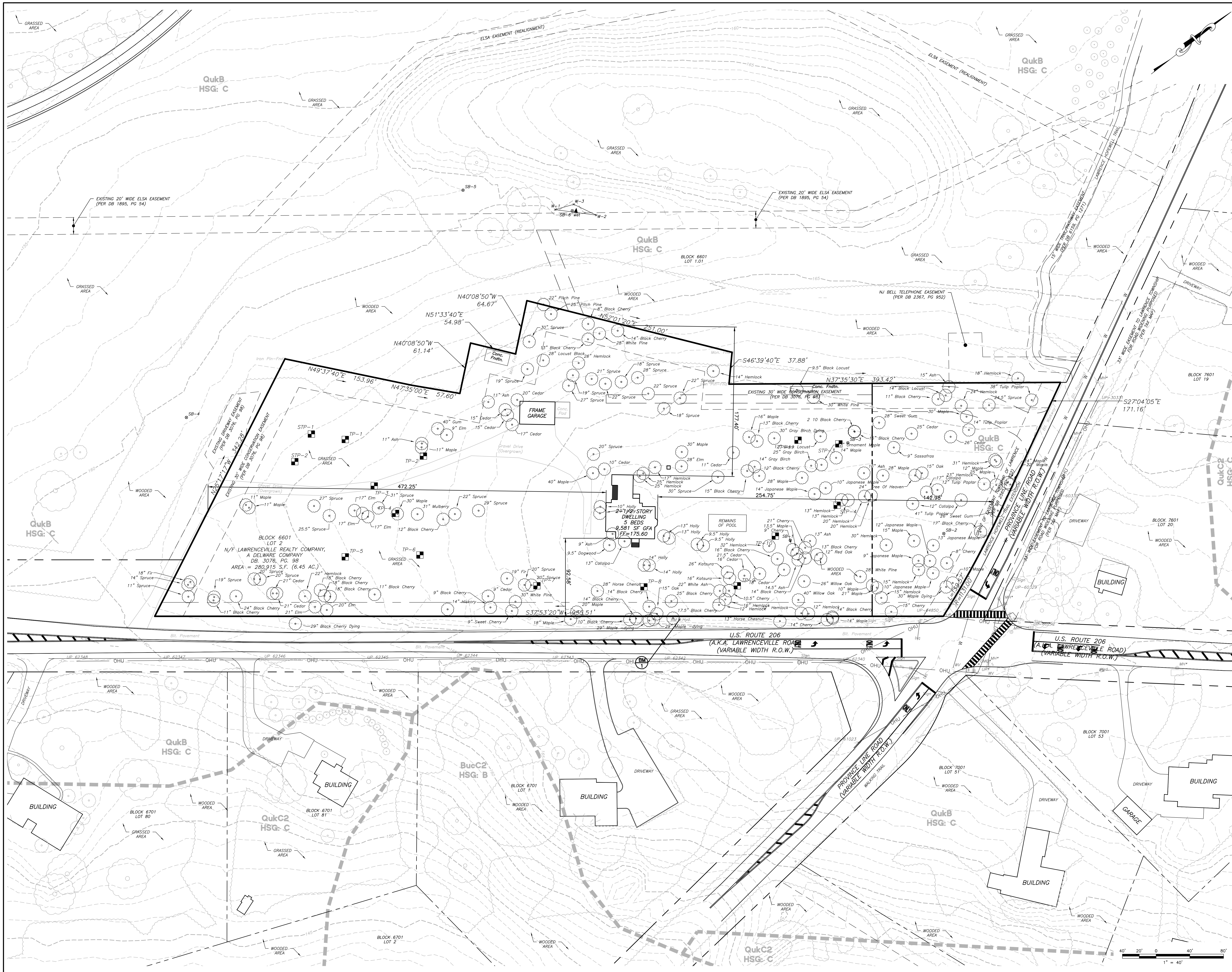
OFFICES LOCATED IN:  
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 MASSACHUSETTS, MICHIGAN, NEW JERSEY,  
 OHIO AND PENNSYLVANIA

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NO.	DATE	BY	MRT	CHD
1.	6/28/22	KRR		

REVISIONS  
 REVISED PER TOWNSHIP COMPLETENESS REVIEW

**MICHAEL R. THOMAS, P.E.**  
 PROFESSIONAL ENGINEER  
 6/28/22  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086

CAREONE AT LAWRENCE  
 PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
 EXISTING CONDITIONS PLAN

**T&M**  
 YOUR GOALS. OUR MISSION.  
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 AND LAND SURVEYORS  
 CERTIFICATE OF AUTHORIZATION REG-02789580

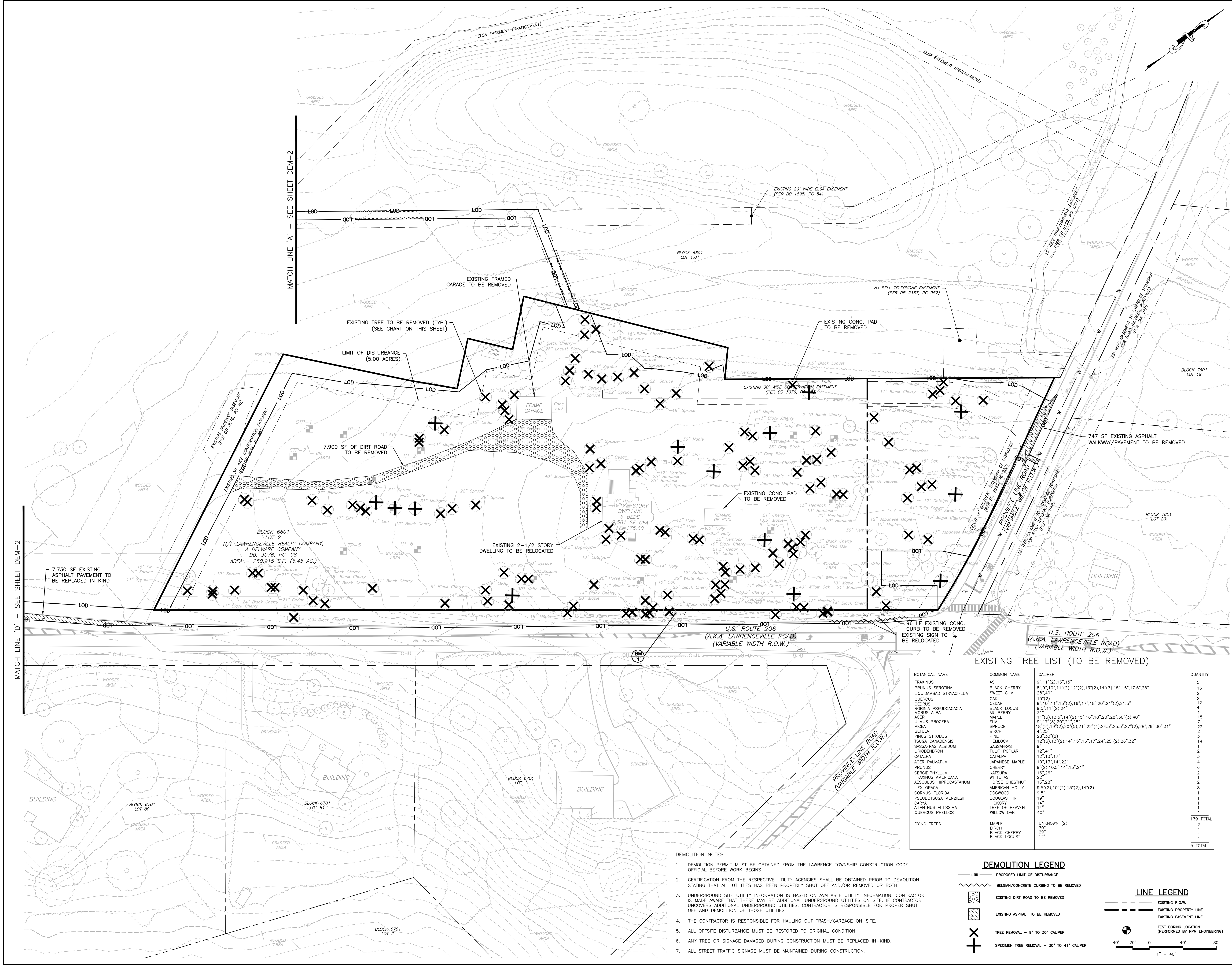
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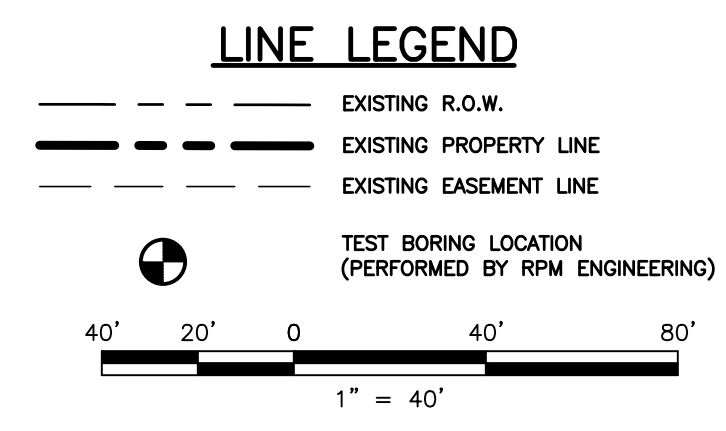
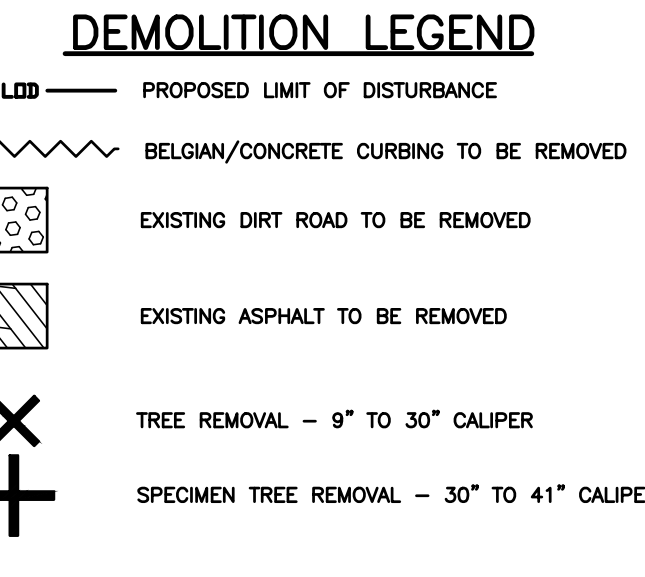
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**EXISTING TREE LIST (TO BE REMOVED)**

BOTANICAL NAME	COMMON NAME	CALIPER	QUANTITY
FRAXINUS	ASH	9",11"(2),13",15"	5
PRUNUS SEROTINA	BLACK CHERRY	8",9",10",11"(2),12"(2),13"(2),14"(3),15",16",17.5",25"	16
LIQUIDAMBAR STRYACIFLUA	SWEET GUM	28",40"	2
QUERCUS	OAK	15"(2)	2
CELRUS	CEDAR	9",10",11",15"(2),16",17",18",20",21"(2),21.5"	12
ROBINIA PSEUDOACACIA	BLACK LOCUST	9.5",11"(2),24"	4
MORUS ALBA	MULBERRY	31"	1
ACEX	MAPLE	11"(3),13.5",14"(2),15",16",18",20",28",30"(3),40"	15
ULMUS PROCERA	ELM	9",17"(3),20",21",28"	7
PRUNUS	SPRUCE	18"(2),19"(2),20"(5),21",22"(4),24.5",25.5",27"(2),28",28",30",31"	22
BETULA	BIRCH	4",25"	2
PINUS STROBUS	PINE	28",30"(2)	3
TSUGA CANADENSIS	HEMLOCK	12"(3),13"(2),14",15",16",17",24",25"(2),26",32"	14
SASSAFRAS ALBIDUM	SASSAFRAS	9"	1
LIRIODENDRON	TULIP POPLAR	12",41"	2
CATALPA	CATALPA	12",13",17"	3
ACER PALMATUM	JAPANESE MAPLE	10",13",14",22"	4
PRUNUS	CHERRY	9"(2),10.5",14",15",21"	6
CERCIOPHYLLUM	KATSURBA	16",28"	2
FRAXINUS AMERICANA	WHITE ASH	22"	1
AESCULUS HIPPOCASTANUM	HORSE CHESTNUT	13",28"	2
ALEX ORNATA	AMERICAN HOLLY	9.5"(2),10"(2),13"(2),14"(2)	8
CORNUS FLORIDA	DOGWOOD	9.5"	1
PSEUDOTSUGA MENZIESII	DOUGLAS FIR	19"	1
GARINIA	HICKORY	14"	1
ALANTHUS ALTISSIMA	TREE OF HEAVEN	14"	1
QUERCUS PHELLOS	WILLOW OAK	40"	1
DYING TREES	MAPLE	UNKNOWN (2)	139 TOTAL
	BIRCH	30"	2
	BLACK CHERRY	16"	1
	BLACK LOCUST	12"	1
			5 TOTAL

- DEMOLITION NOTES:**
- DEMOLITION PERMIT MUST BE OBTAINED FROM THE LAWRENCE TOWNSHIP CONSTRUCTION CODE OFFICIAL BEFORE WORK BEGINS.
  - CERTIFICATION FROM THE RESPECTIVE UTILITY AGENCIES SHALL BE OBTAINED PRIOR TO DEMOLITION STATING THAT ALL UTILITIES HAS BEEN PROPERLY SHUT OFF AND/OR REMOVED OR BOTH.
  - UNDERGROUND SITE UTILITY INFORMATION IS BASED ON AVAILABLE UTILITY INFORMATION. CONTRACTOR IS MADE AWARE THAT THERE MAY BE ADDITIONAL UNDERGROUND UTILITIES ON SITE. IF CONTRACTOR UNCOVERS ADDITIONAL UNDERGROUND UTILITIES, CONTRACTOR IS RESPONSIBLE FOR PROPER SHUT OFF AND DEMOLITION OF THOSE UTILITIES.
  - THE CONTRACTOR IS RESPONSIBLE FOR HAULING OUT TRASH/GARBAGE ON-SITE.
  - ALL OFFSITE DISTURBANCE MUST BE RESTORED TO ORIGINAL CONDITION.
  - ANY TREE OR SIGNAGE DAMAGED DURING CONSTRUCTION MUST BE REPLACED IN-KIND.
  - ALL STREET TRAFFIC SIGNAGE MUST BE MAINTAINED DURING CONSTRUCTION.



NO.	DATE	BY	CHKD
1.	6/28/22	MRT	CHD
REVISIONS			
REVISED PER TOWNSHIP COMPLETENESS REVIEW			

DESIGNED BY: KRR  
 CHECKED BY: MRT  
 DRAWING: **DEM-1**  
 SHEET: **4**  
 DATE: 06/27/22  
 SCALE: AS SHOWN  
 PROJ. NO.: COM00001 OF 19

**MICHAEL R. THOMAS, P.E.**  
 PROFESSIONAL ENGINEER

6/28/22  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086

CAREONE AT LAWRENCE  
 PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
 DEMOLITION PLAN

**AND ASSOCIATES**  
 YOUR GOALS. OUR MISSION.  
 11 TINBALL ROAD  
 MIDDLETOWN, NJ 07748  
 TEL: 732-671-6400  
 FAX: 732-671-7365

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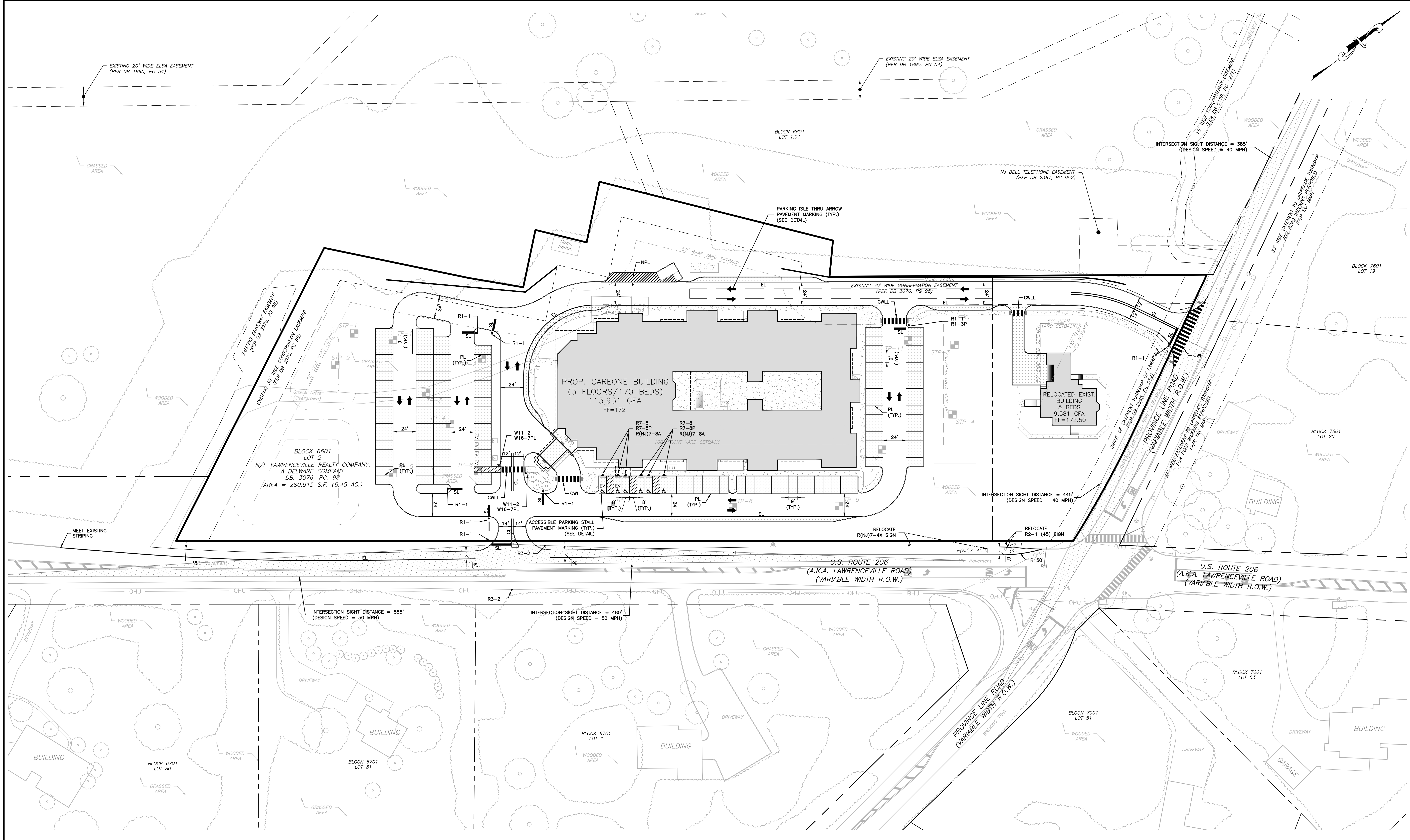








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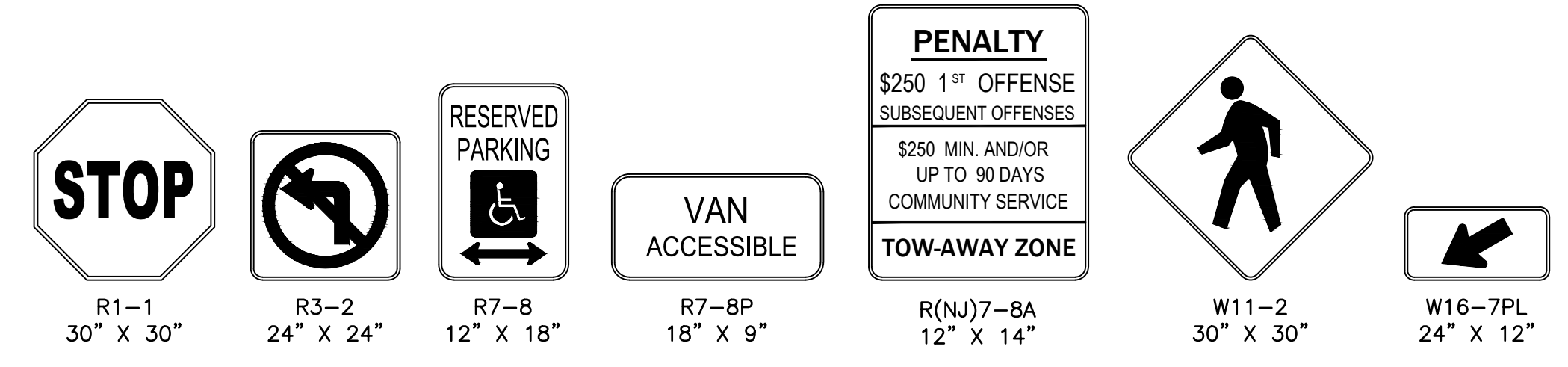


**STRIPING LEGEND:**

UNLESS OTHERWISE NOTED, STRIPING SHALL CONFORM TO THE FOLLOWING:

STRIPE	MATERIAL	DESCRIPTION	LEGEND
CENTER LINE	THERMOPLASTIC	TWO 4" WIDE YELLOW LINES, 6" CLEAR SPACE	CL
CROSSWALK LONGITUDINAL LINE	THERMOPLASTIC	24" WIDE, 10' LONG WHITE LINES, SPACED 4' O.C.	CWLL
EDGE LINE	THERMOPLASTIC	4" WIDE WHITE LINE	EL
NO PARKING LINE	THERMOPLASTIC	4" WIDE WHITE LINE, AT 45°, SPACED 3' O.C.	NPL
PARKING LINE	THERMOPLASTIC	4" WIDE WHITE LINES	PL
STOP LINE	THERMOPLASTIC	24" WIDE WHITE LINE	SL

**NOTE:**  
 ALL PAVEMENT MARKING SYMBOLS SHALL BE OF THERMOPLASTIC MATERIAL.  
 (SEE CONSTRUCTION DETAIL FOR ADDITIONAL INFORMATION)



**SIGN LEGEND**  
 N.T.S.

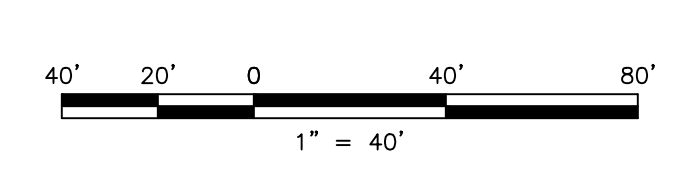
**PENALTY**  
 \$250 1" OFFENSE  
 SUBSEQUENT OFFENSES  
 \$350 MIN. AND/OR  
 UP TO 90 DAYS  
 COMMUNITY SERVICE  
**TOW-AWAY ZONE**

**SYMBOL LEGEND:**

Sign ◻ EXISTING SIGN TO REMAIN UNLESS OTHERWISE SPECIFIED  
 Sign ▽ PROPOSED SIGN

**NOTES:**

- CONTRACTOR SHALL VERIFY LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO INSTALLATION OF SIGNS.
- EXISTING SIGNS AND STRIPING SHALL REMAIN IN PLACE UNLESS OTHERWISE SPECIFIED ON THE PLAN.
- EXISTING STRIPING IN CONFLICT WITH PROPOSED STRIPING SHALL BE REMOVED BY THE METHOD OF HYDRO BLASTING.



NO.	DATE	BY	CHKD
1.	6/28/22		

REVISIONS  
 REVISED PER TOWNSHIP COMPLETION REVIEW

**MICHAEL R. THOMAS, P.E.**  
 PROFESSIONAL ENGINEER

*MRT* 6/28/22  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086

CAREONE AT LAWRENCE  
**PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE**  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
**SIGNAGE AND STRIPING PLAN**



11 TINBALL ROAD  
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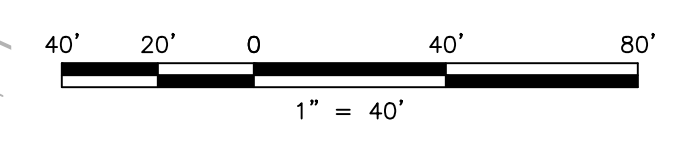
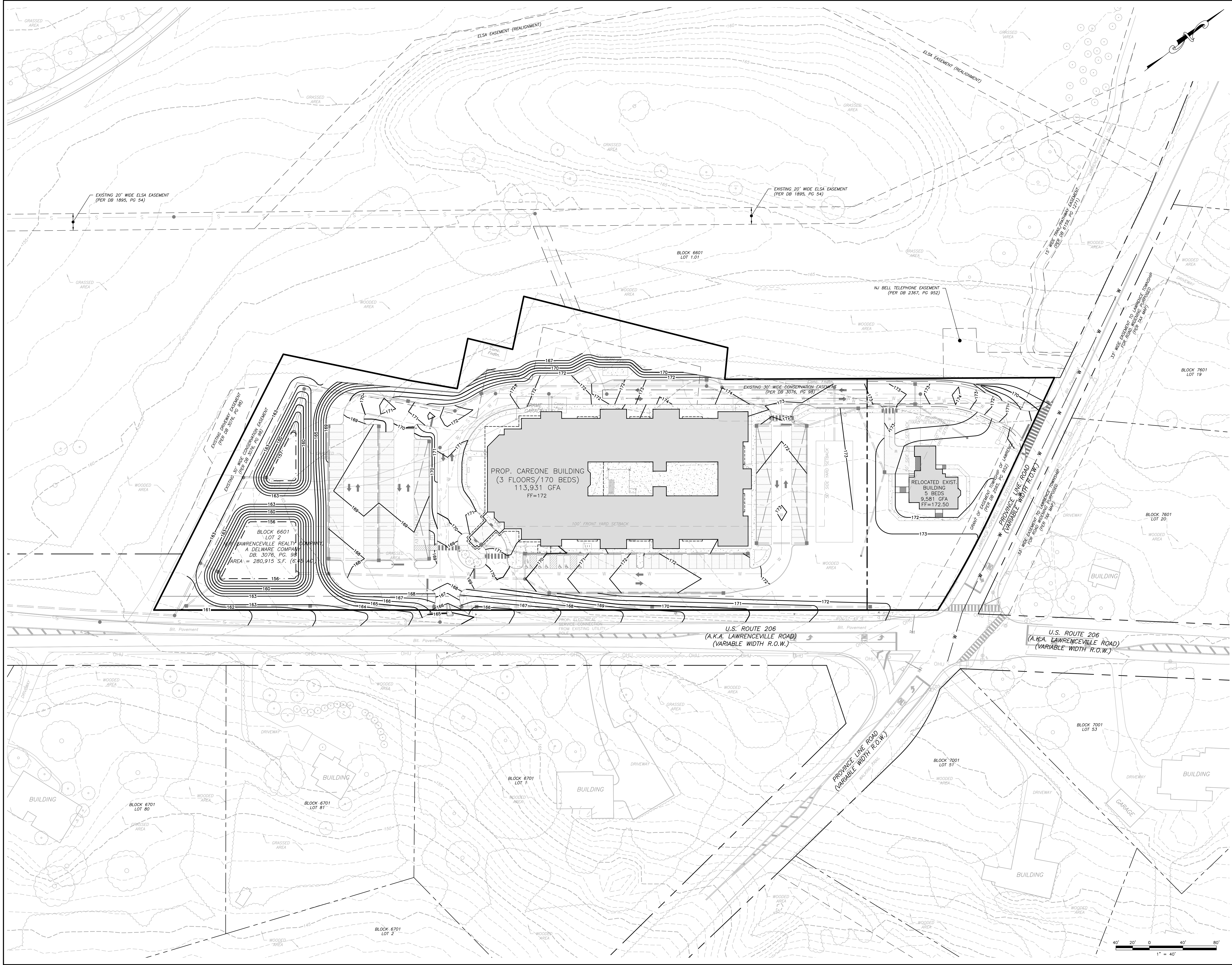
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CHECKED BY	BPB	<b>SSP-1</b>	
DRAWN BY	CJD	SHEET	
DATE	05/27/22	<b>7</b>	
SCALE	AS SHOWN		
PROD. NO.	COM000001	OF	<b>19</b>



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 LAST SAVE BY: KREVELLO

DESIGNED BY: KRR  
 CHECKED BY: MRT  
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 DATE: 05/27/22  
 SCALE: AS SHOWN  
 PROJ. NO.: COM00001



NO.	DATE	REVISIONS	BY	CHKD
1.	6/28/22	REVISED PER TOWNSHIP COMPLETENESS REVIEW	KRR	MRT

**MICHAEL R. THOMAS, P.E.**  
 PROFESSIONAL ENGINEER

*MRT* 6/28/22  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086

CAREONE AT LAWRENCE  
**PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE**  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
**GRADING PLAN**



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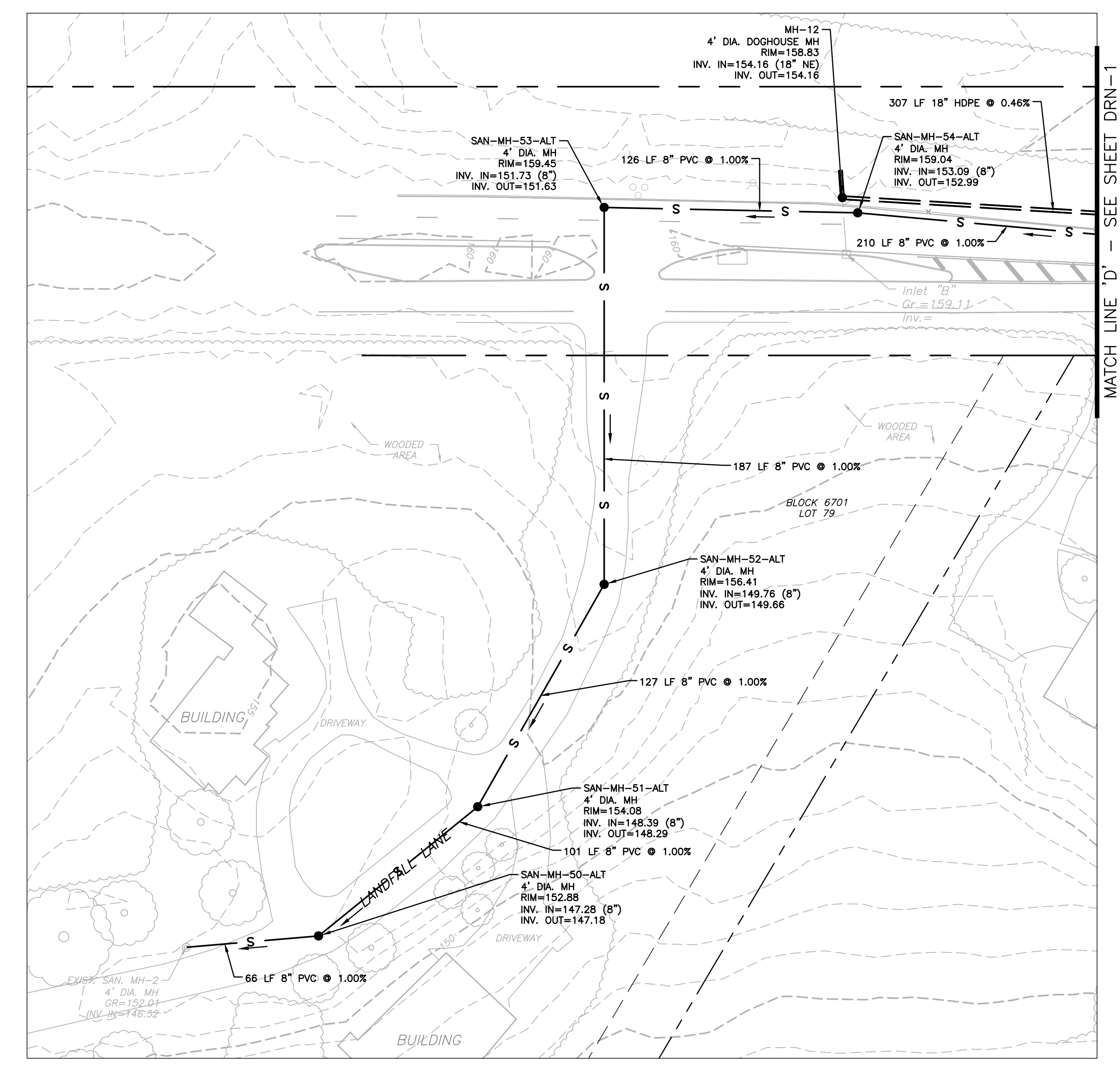
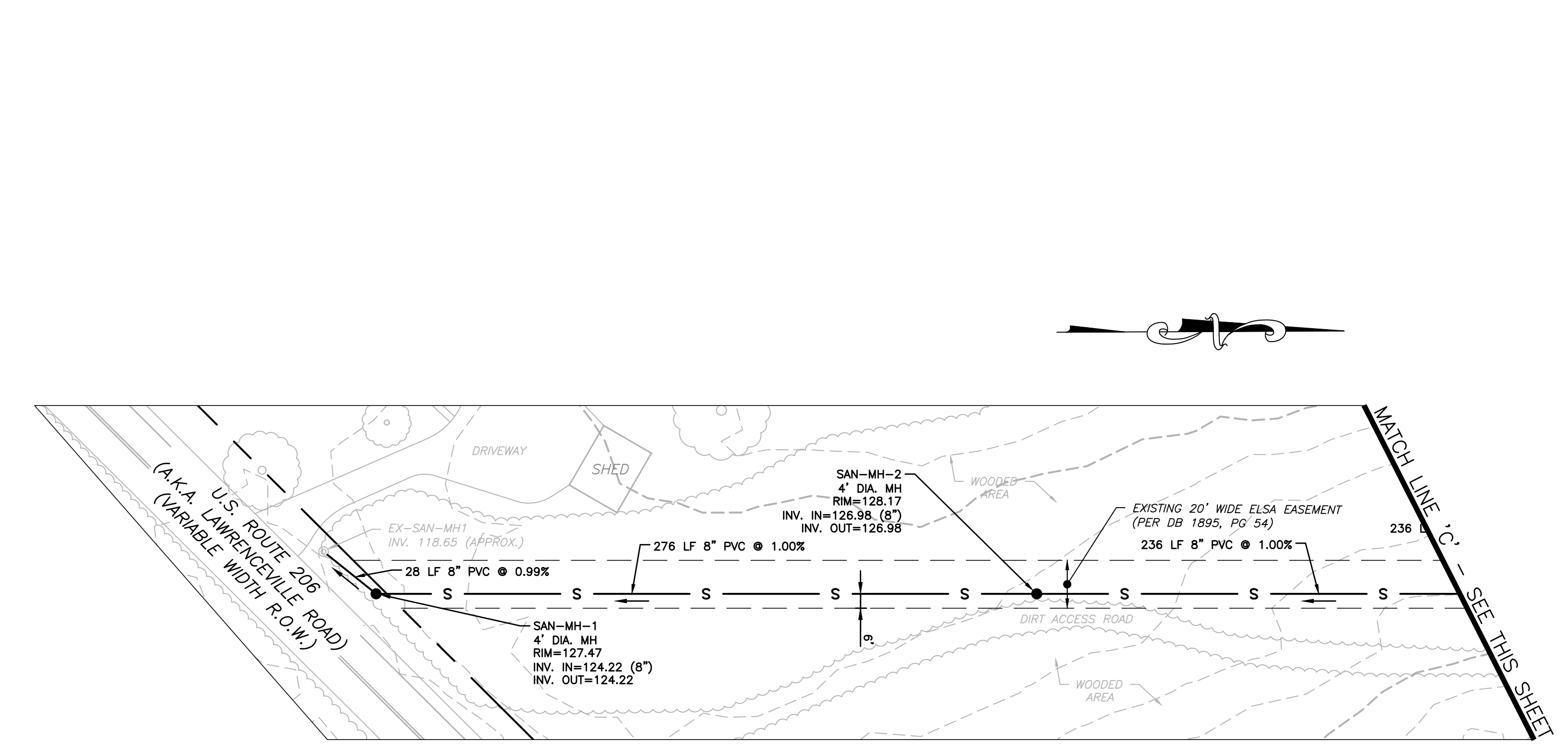
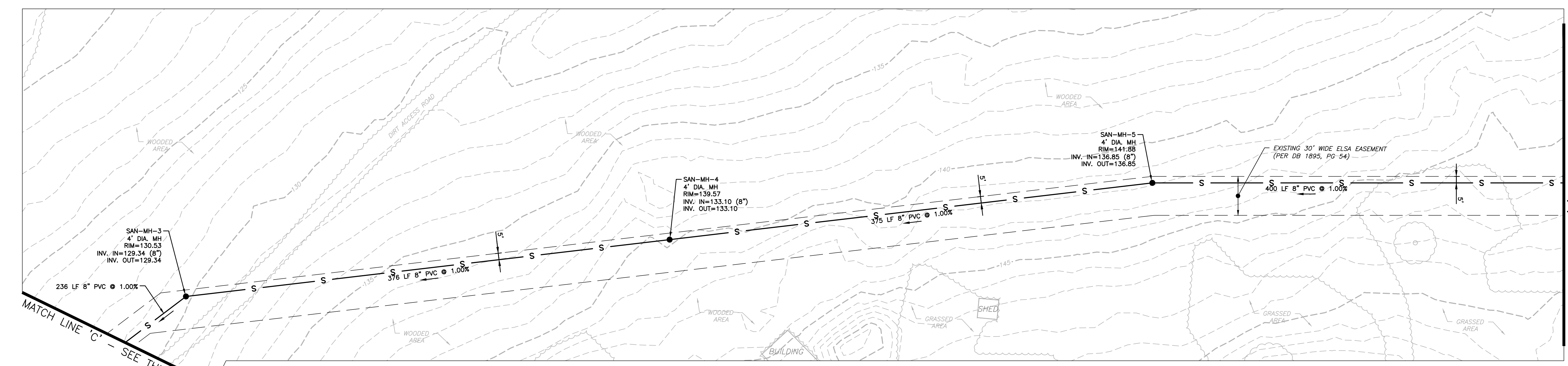
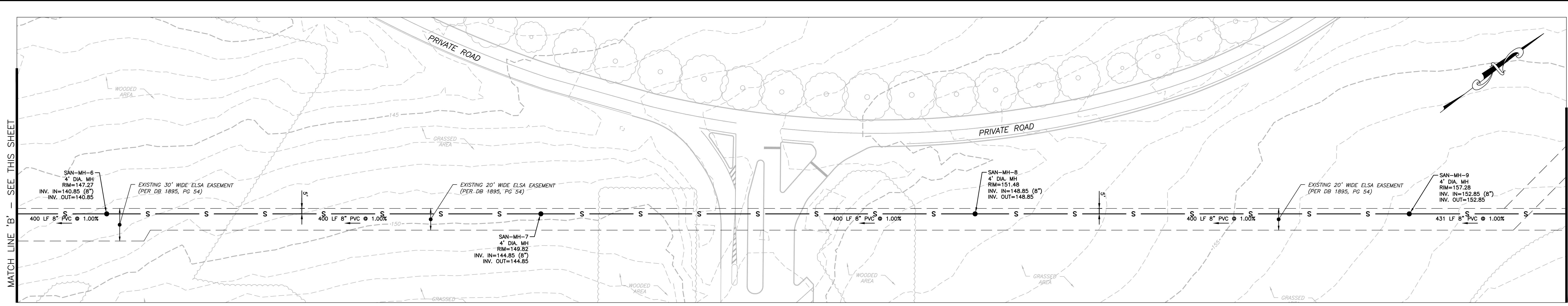
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 SCALE: AS SHOWN  
 PROJ. NO.: COM00001

DRAWING SHEET  
**GRD-1**  
**8**  
 OF 19









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MICHAEL R. THOMAS, P.E.  
 PROFESSIONAL ENGINEER

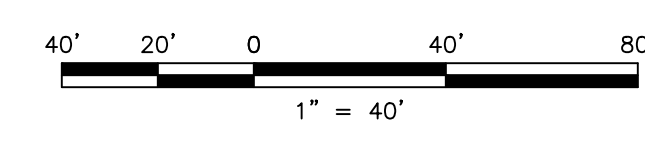
*MRT* 6/28/22  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086

CAREONE AT LAWRENCE  
 PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
 BLOCK 6701, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
 DRAINAGE & UTILITY PLAN

**AND**  
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 MIDDLETOWN, NJ 07748  
 TEL: 732-671-6400  
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DESIGNED BY	KRR	DRAWING	DRN-2
CHECKED BY	MRT	SHEET	10
DRAWN BY	KRR	DATE	06/27/22
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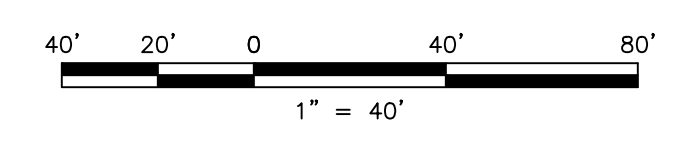
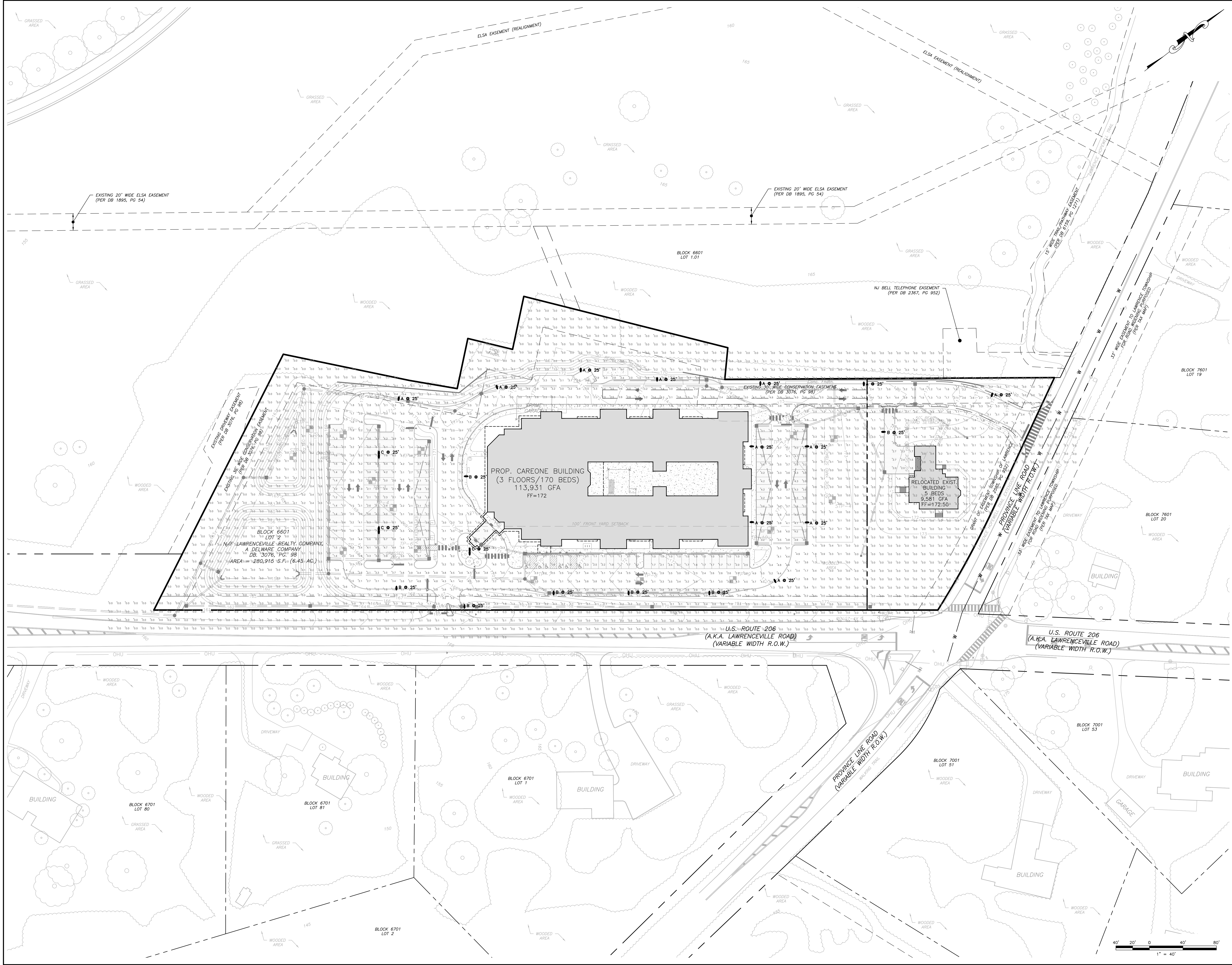






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NO.	DATE	BY	MRT	CHD
1.	6/28/22			

MICHAEL R. THOMAS, P.E.  
 PROFESSIONAL ENGINEER

*MRT* 6/28/22  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086

CAREONE AT LAWRENCE  
 PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
 LIGHTING PLAN

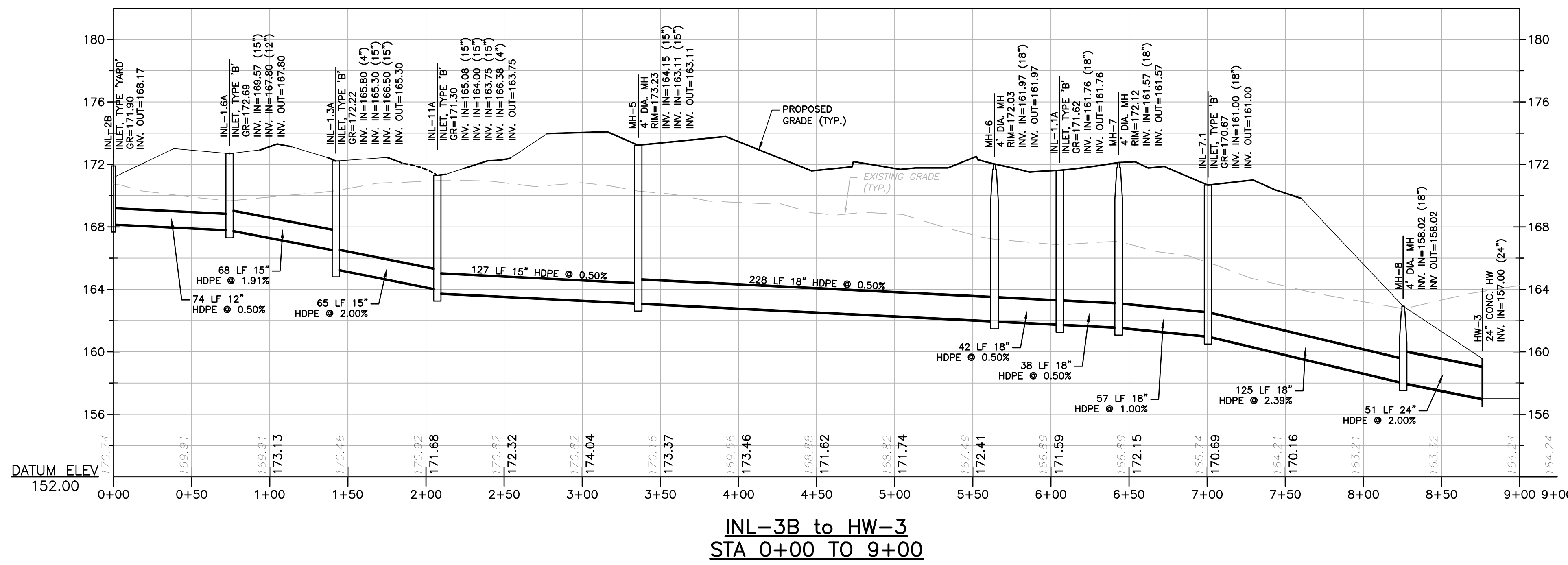
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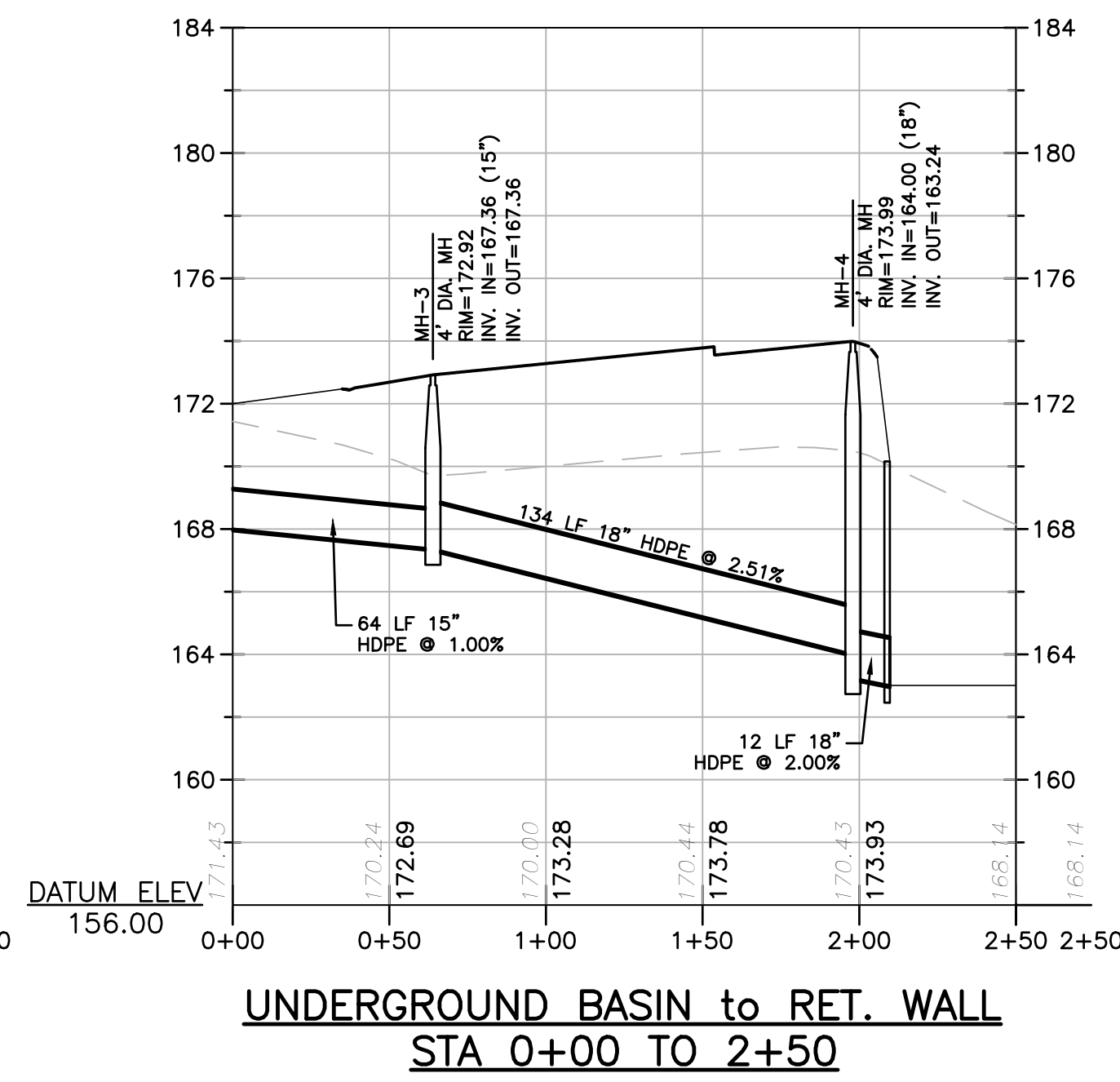
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SCALE	AS SHOWN	PROJ. NO.	COM00001



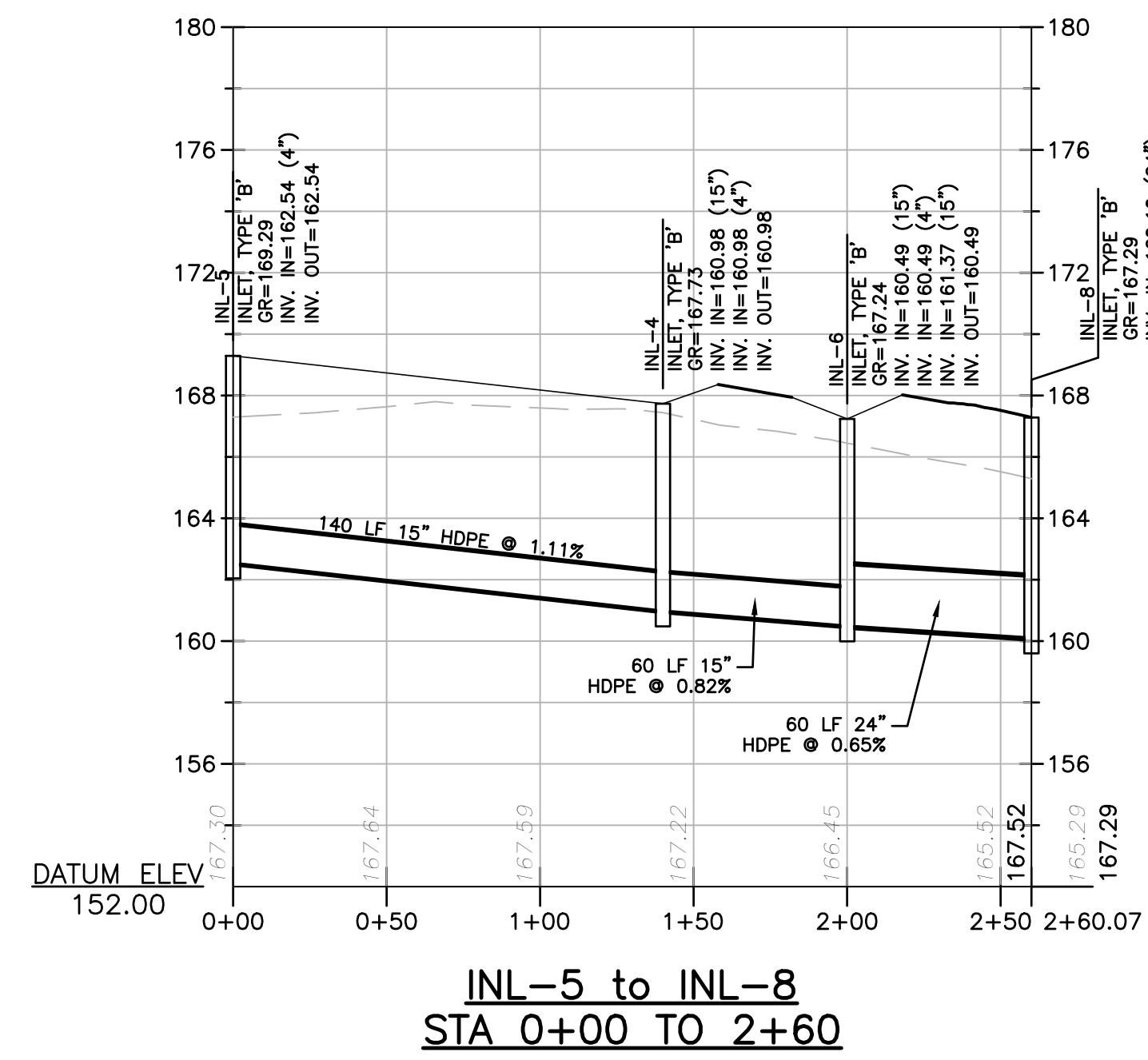
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 TIME: 10:28 AM  
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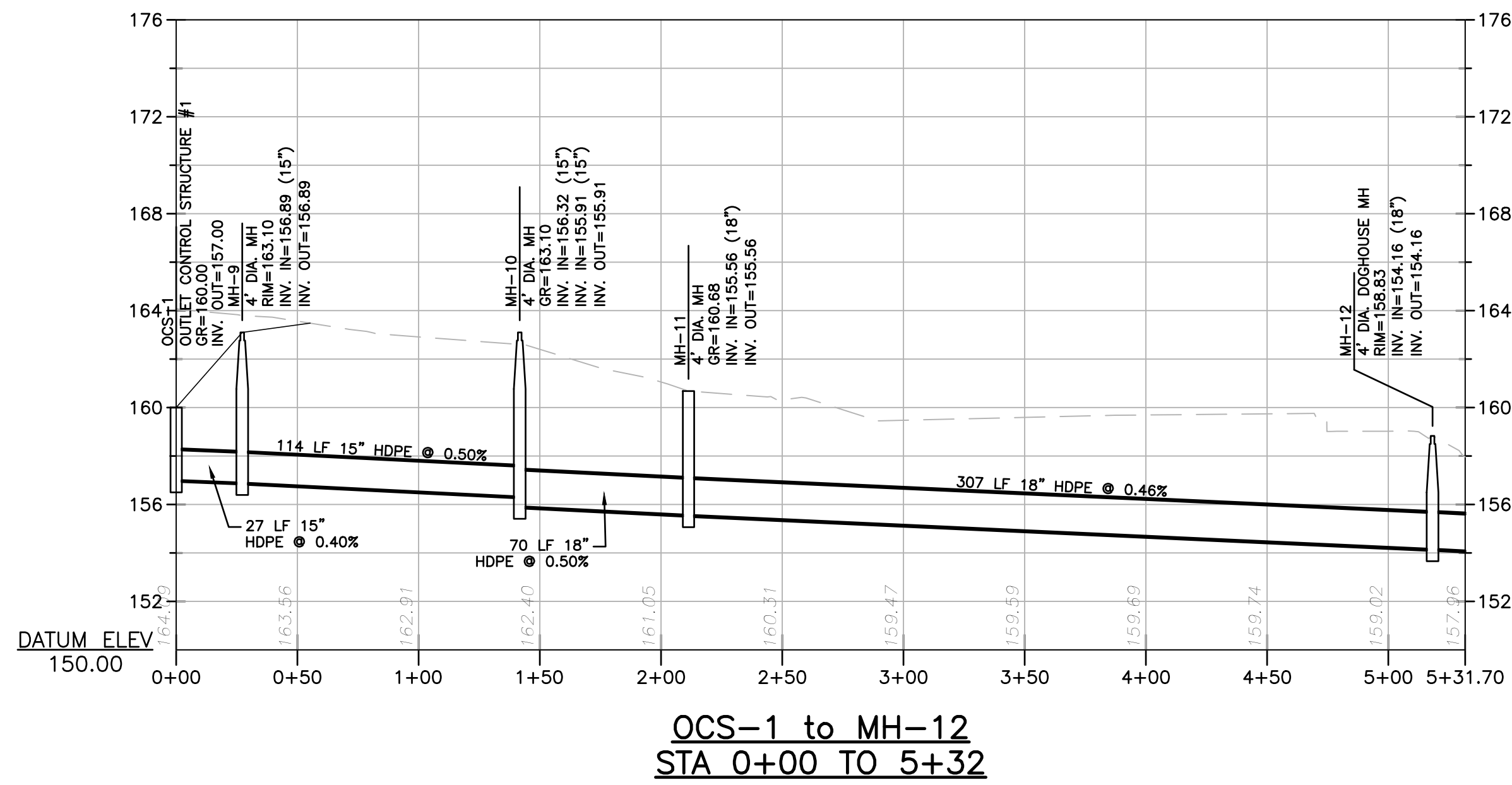
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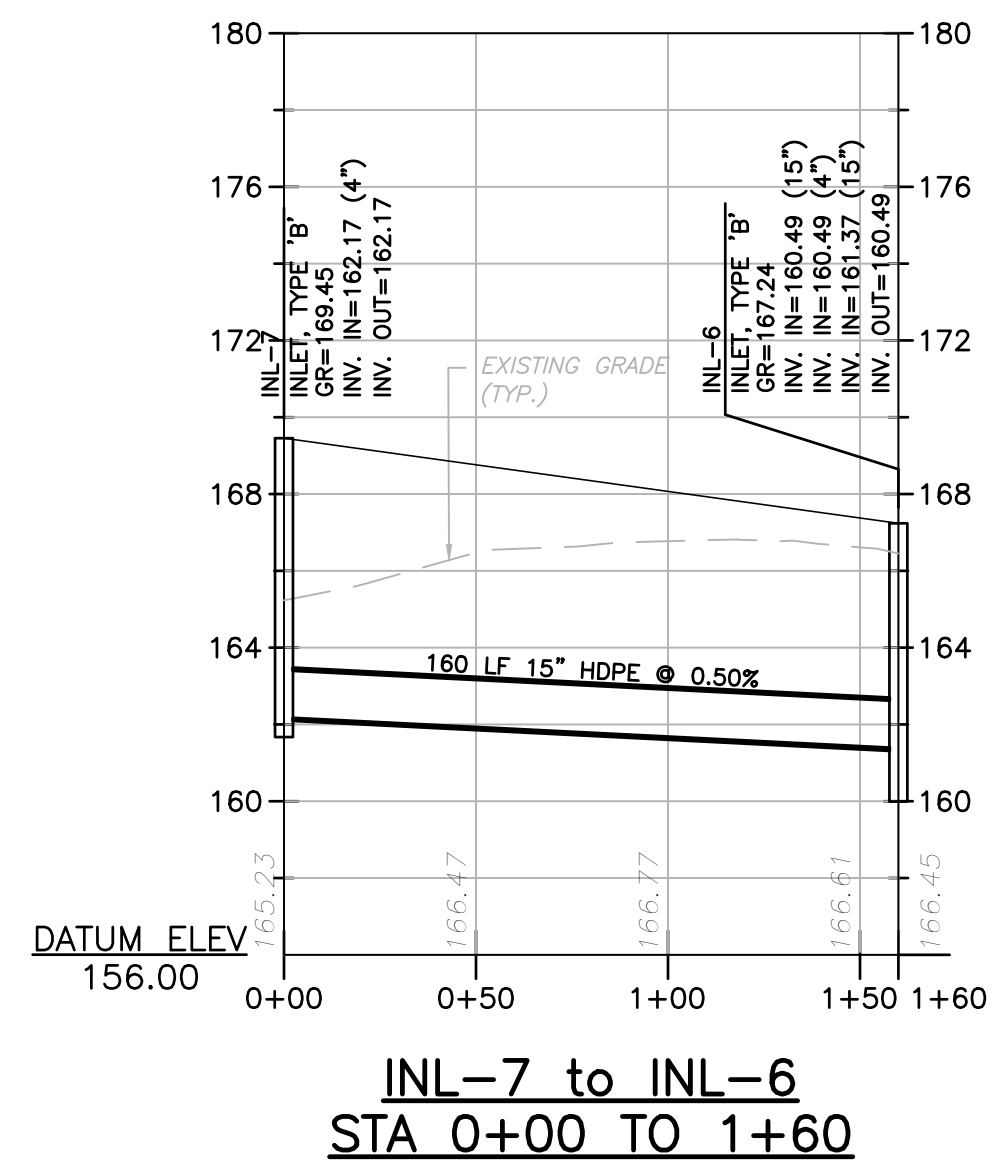
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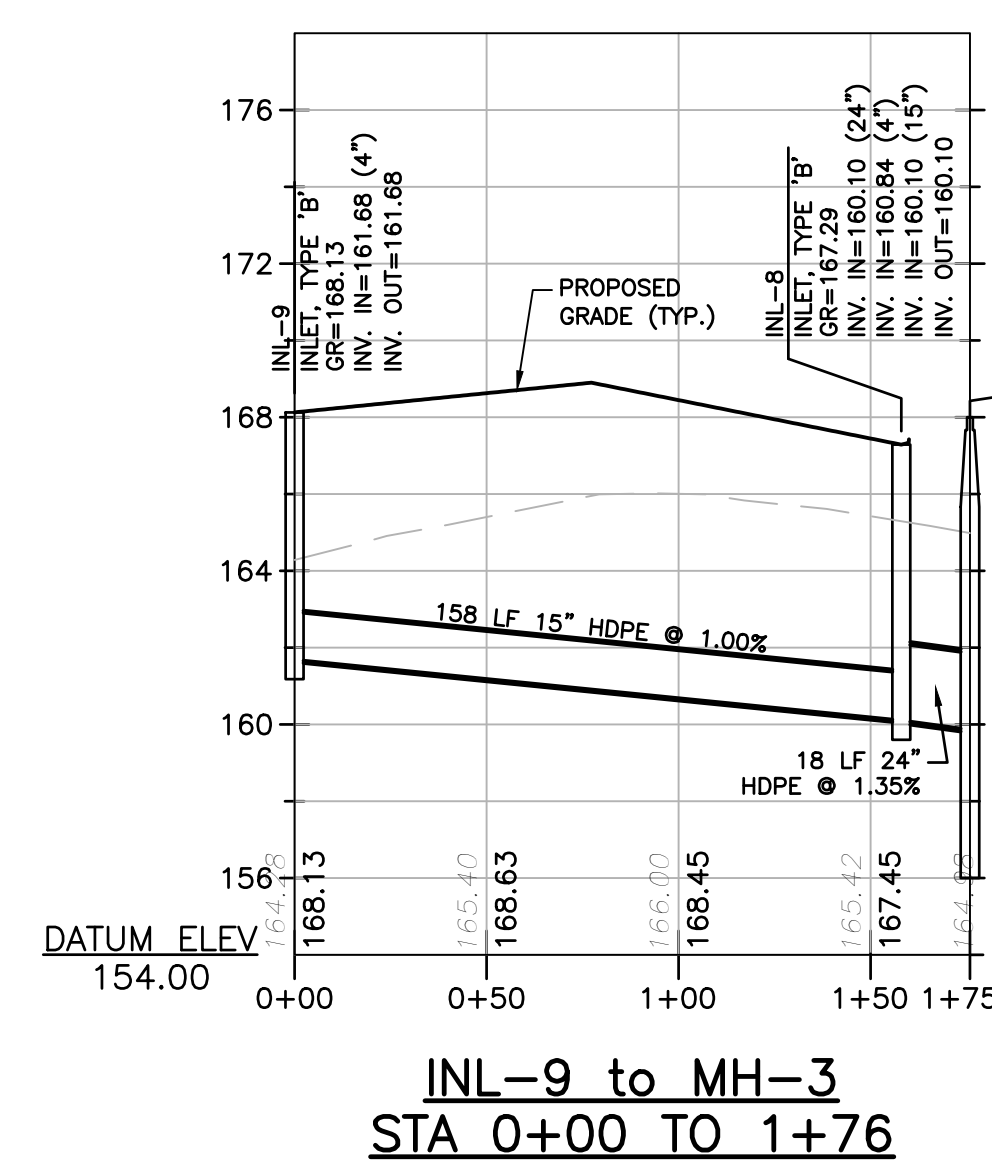
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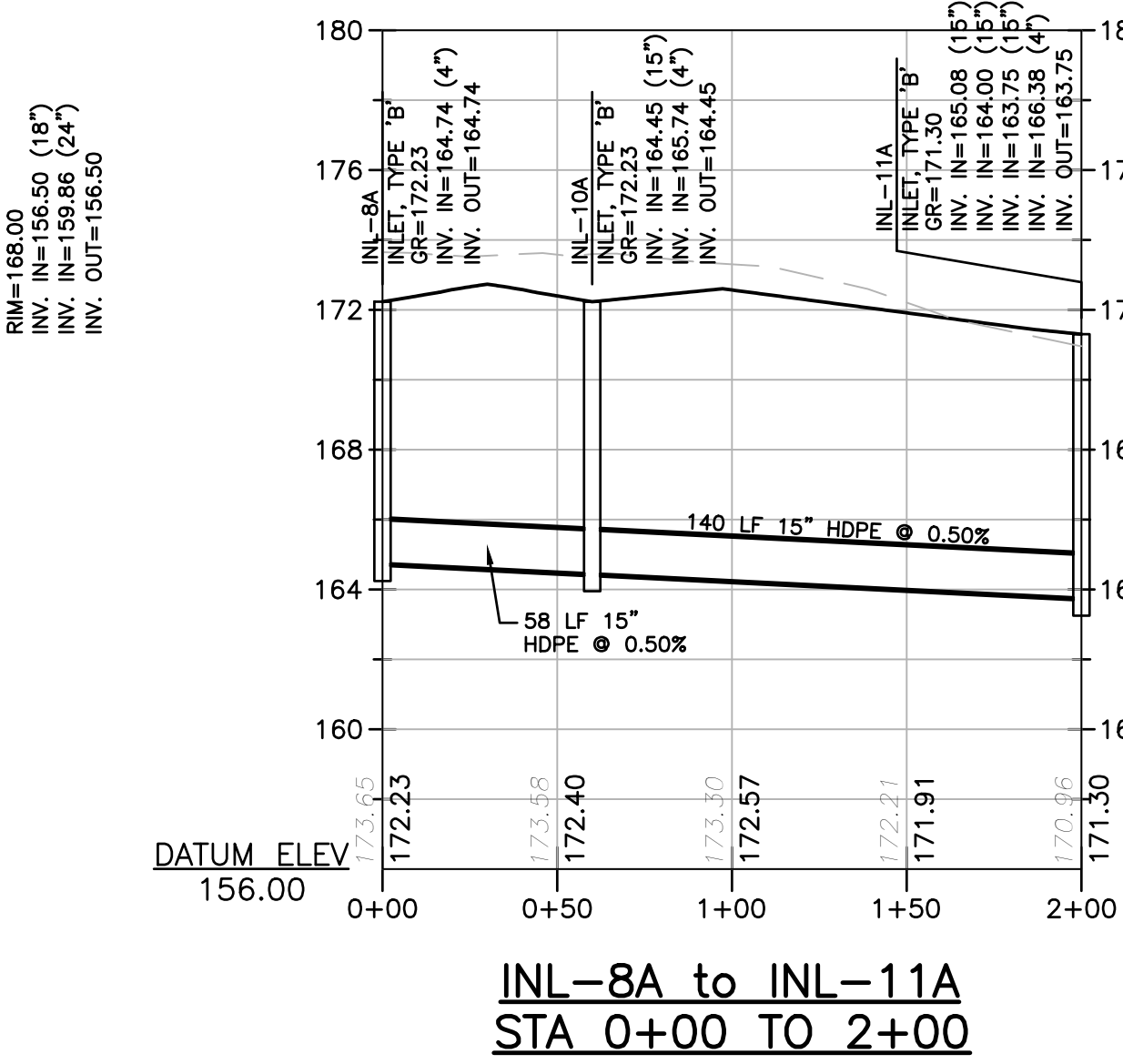
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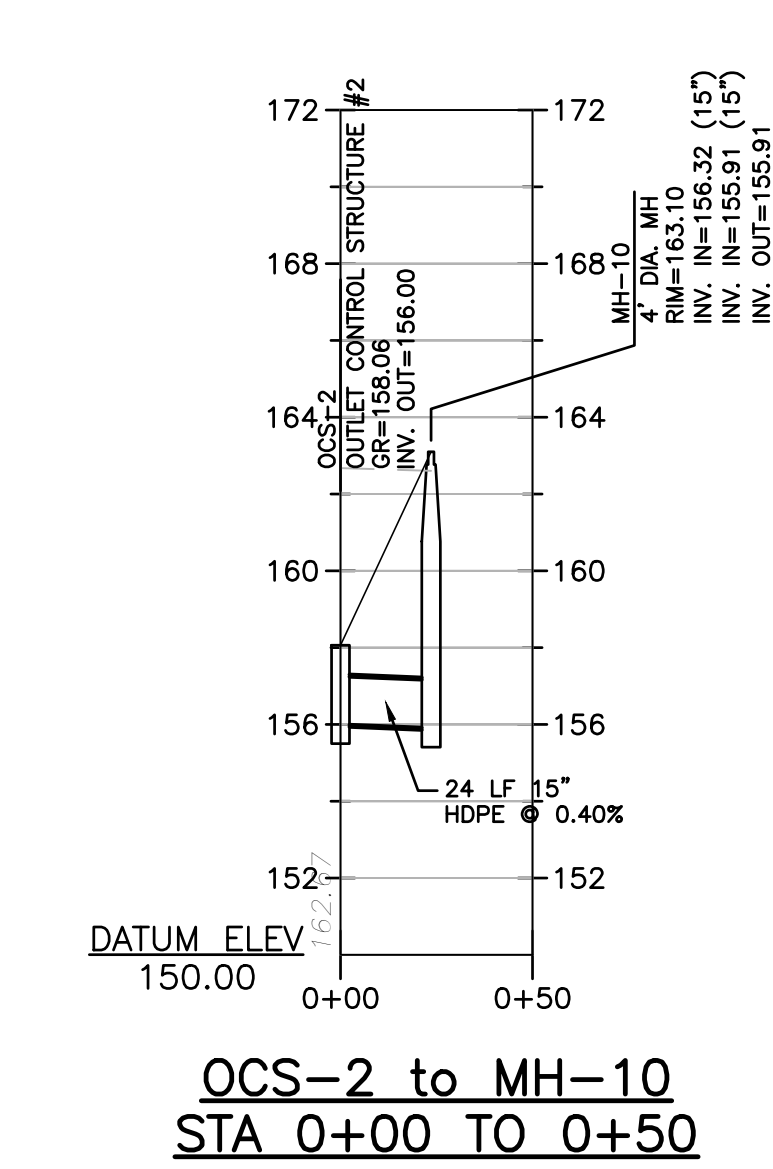
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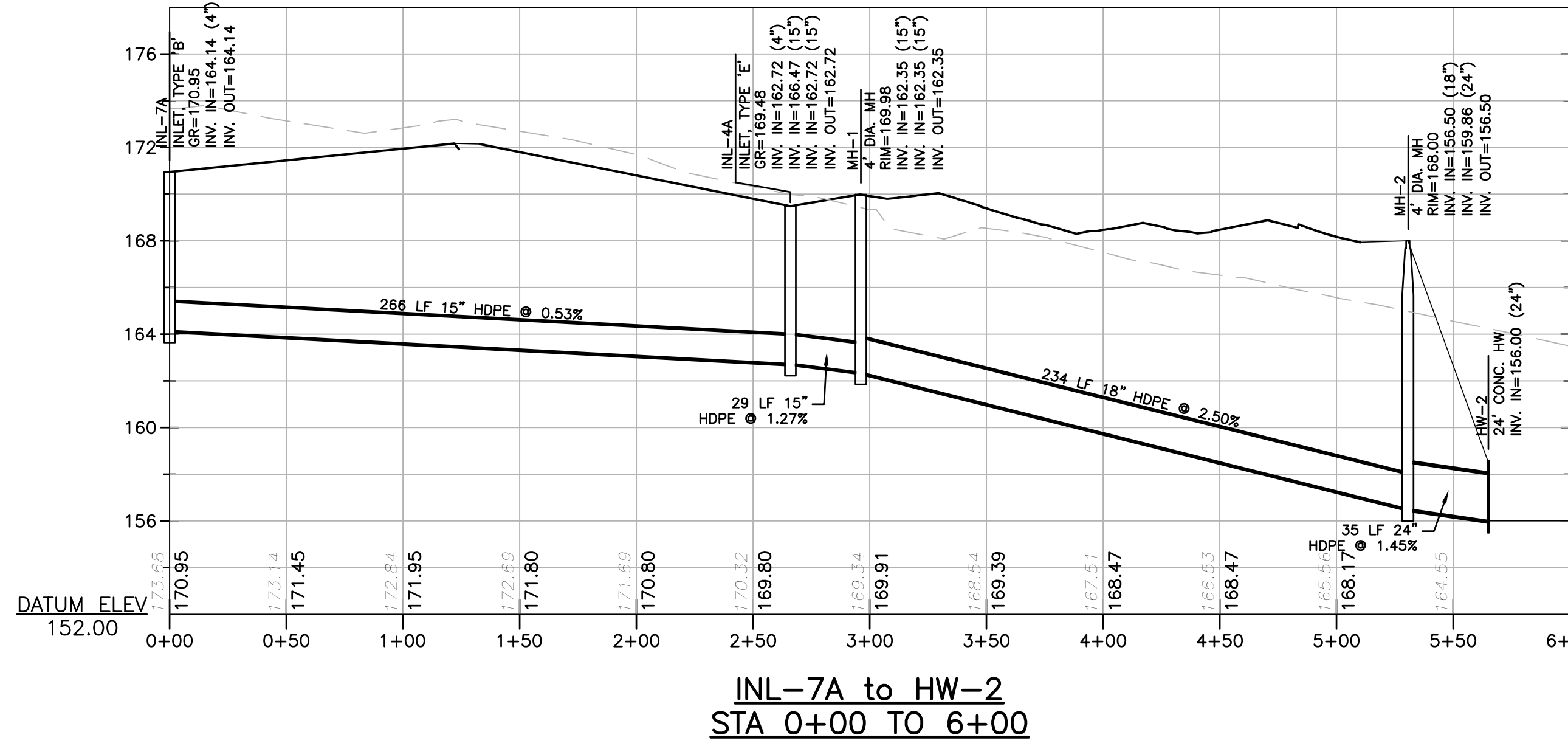
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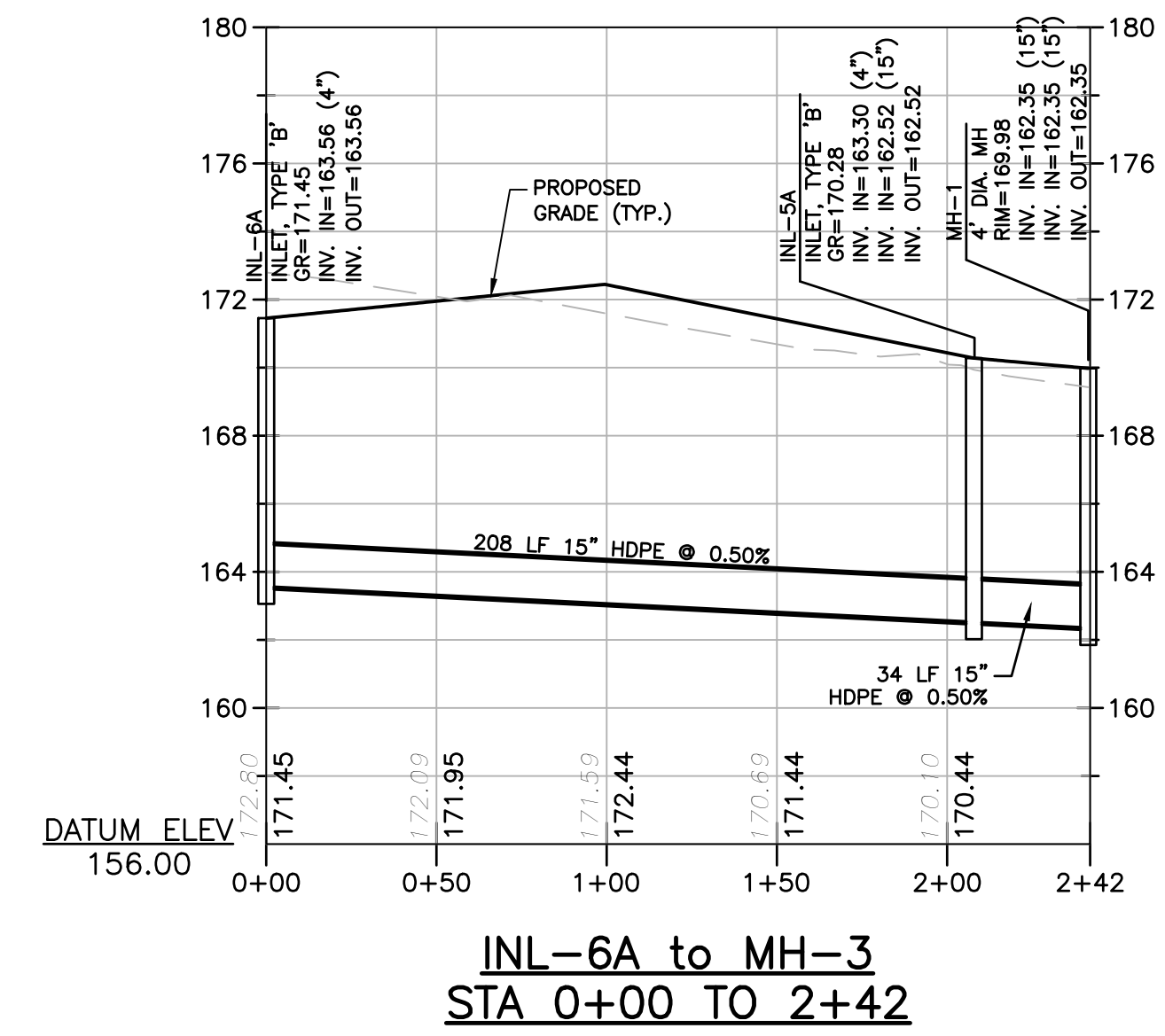
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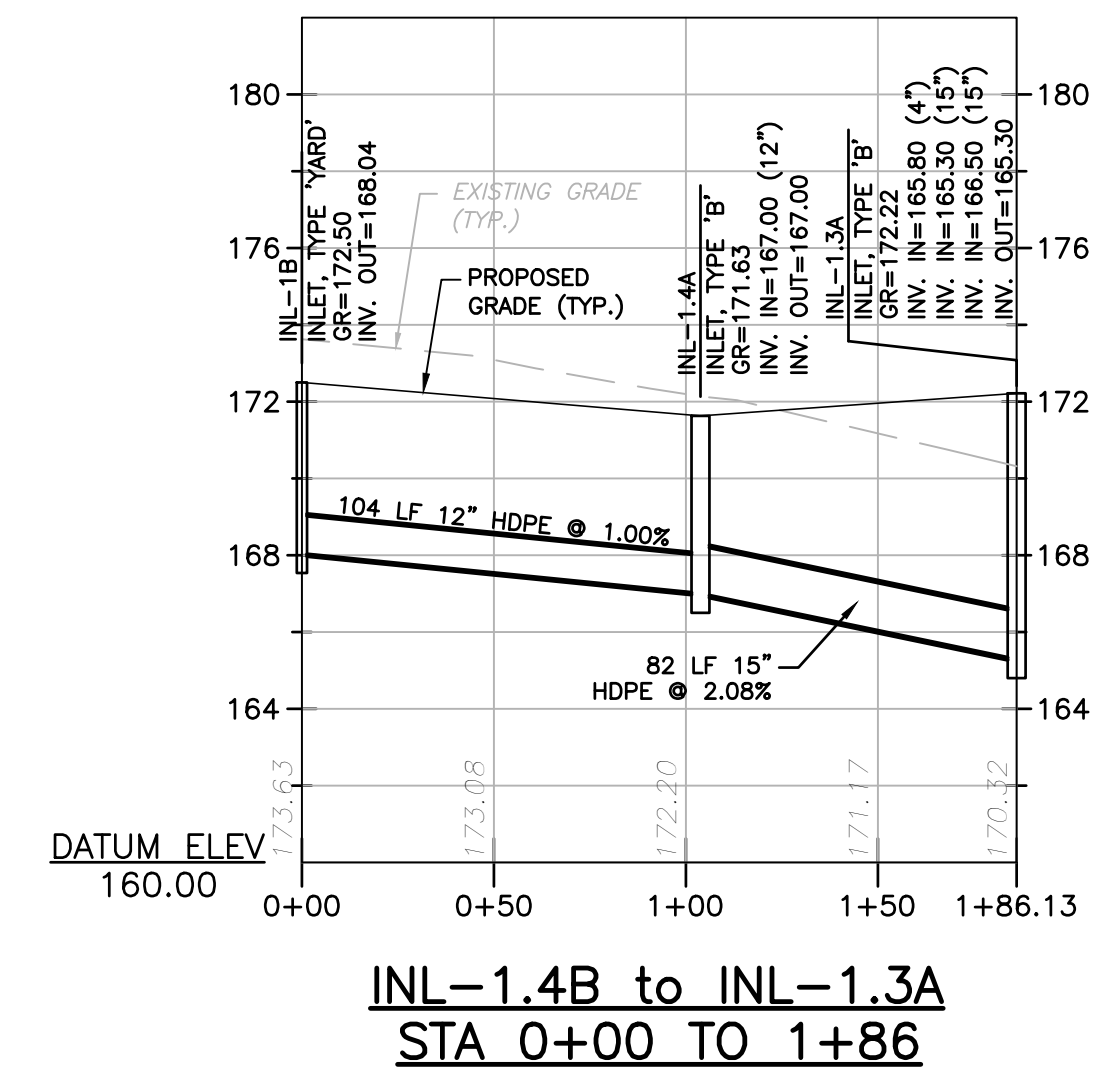
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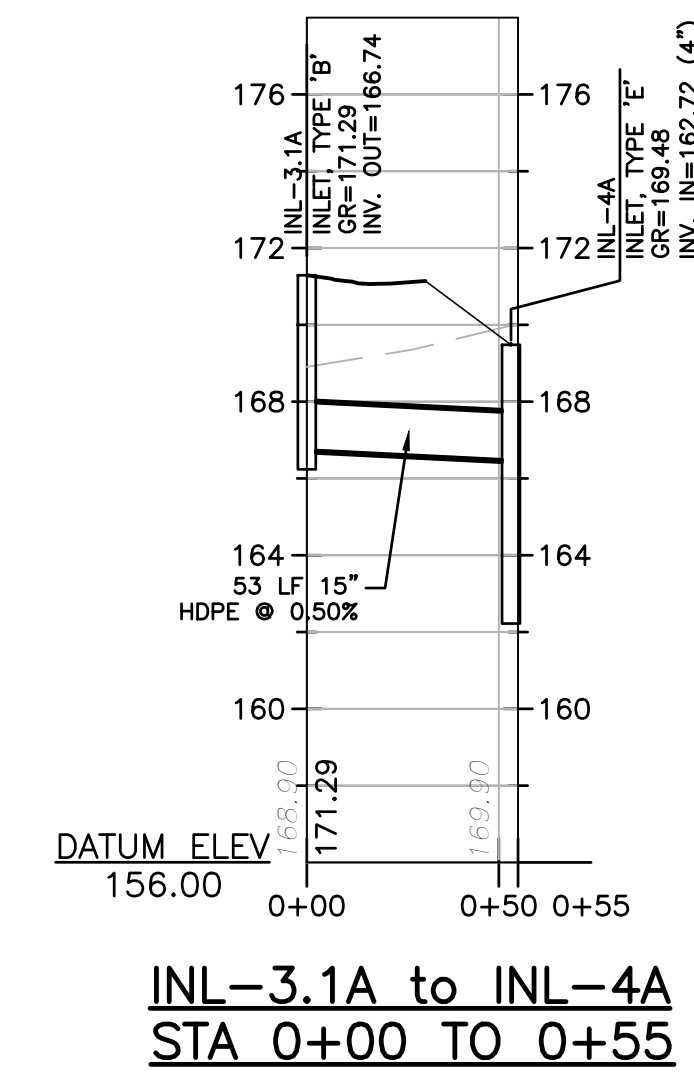
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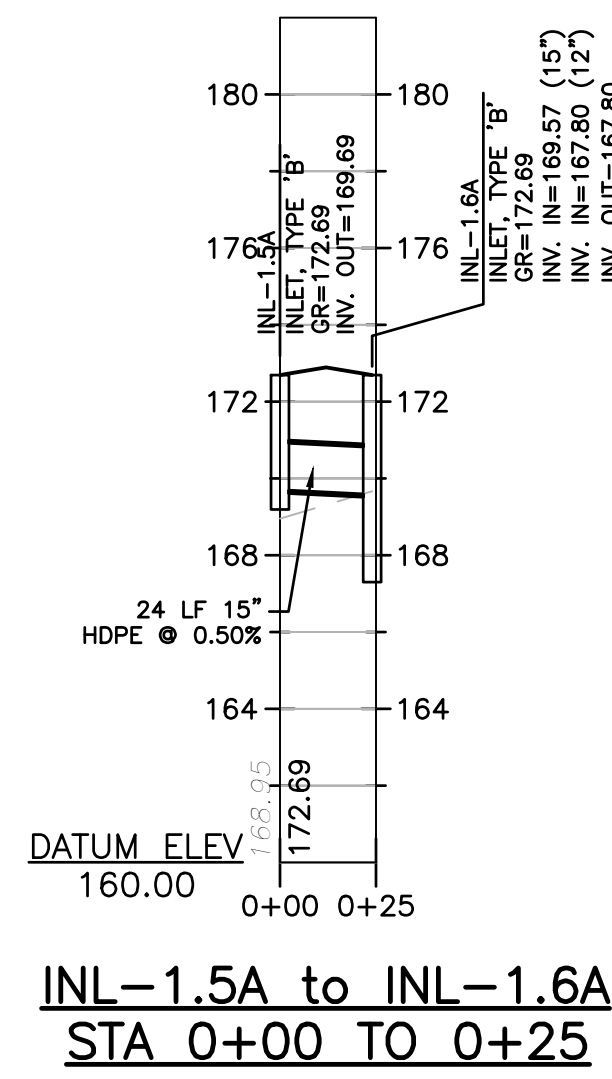
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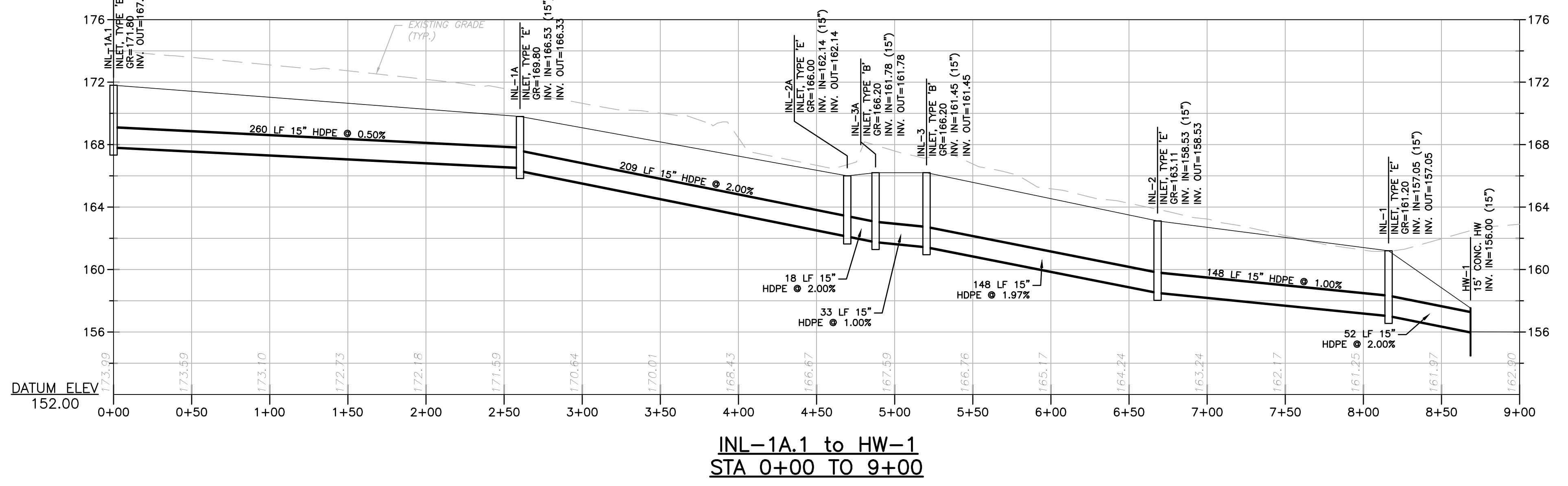
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 STA 0+00 TO 1+86**



**INL-3.1A to INL-4A  
 STA 0+00 TO 0+55**



**INL-1.5A to INL-1.6A  
 STA 0+00 TO 0+25**



**INL-1A.1 to HW-1  
 STA 0+00 TO 9+00**

NO.	DATE	BY	CHKD	REVISIONS
1.	6/28/22	KRR	MRT	REVISED PER TOWNSHIP COMPLETION REVIEW

**MICHAEL R. THOMAS, P.E.**  
 PROFESSIONAL ENGINEER  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086  
 6/28/22

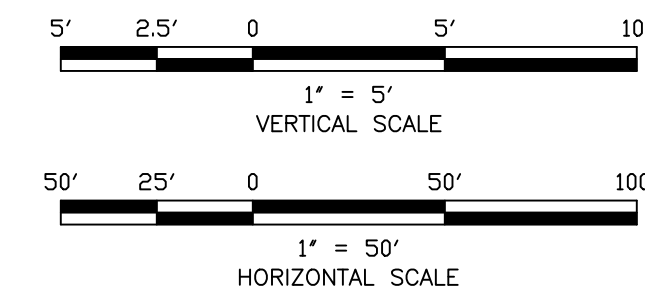
CAREONE AT LAWRENCE  
 PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
 STORM SEWER PROFILES



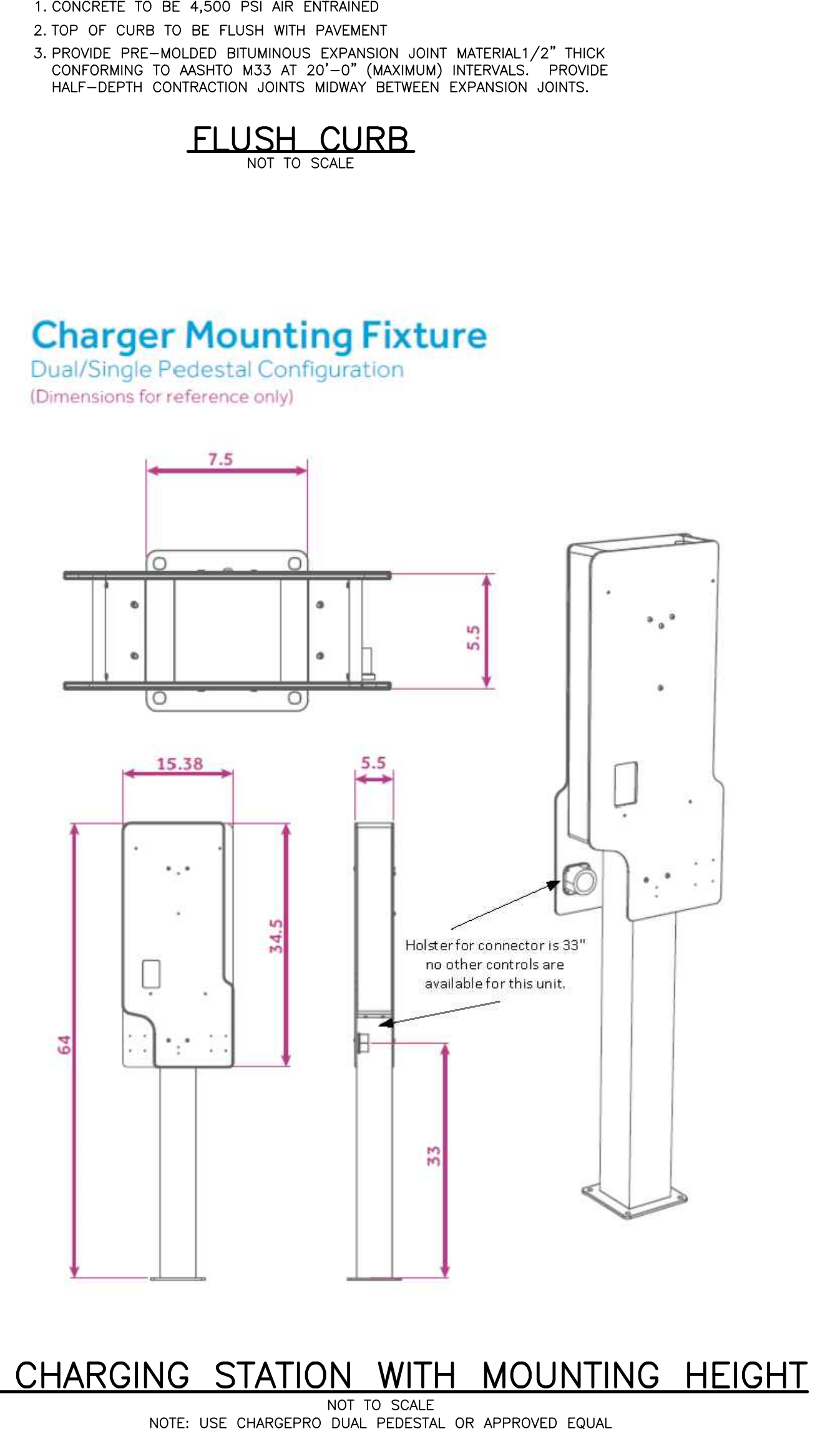
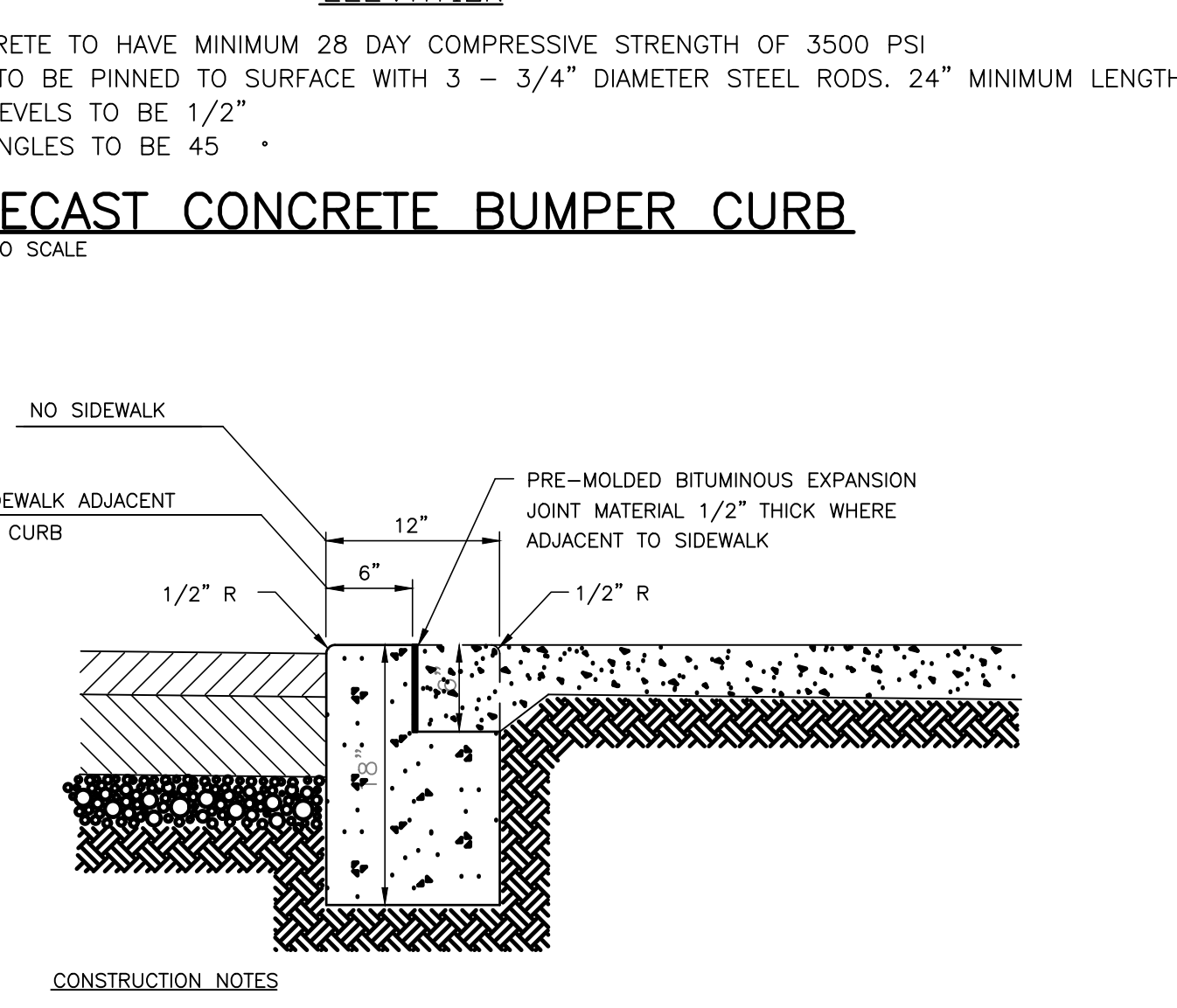
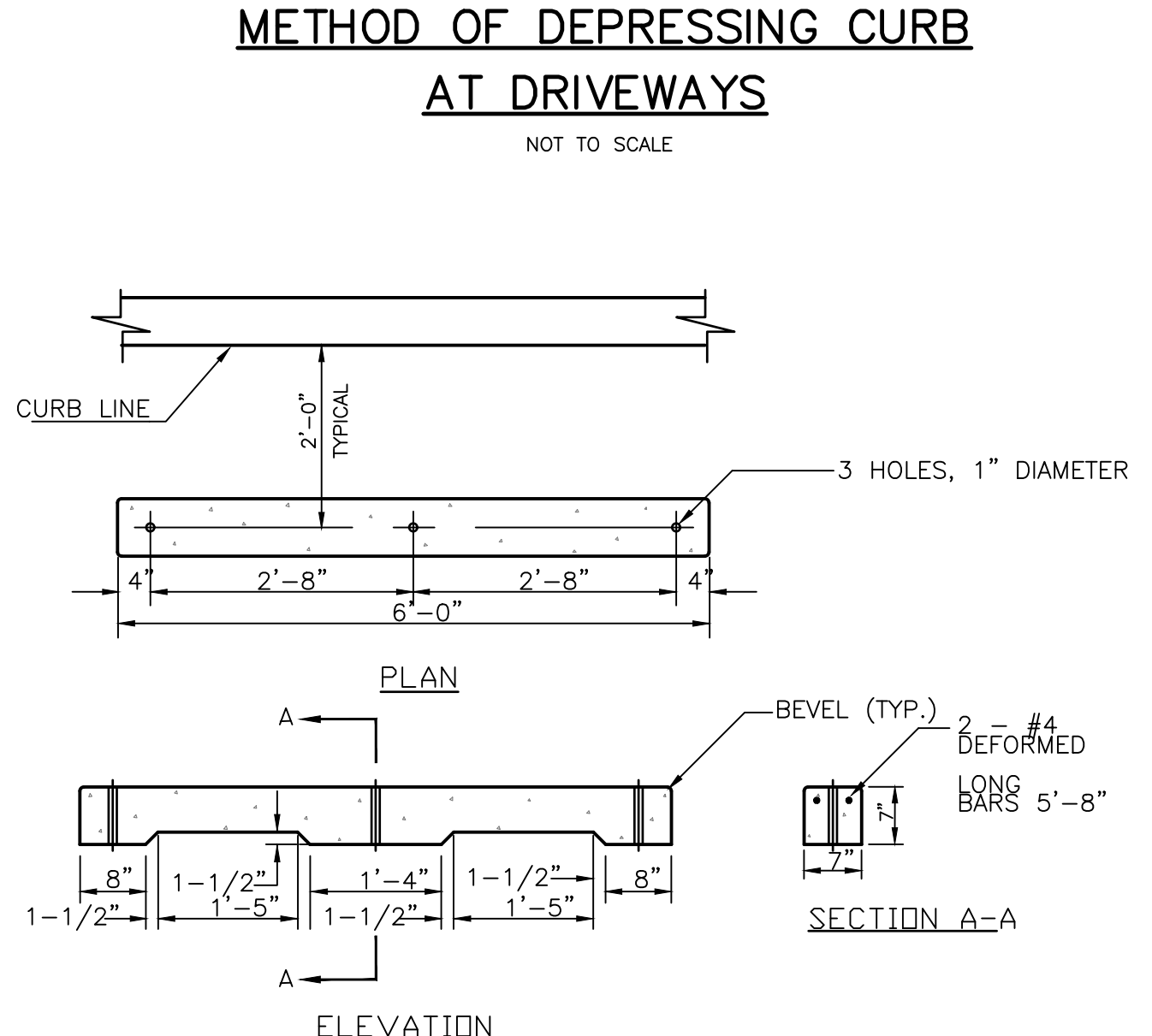
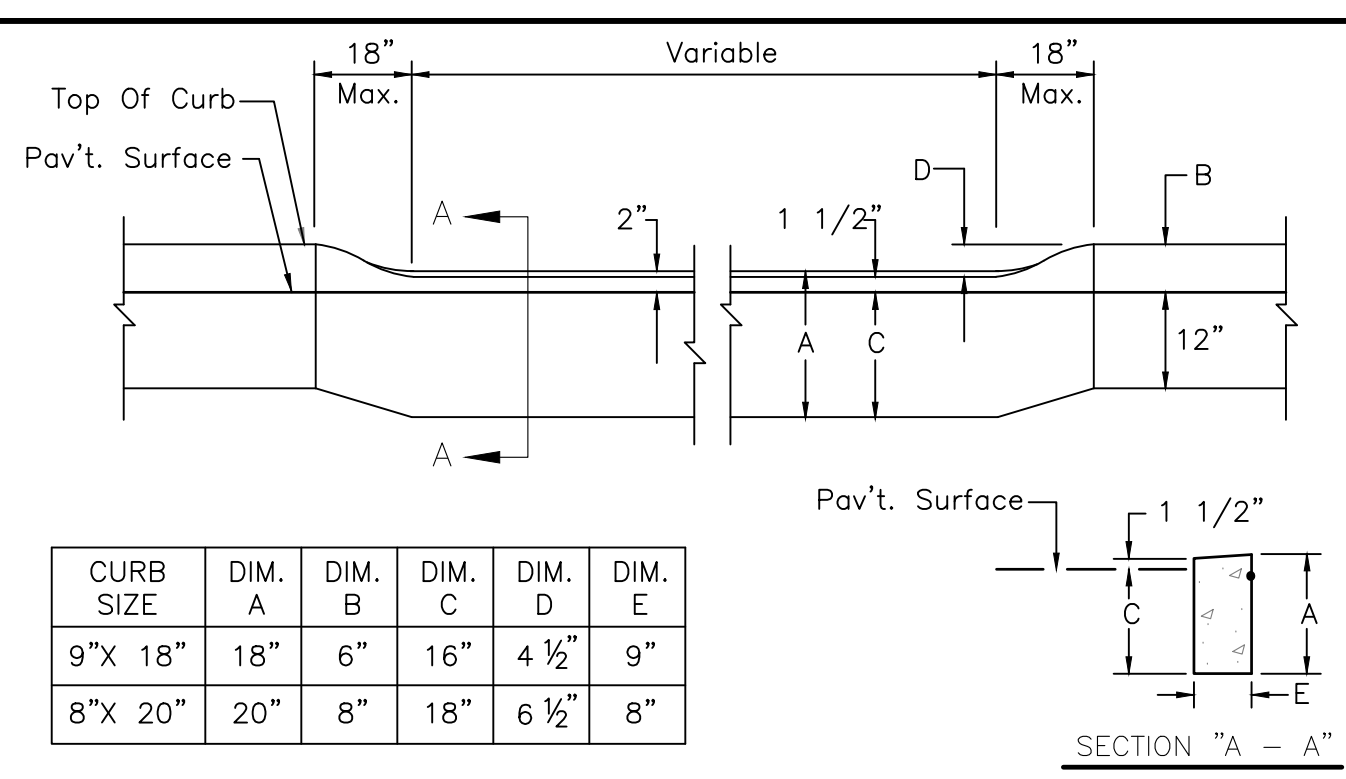
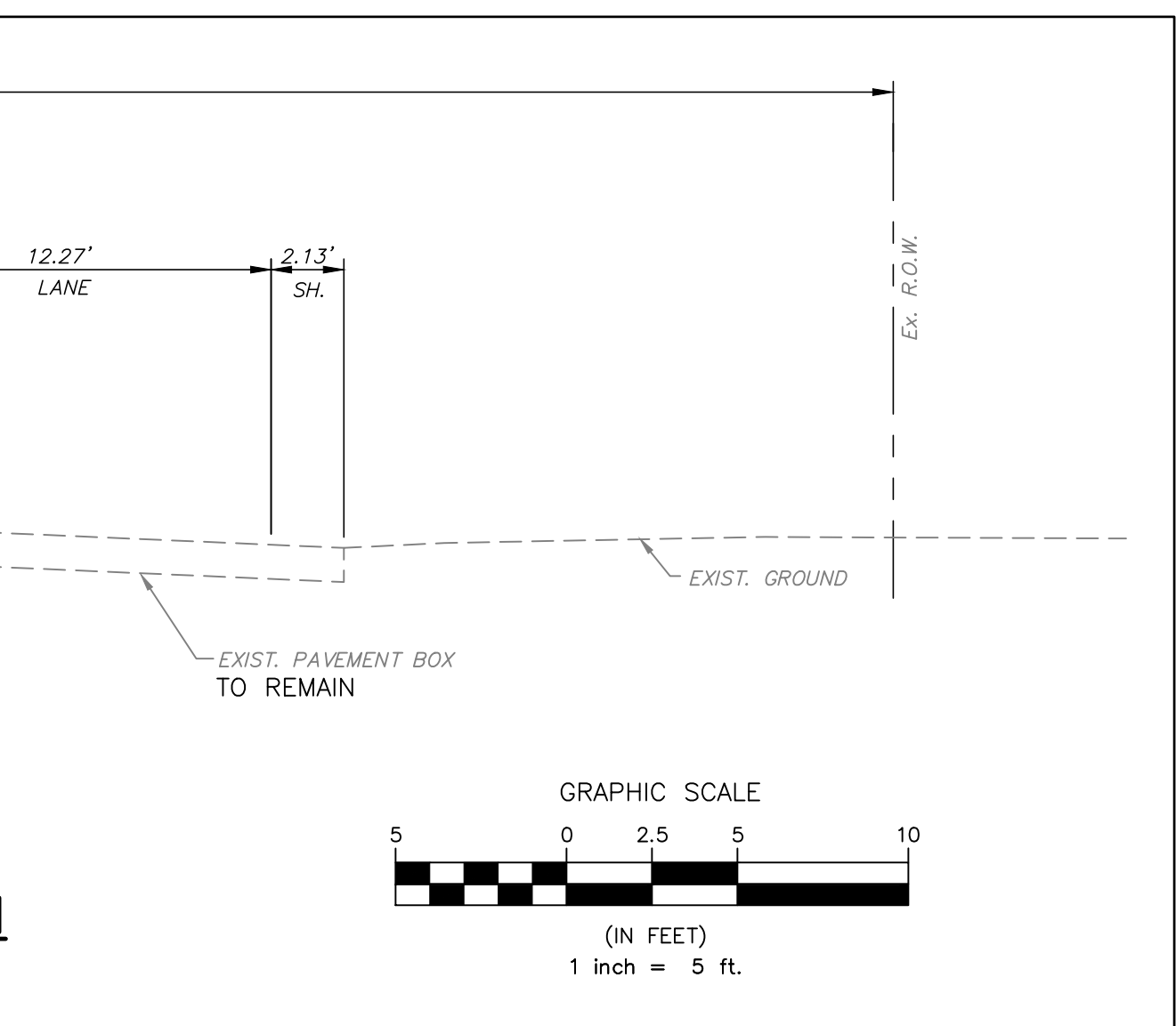
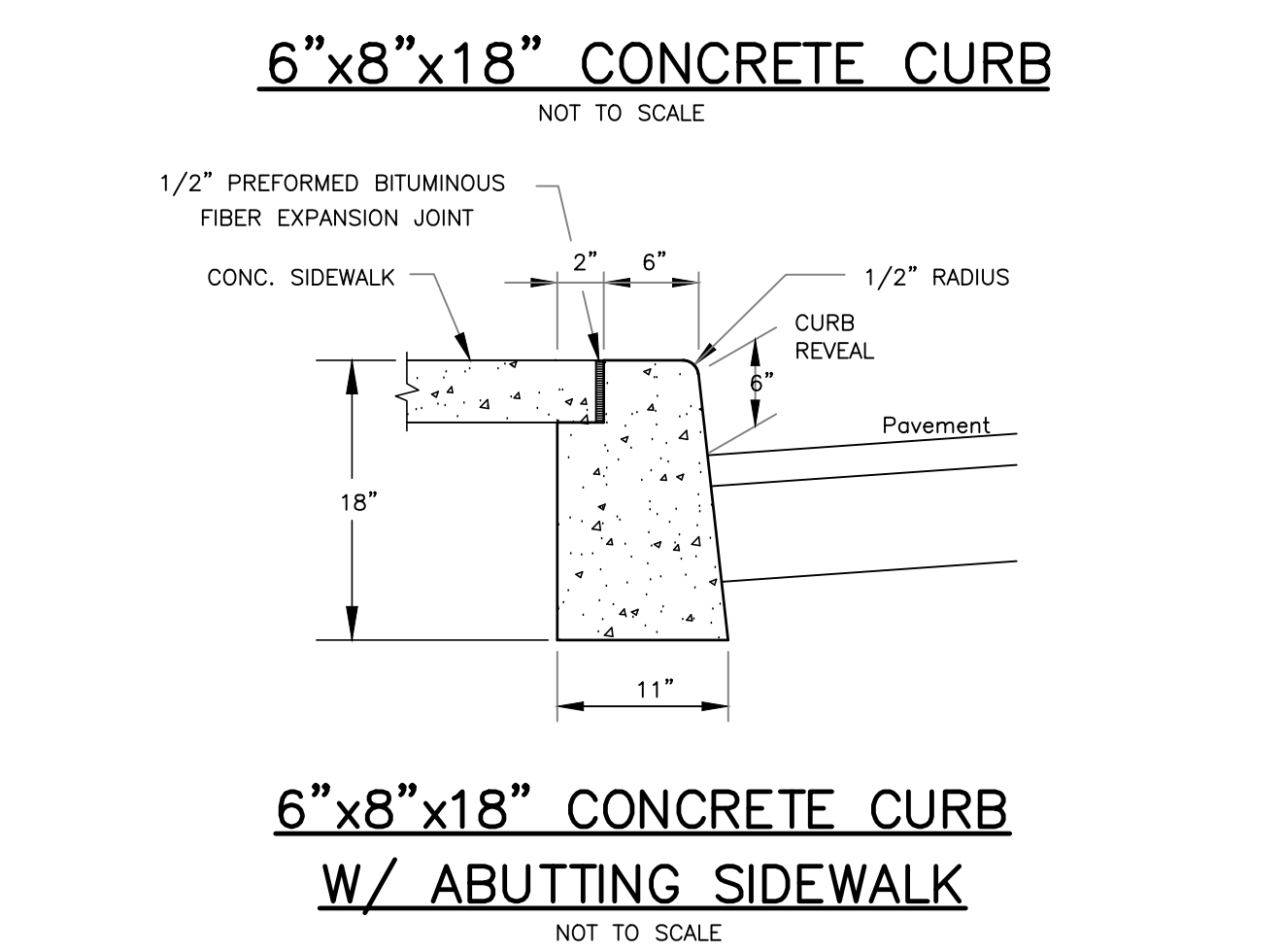
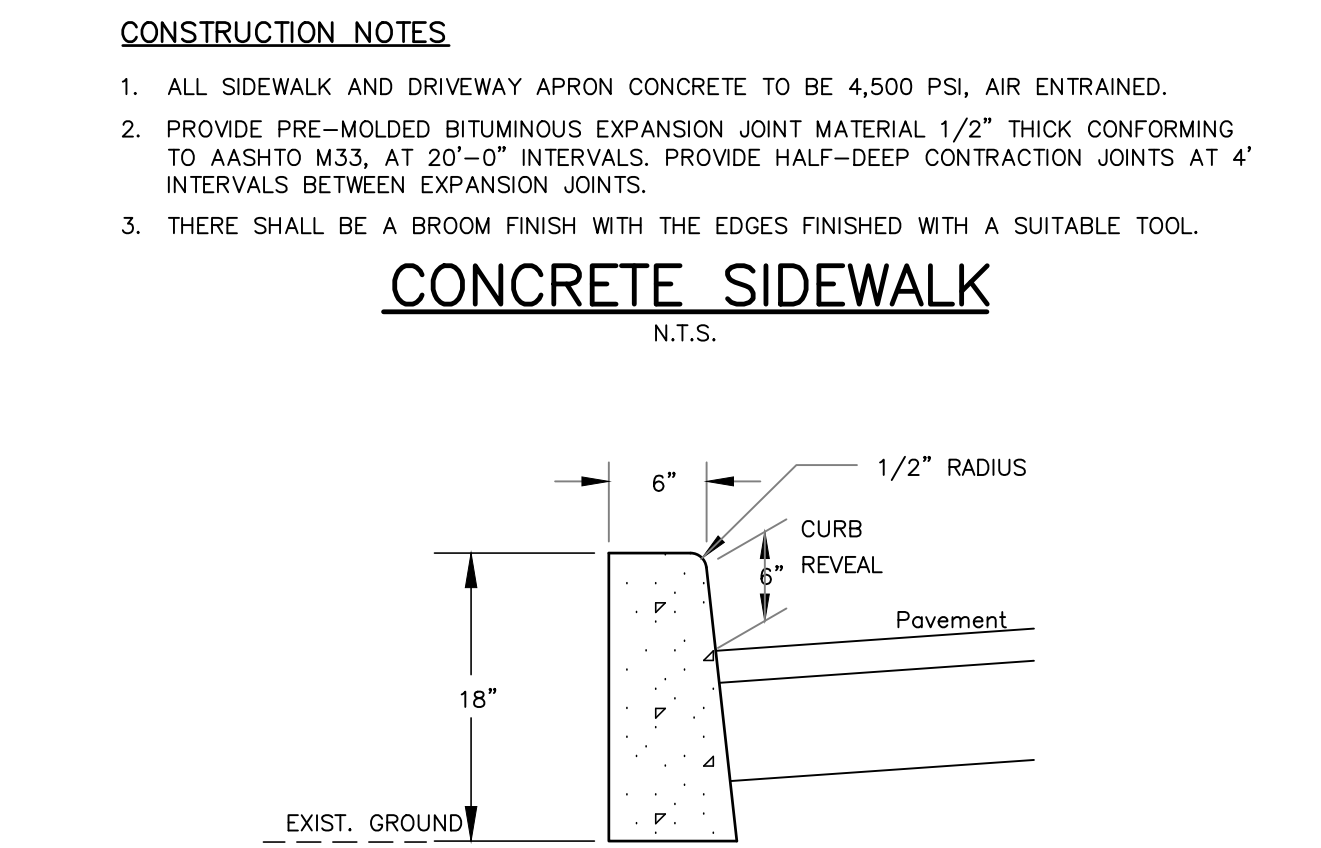
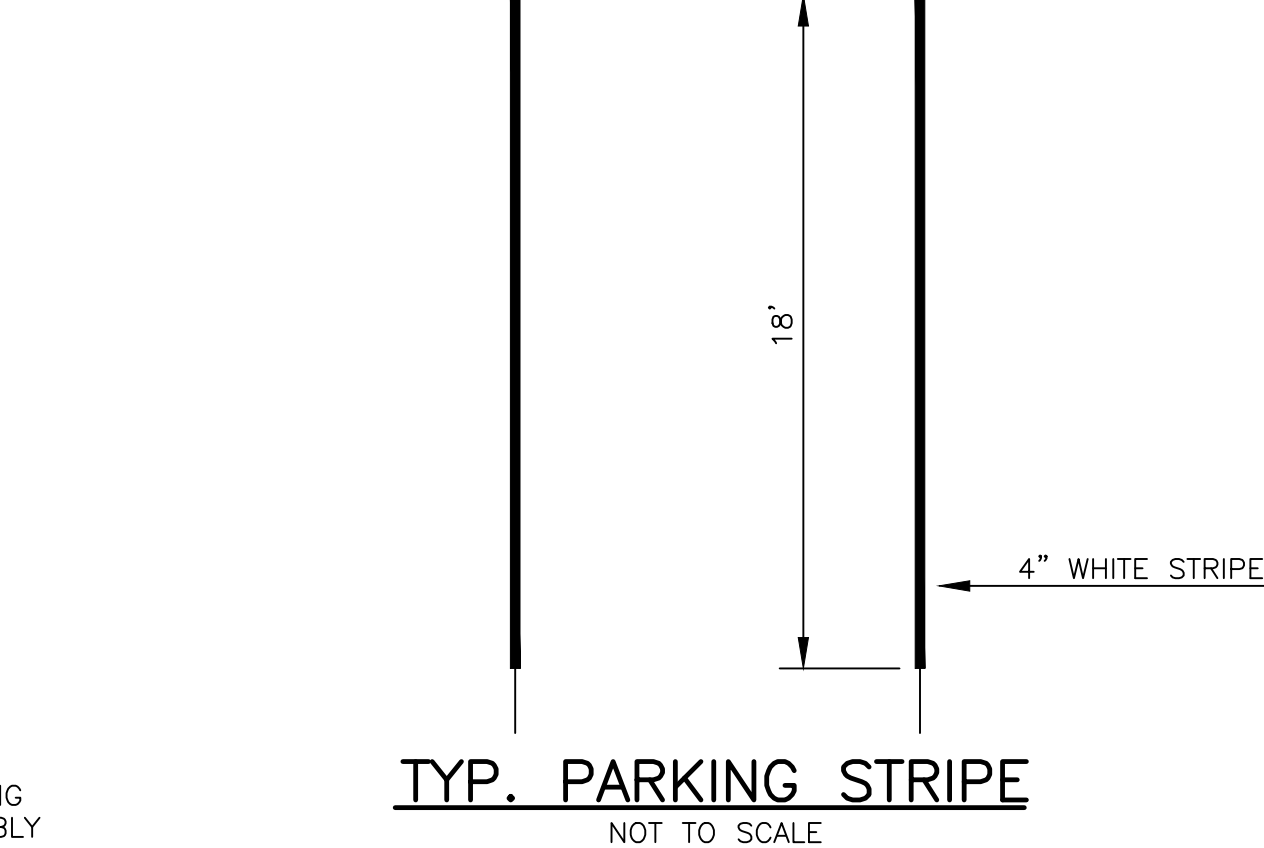
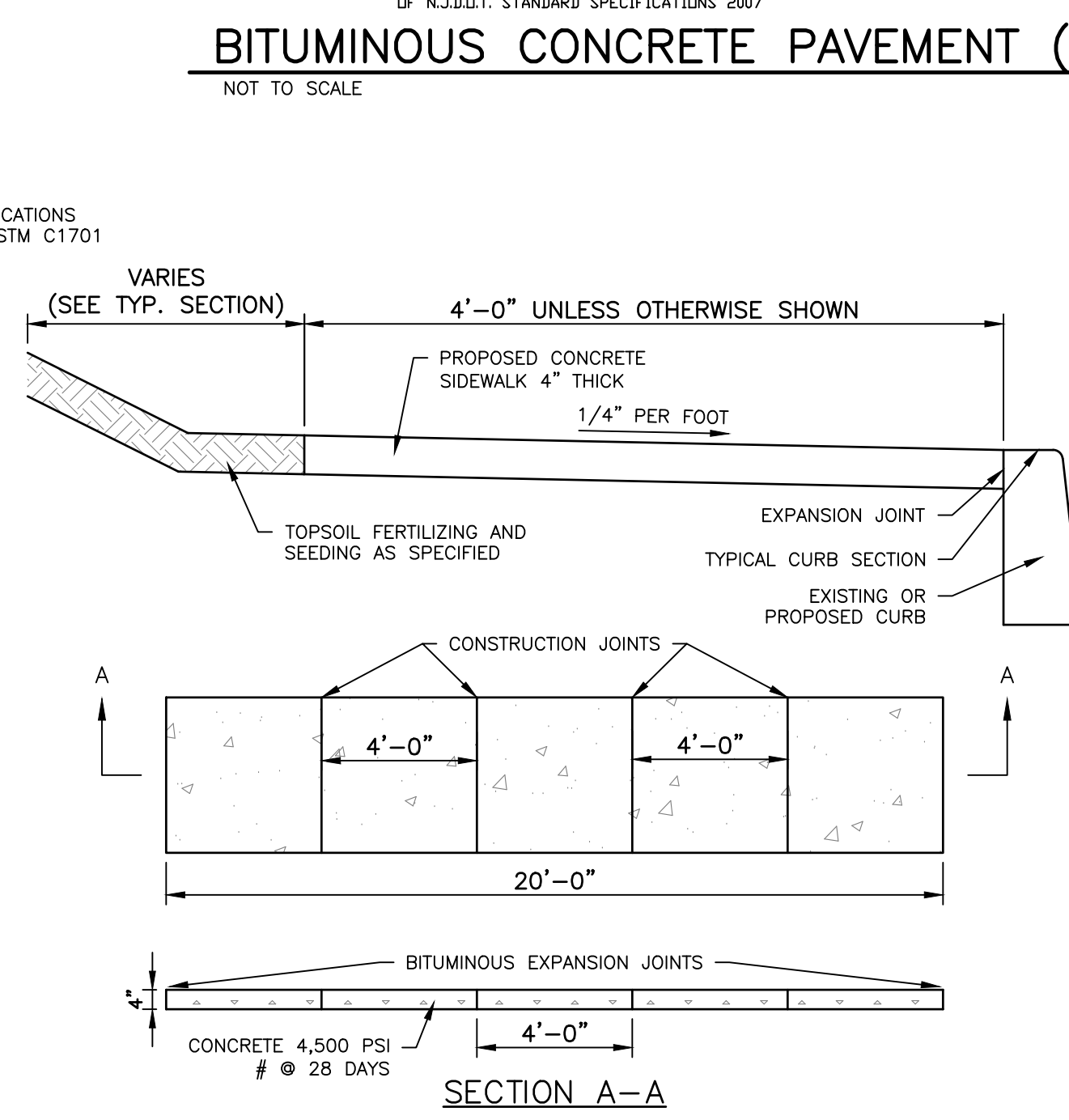
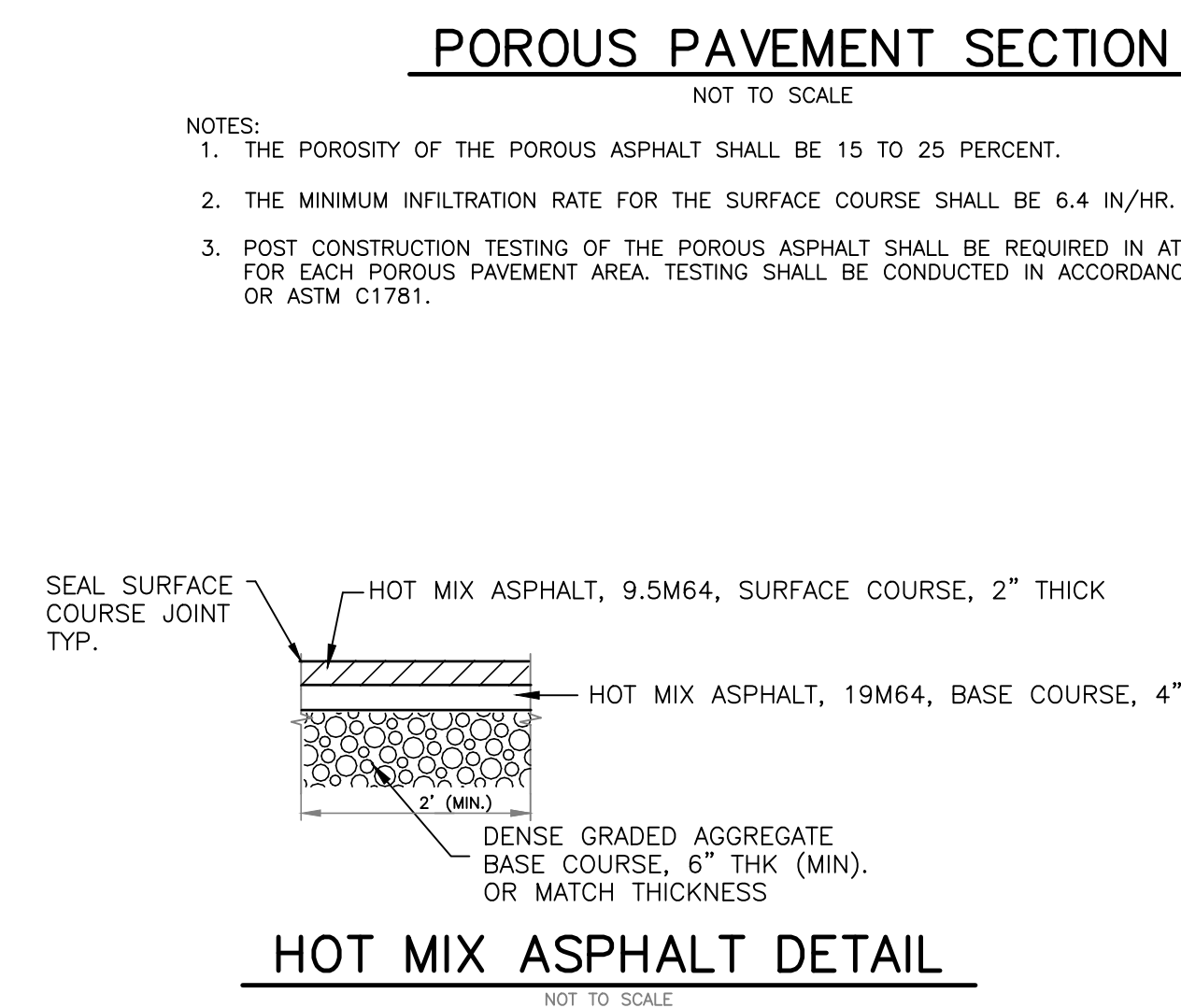
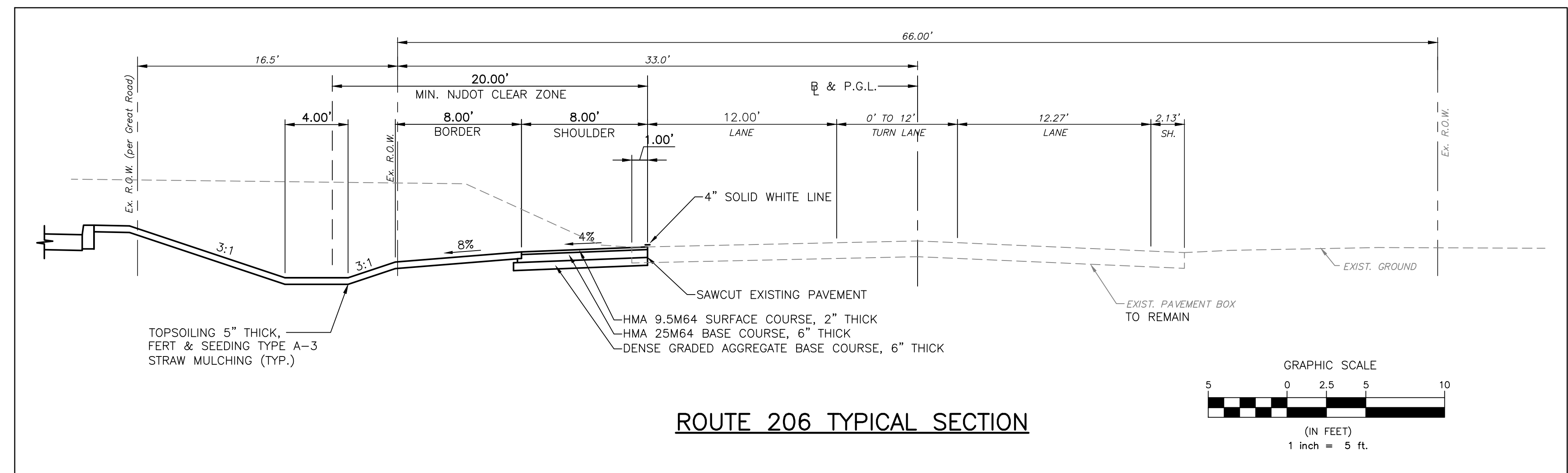
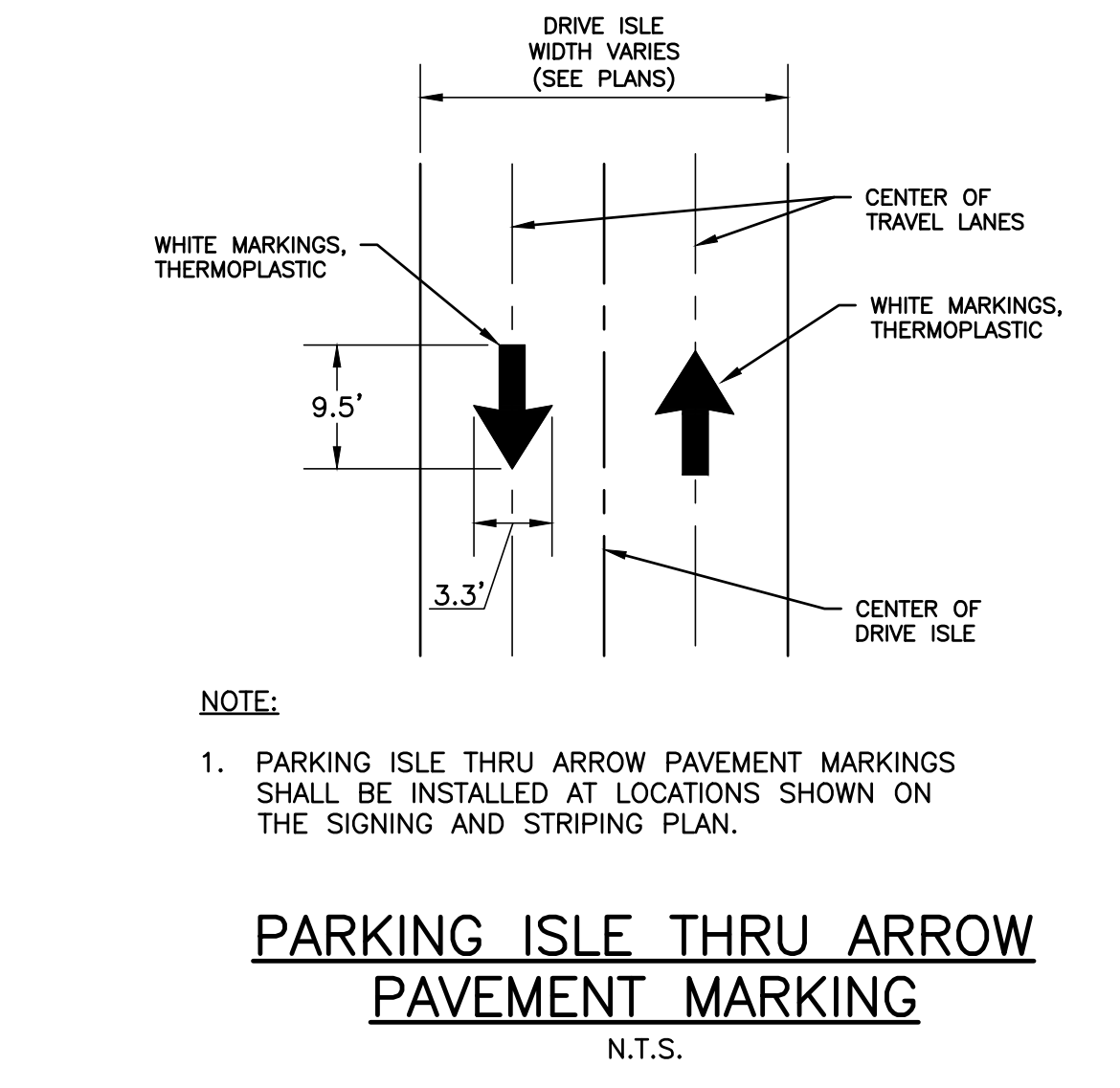
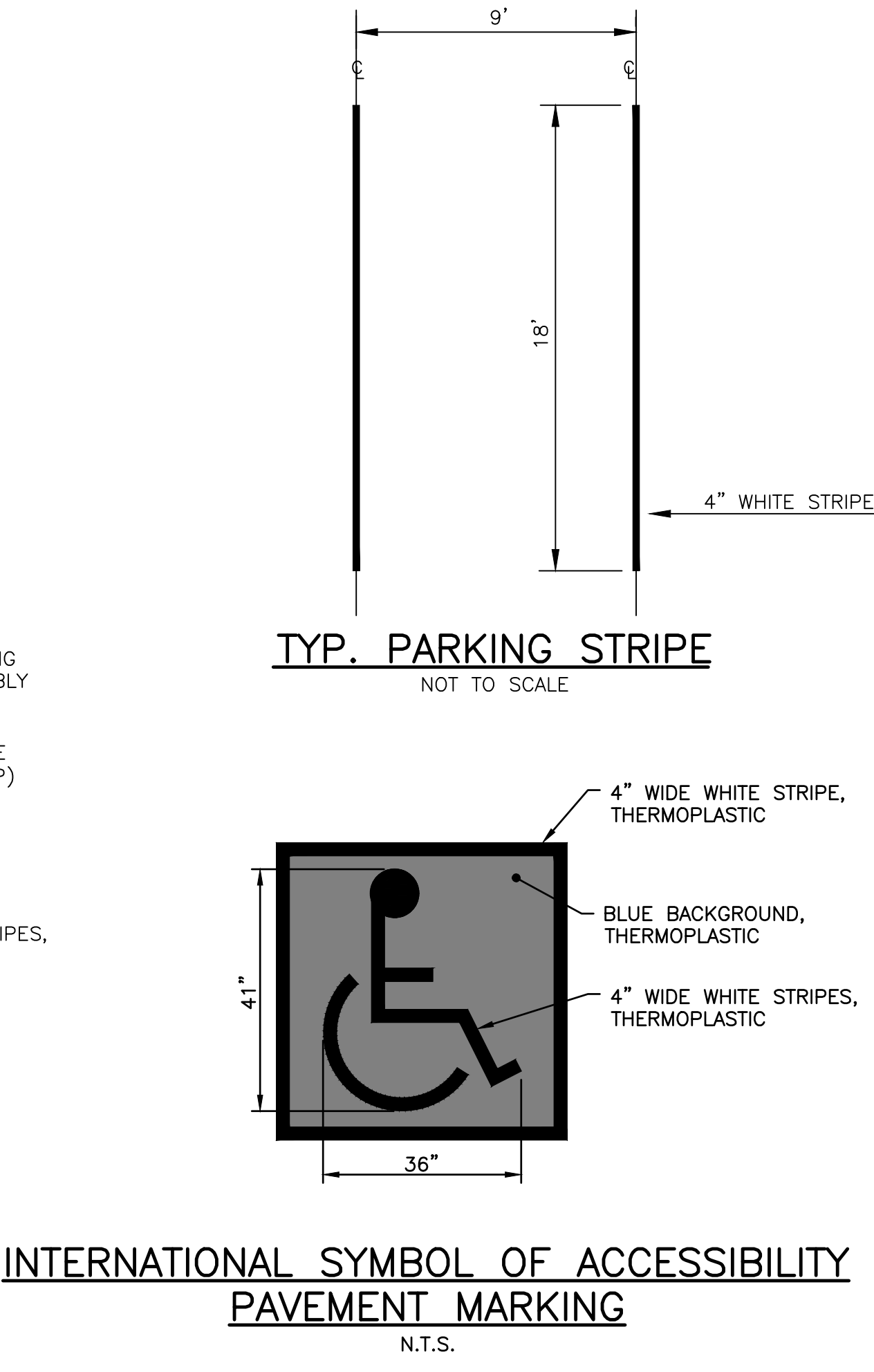
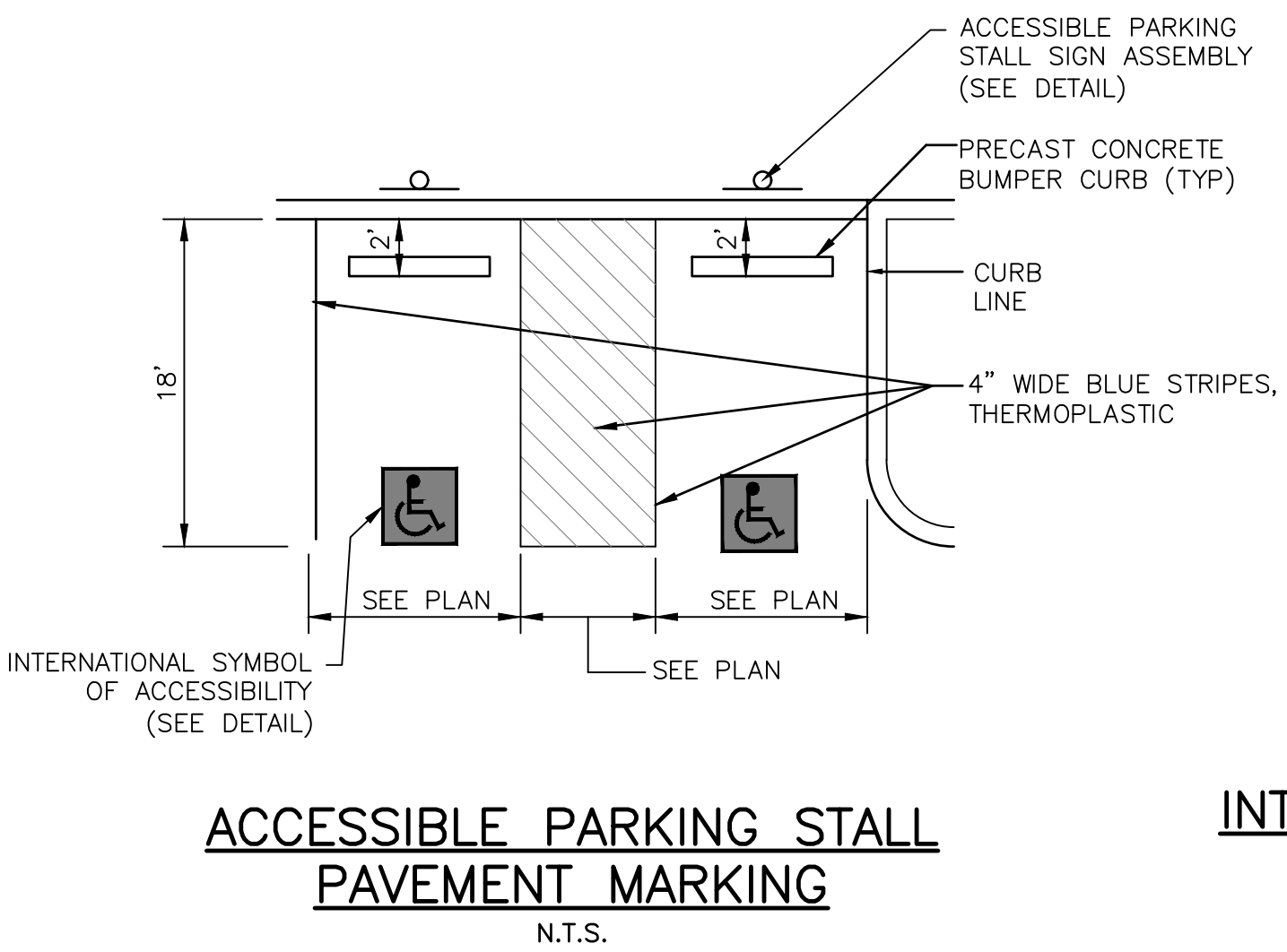
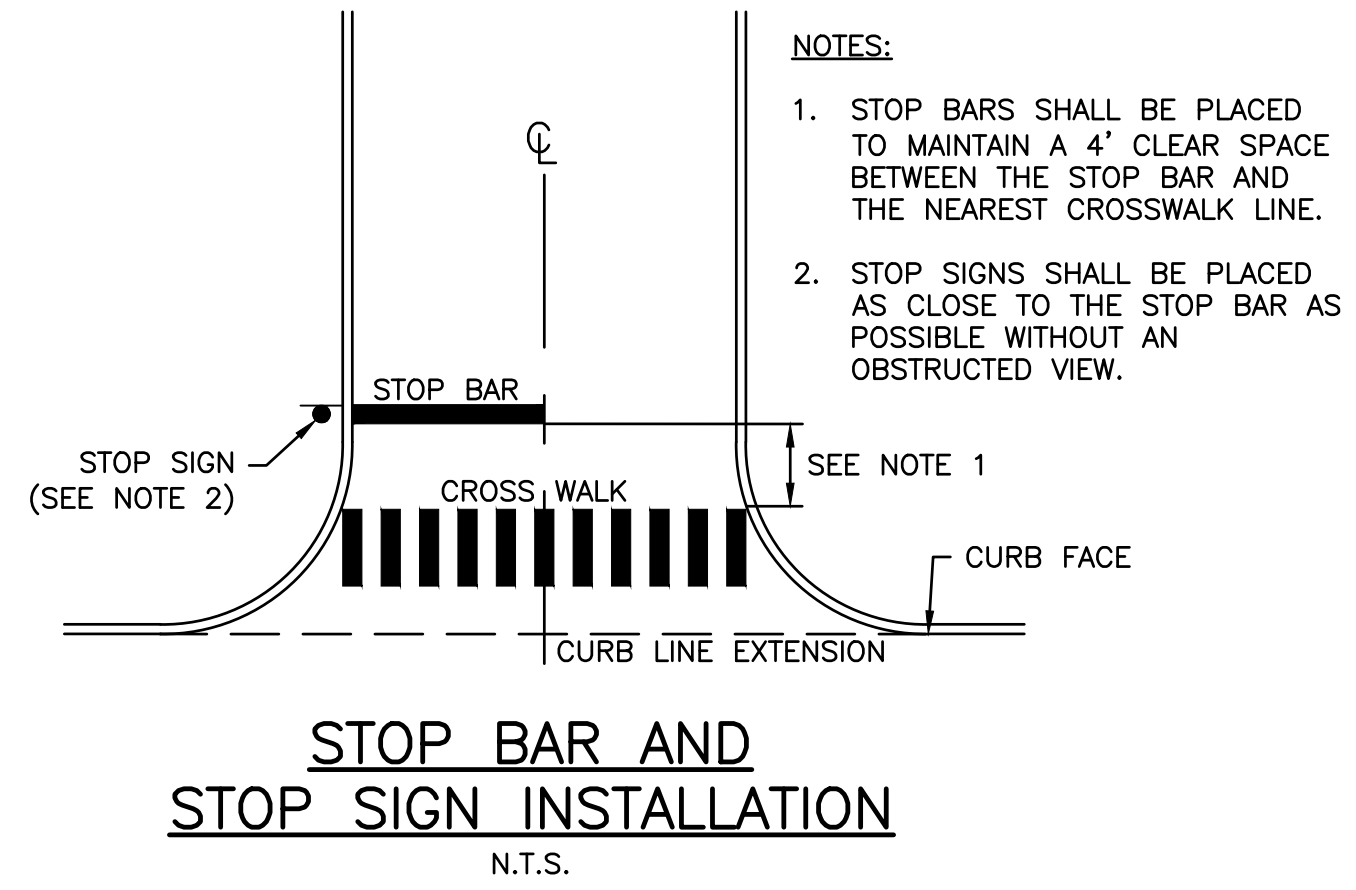
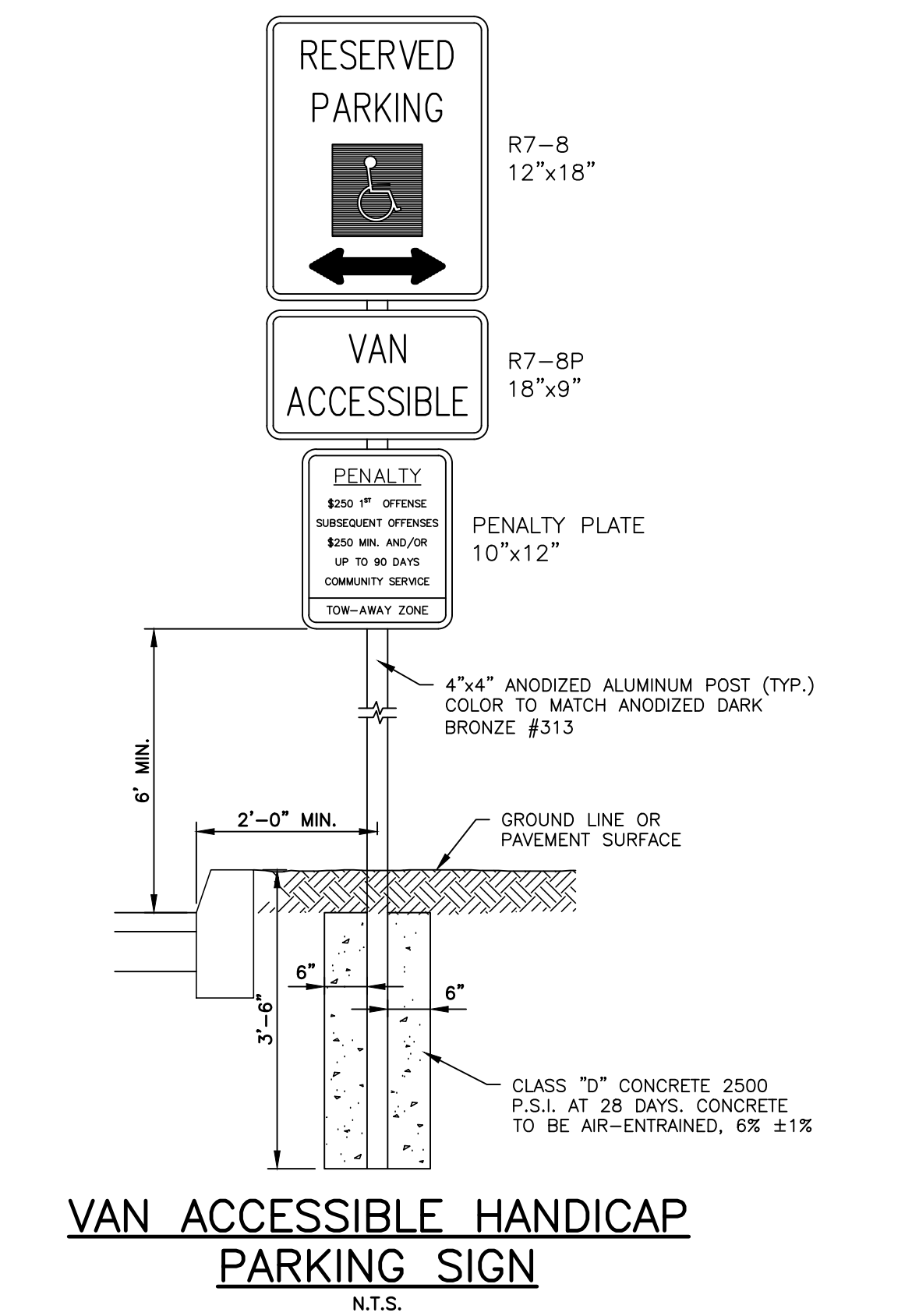
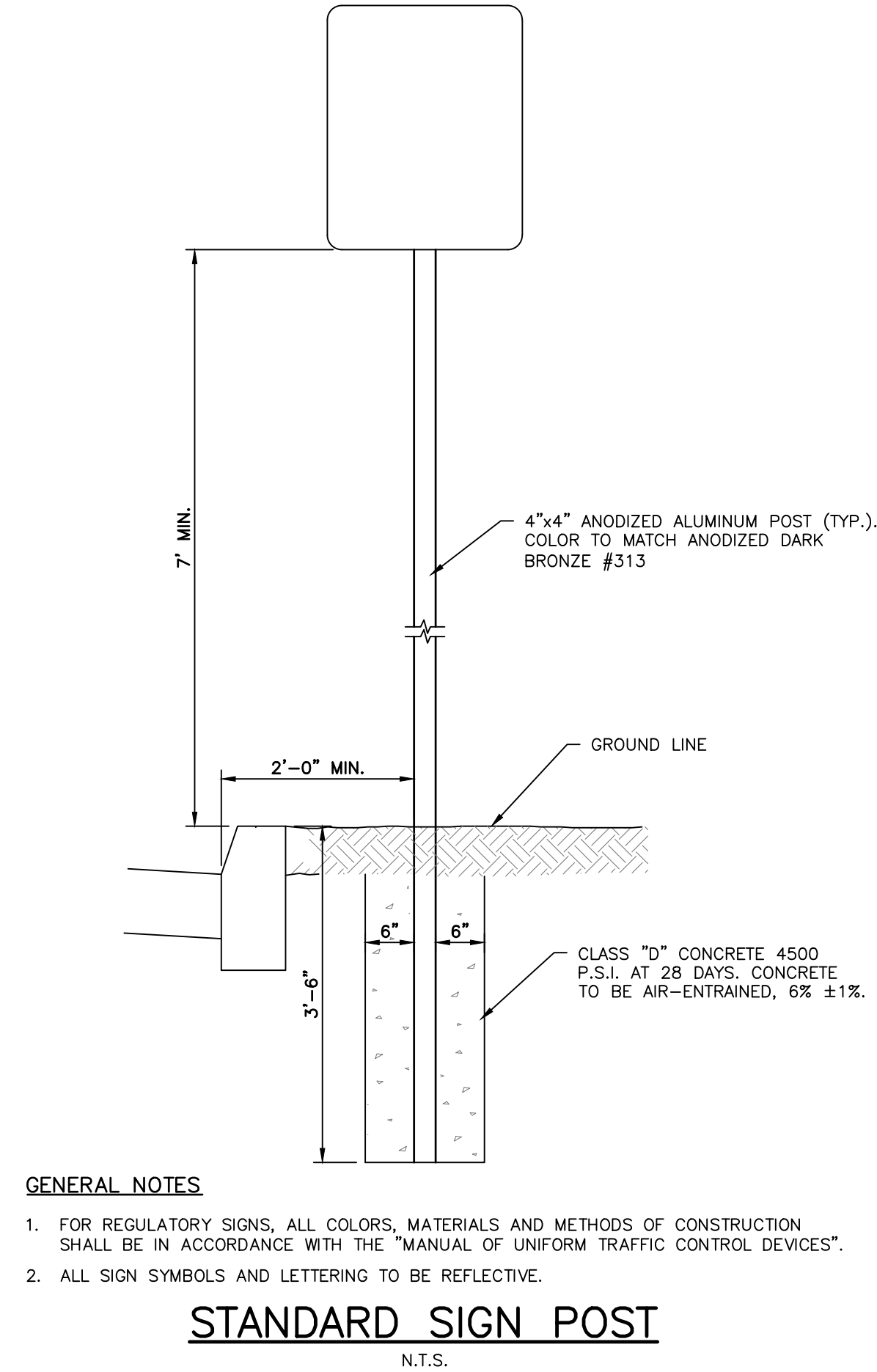
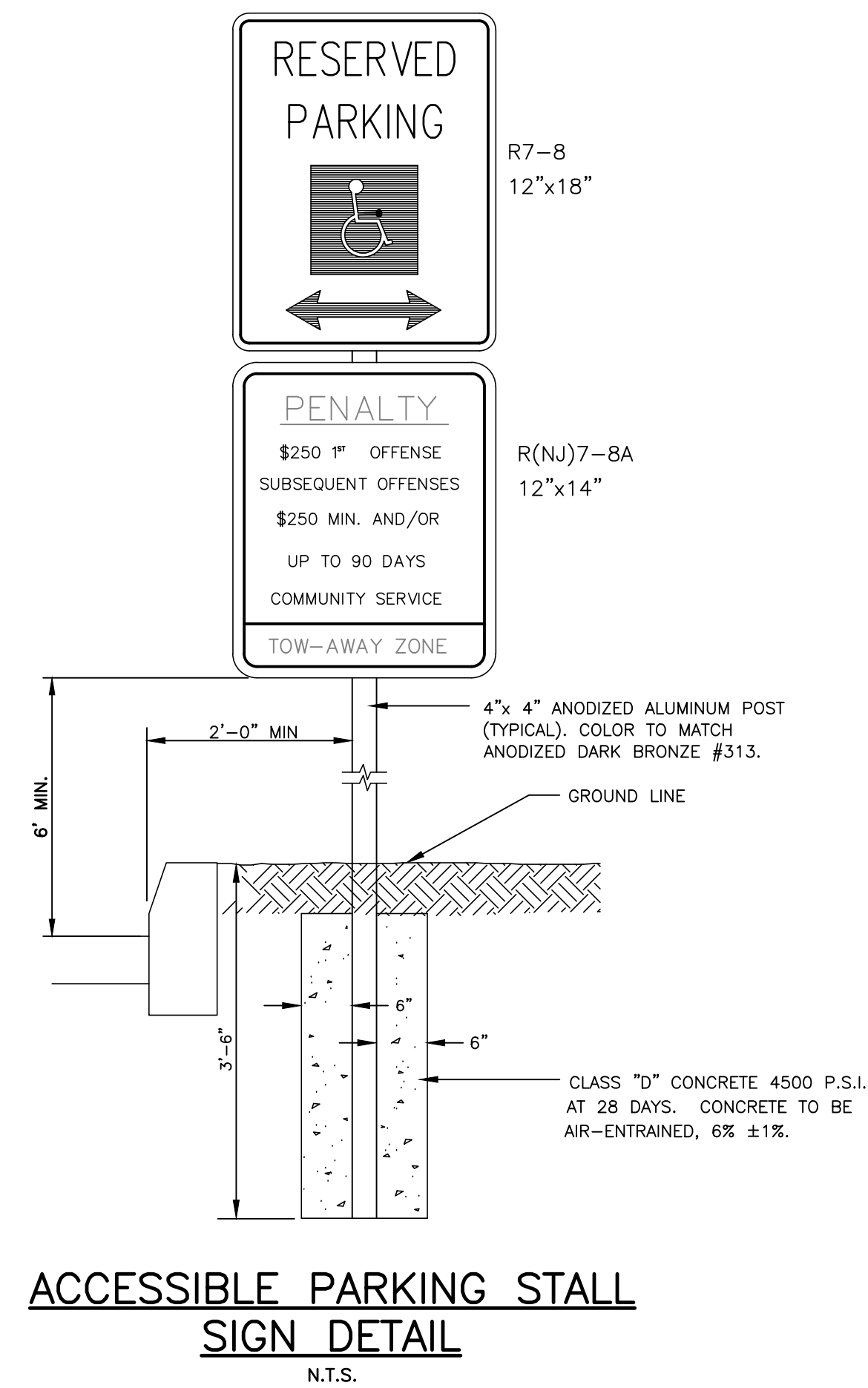
11 TRINIDAD ROAD  
 MIDDLETOWN, NJ 07748  
 TEL: 732-671-6400  
 FAX: 732-671-7365

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PROJECT INFORMATION:  
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DATE: 06/27/22  
LAST SAVE BY: KREAVEL

**MICHAEL R. THOMAS, P.E.**  
PROFESSIONAL ENGINEER  
STATE OF NJ LICENSE NO. GE48086

6/28/22

REVISIONS

NO.	DATE	BY	REVISIONS
1.	6/28/22	KRR	REVISED PER TOWNSHIP COMPLETION REVIEW

**CAREONE AT LAWRENCE**  
PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY

**CONSTRUCTION DETAILS**

**AND**  
YOUR GOALS. OUR MISSION.

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NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION REGULATORY

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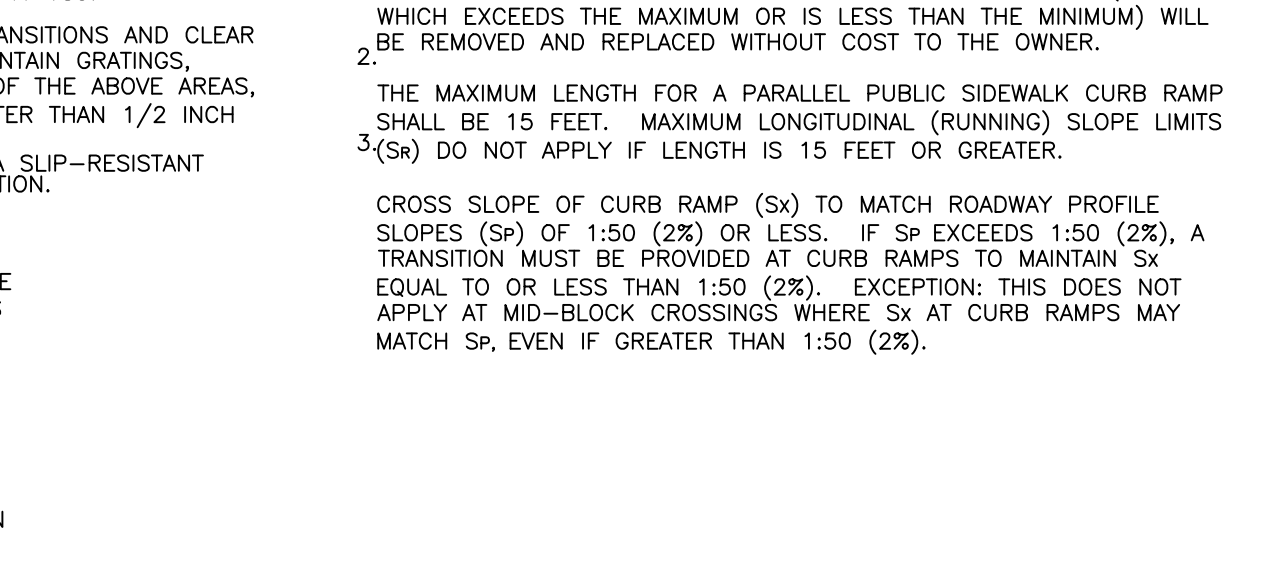
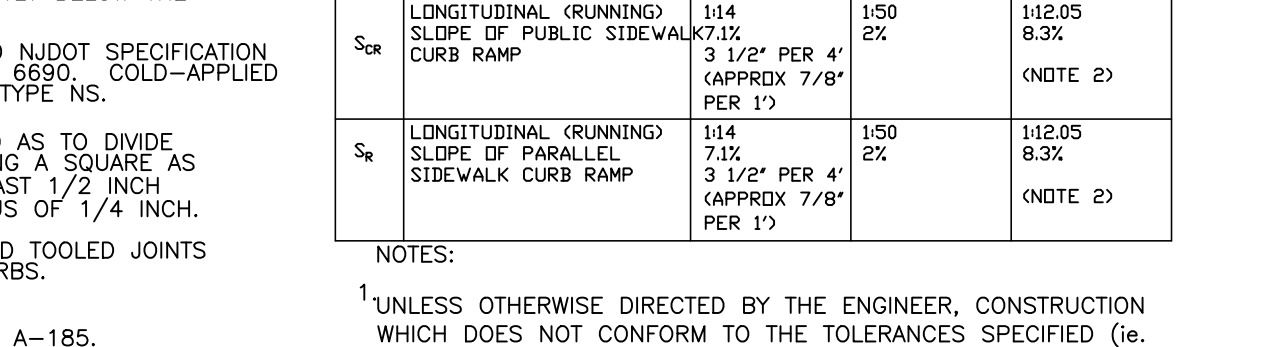
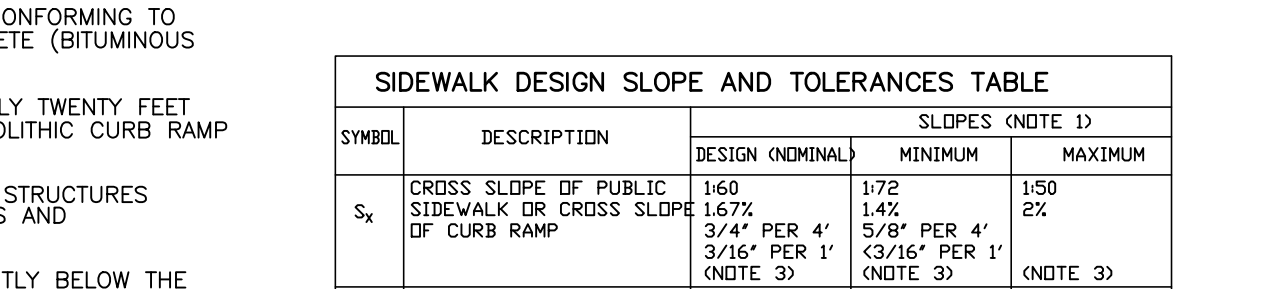
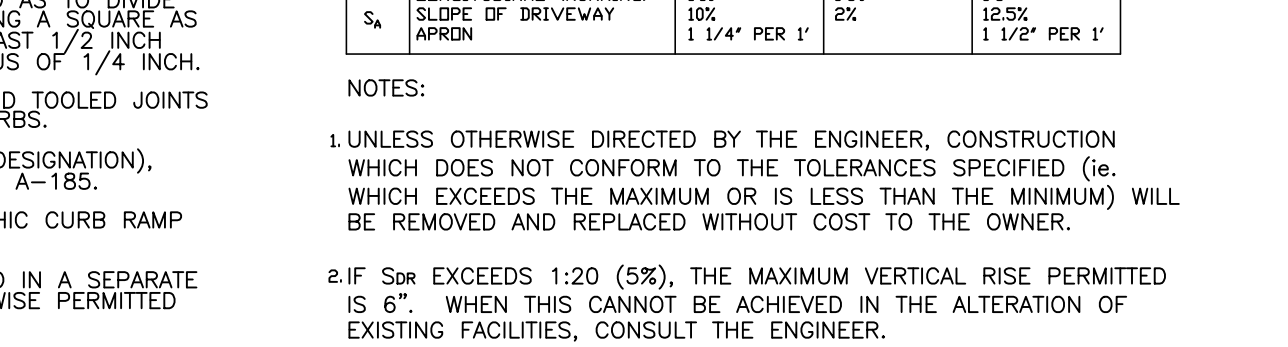
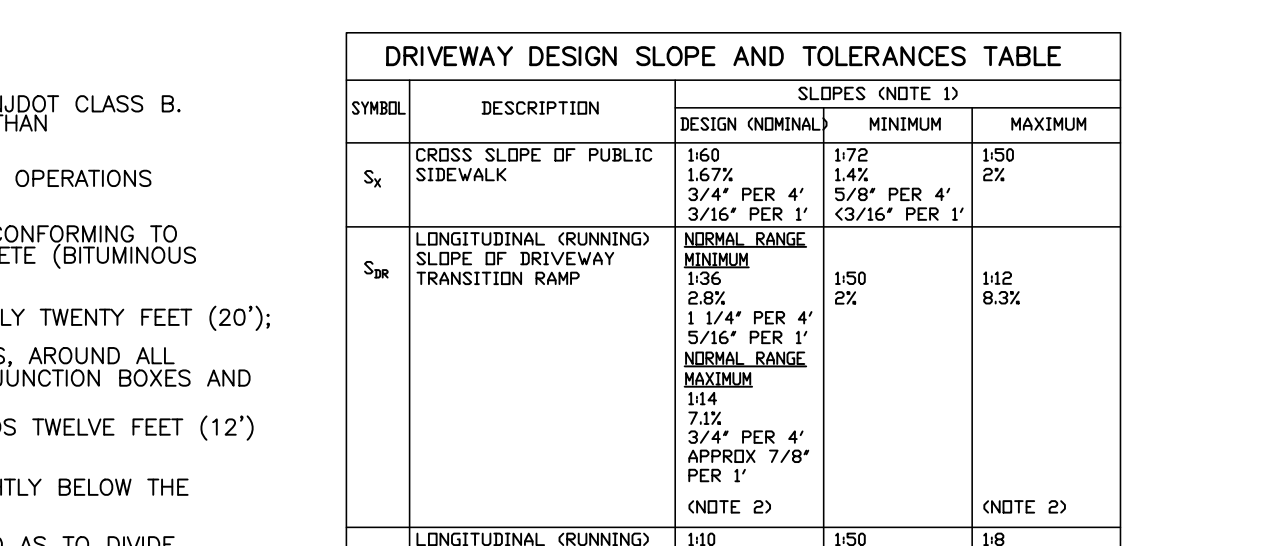
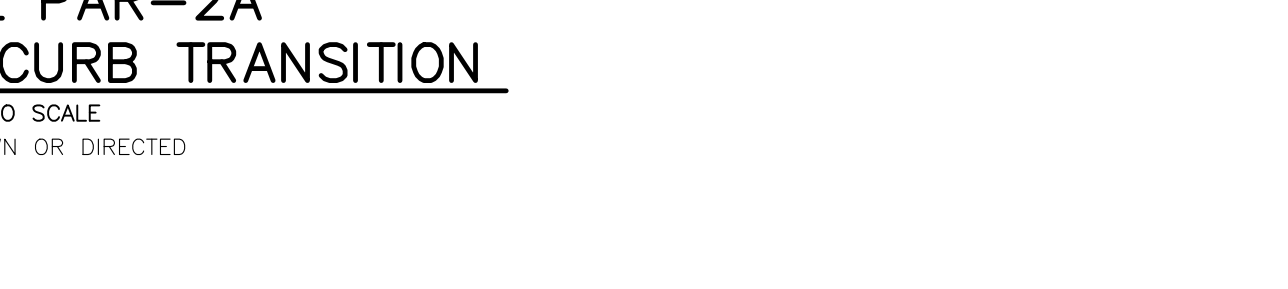
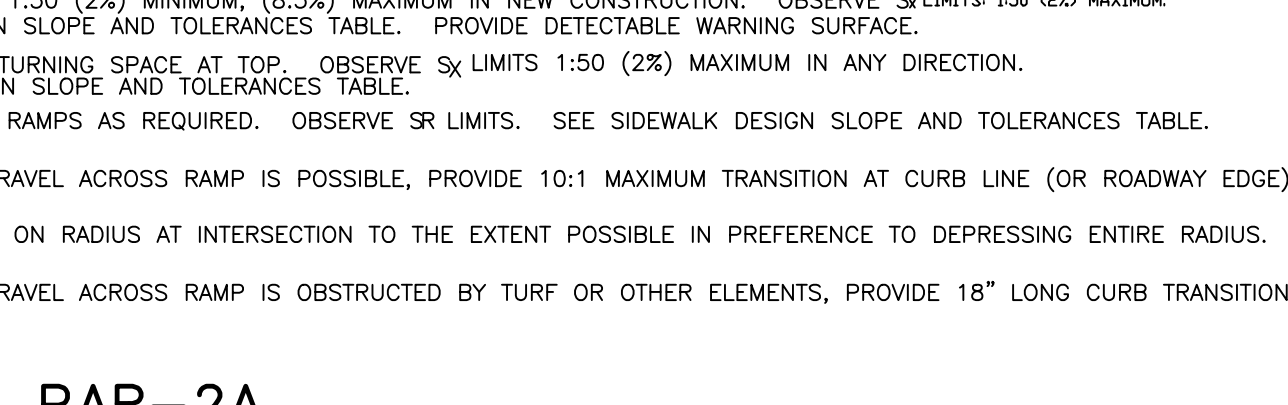
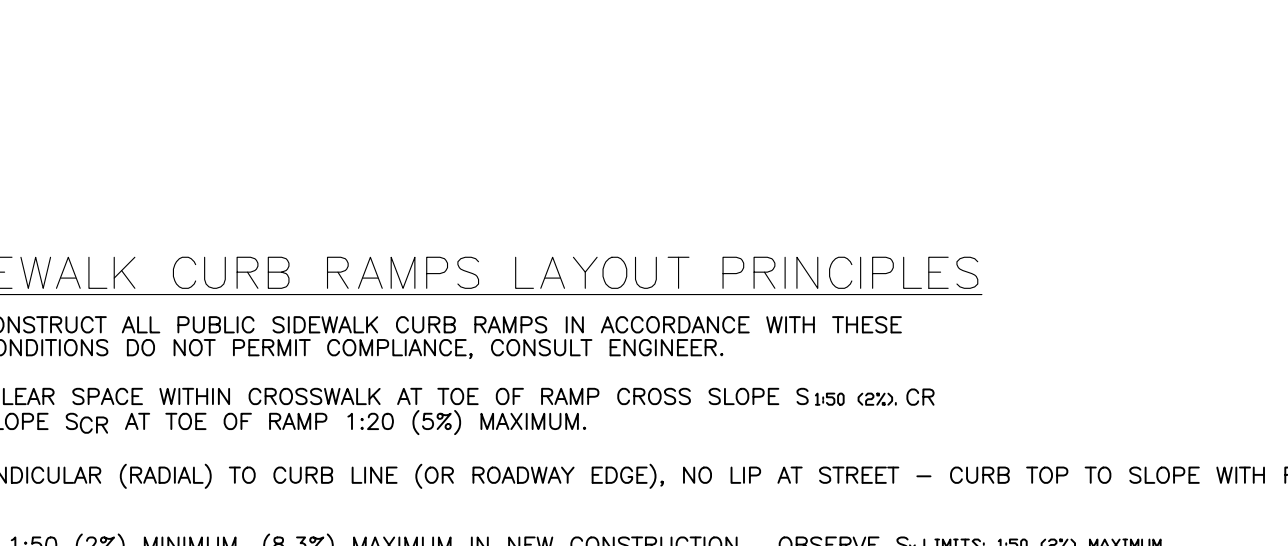
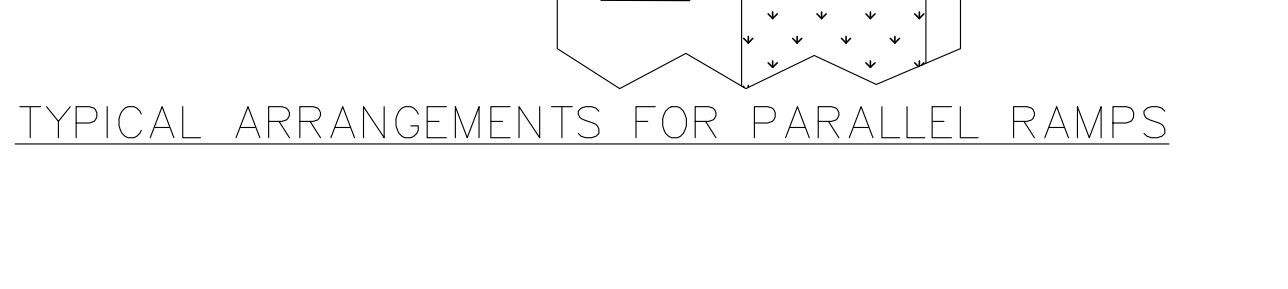
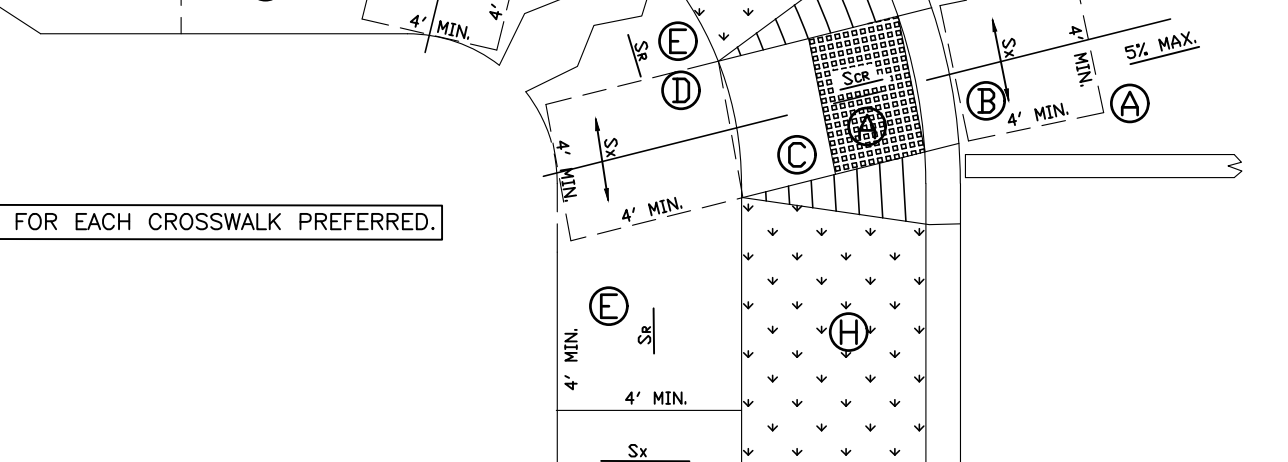
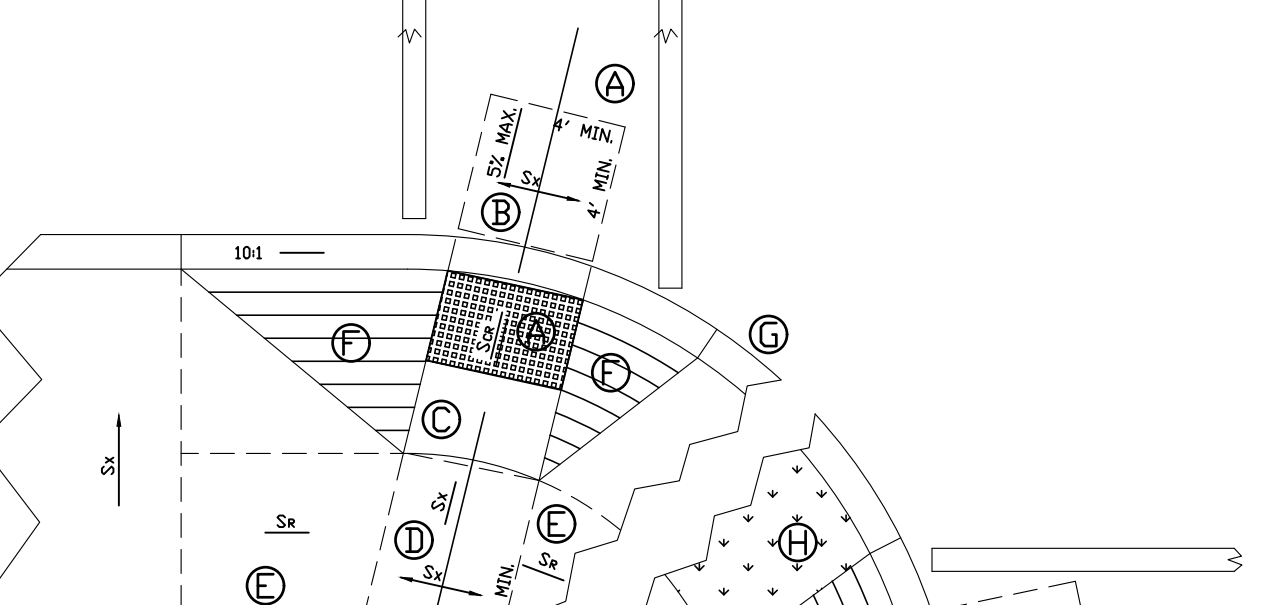
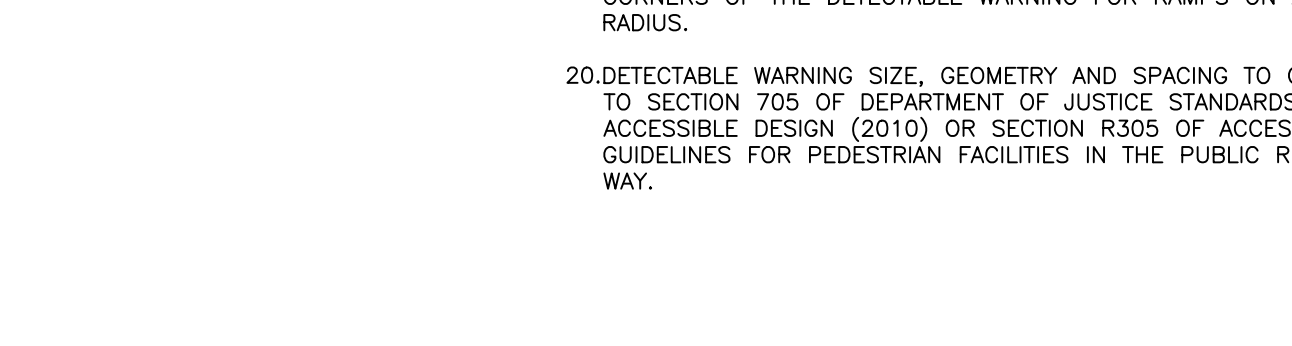
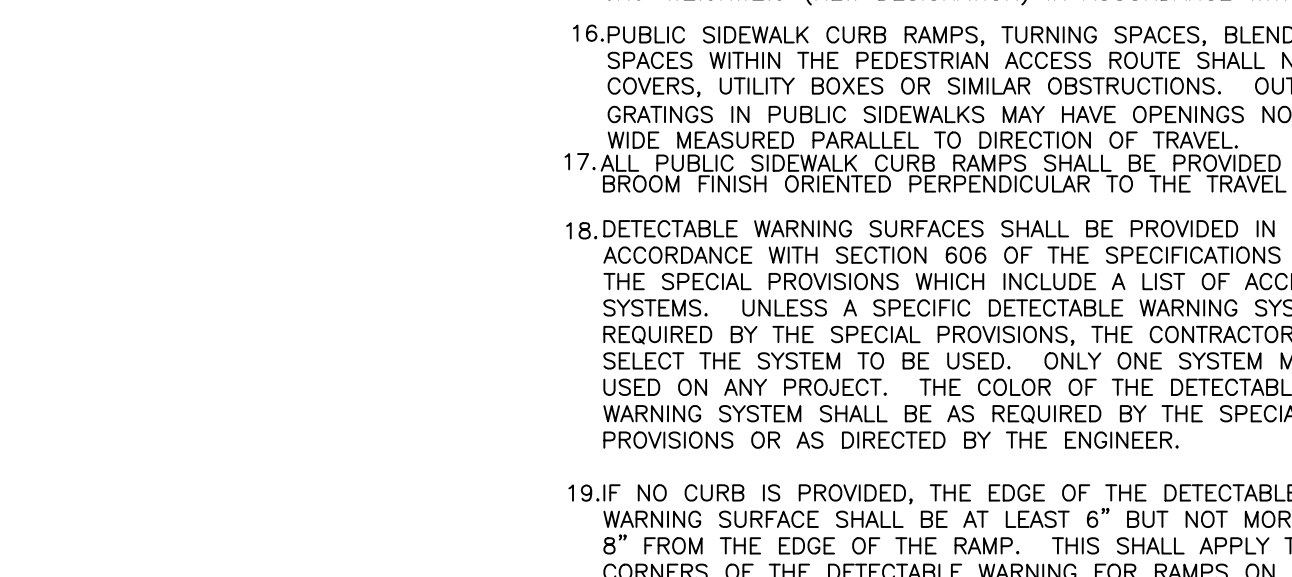
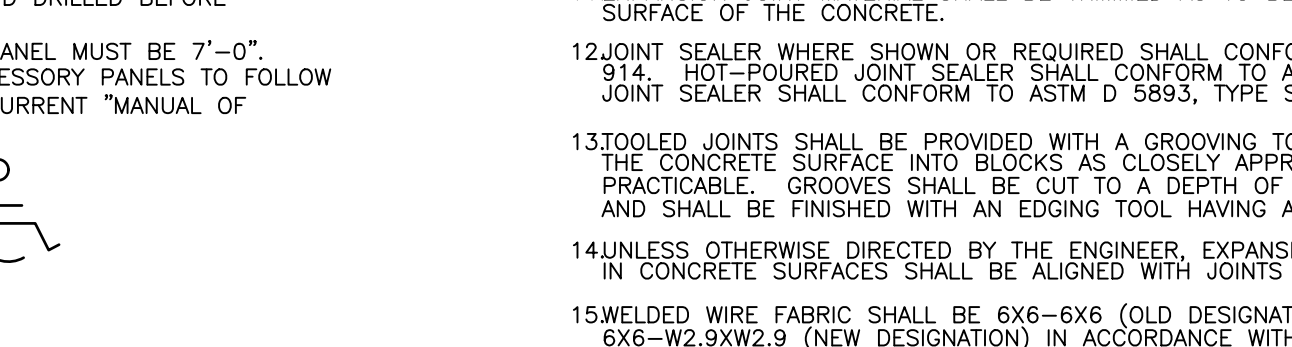
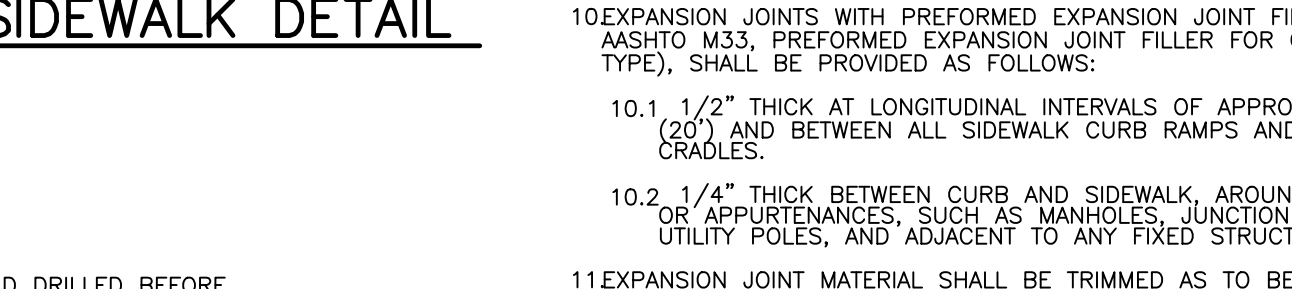
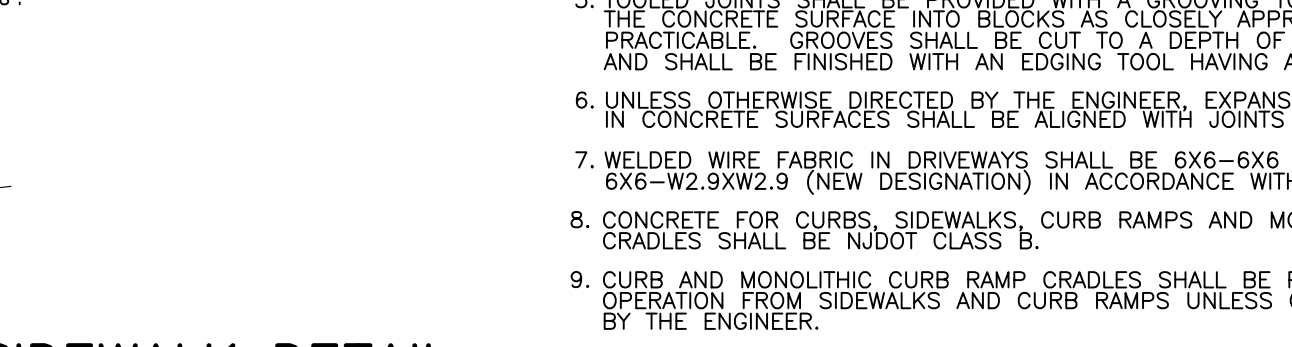
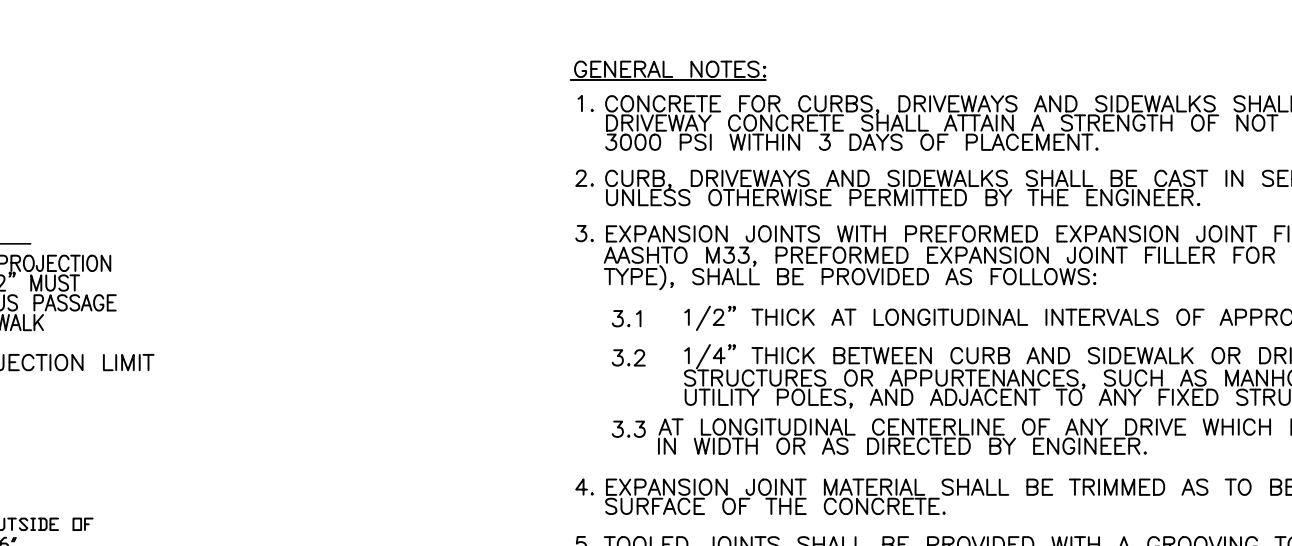
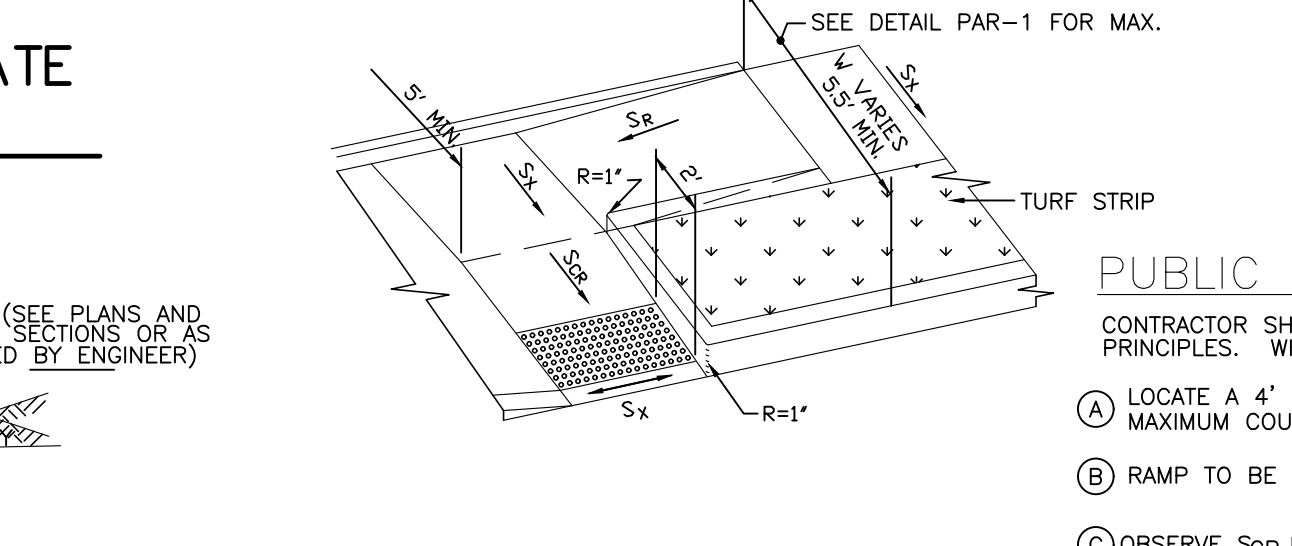
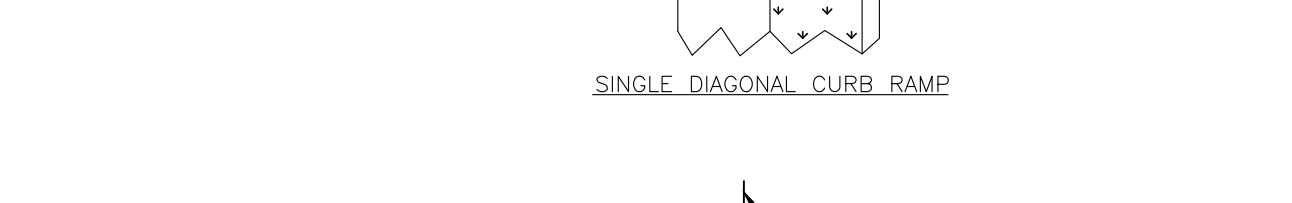
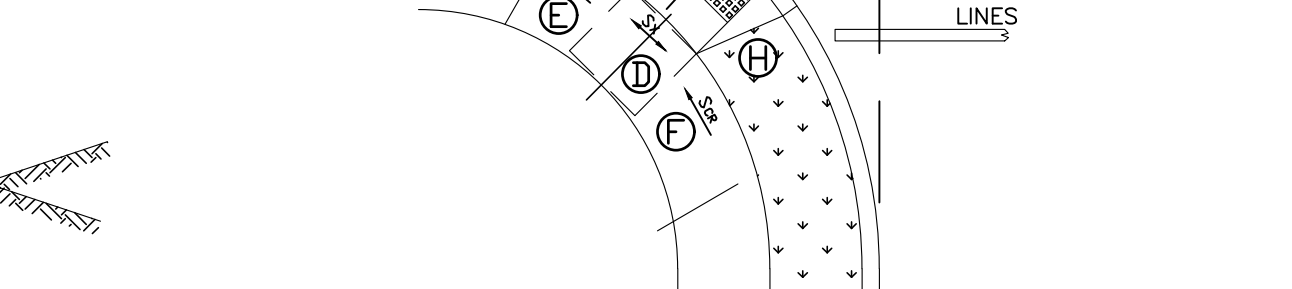
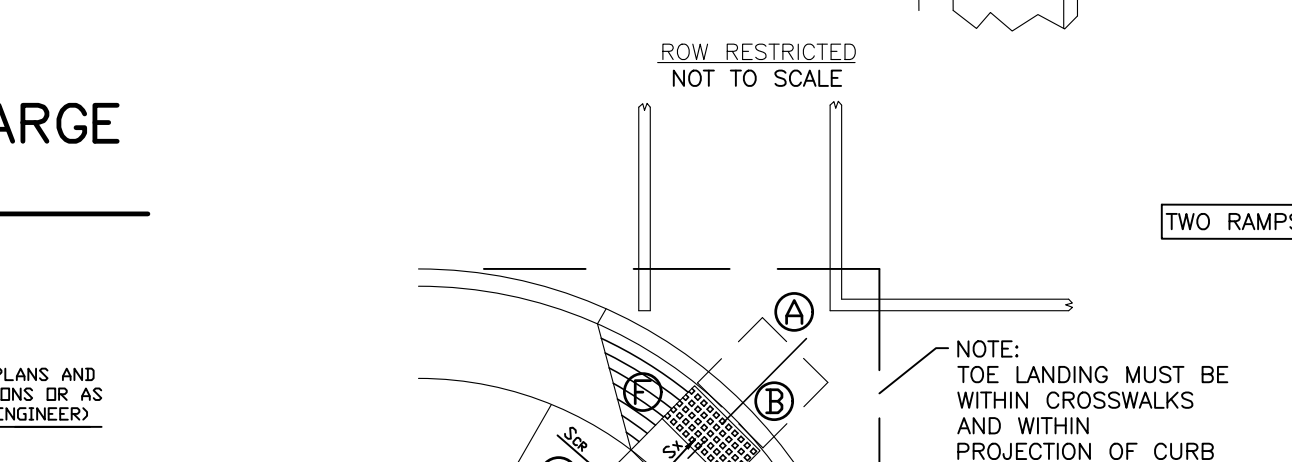
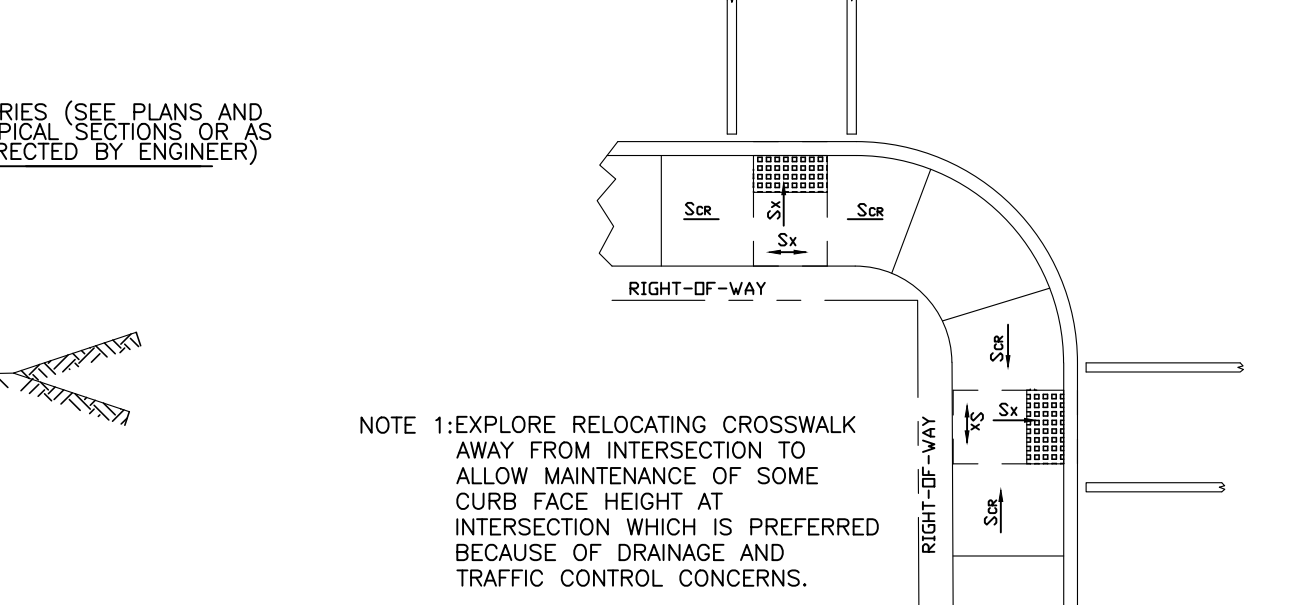
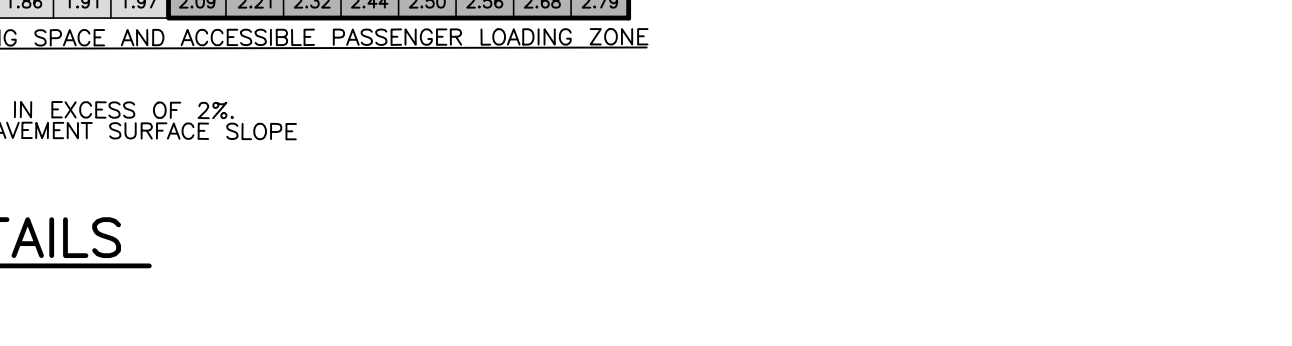
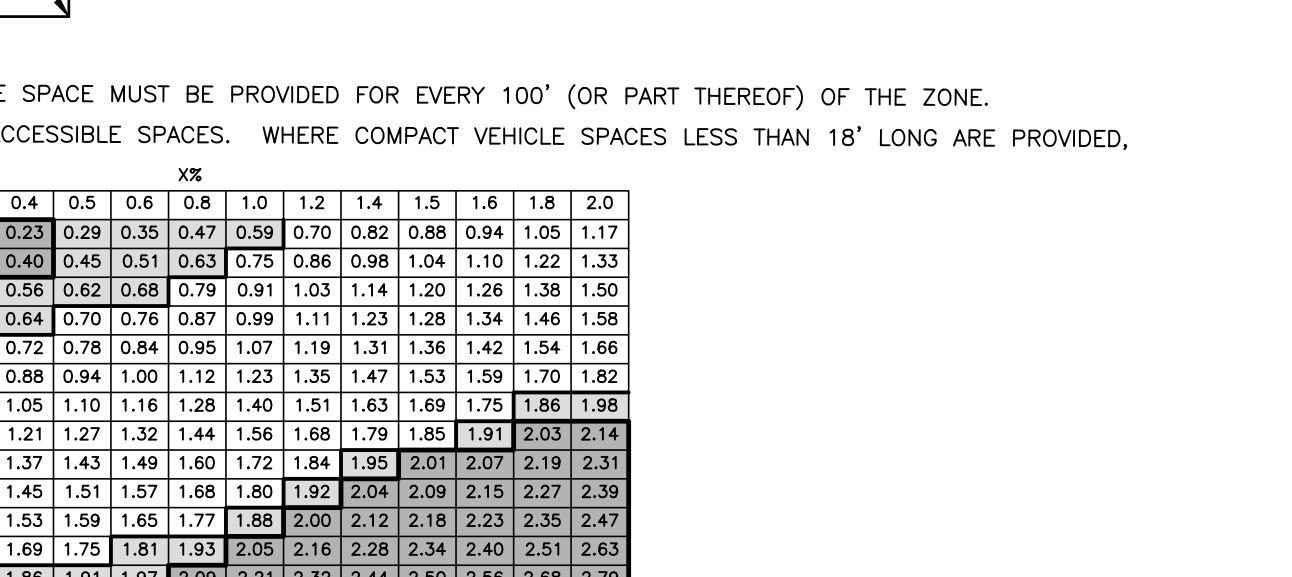
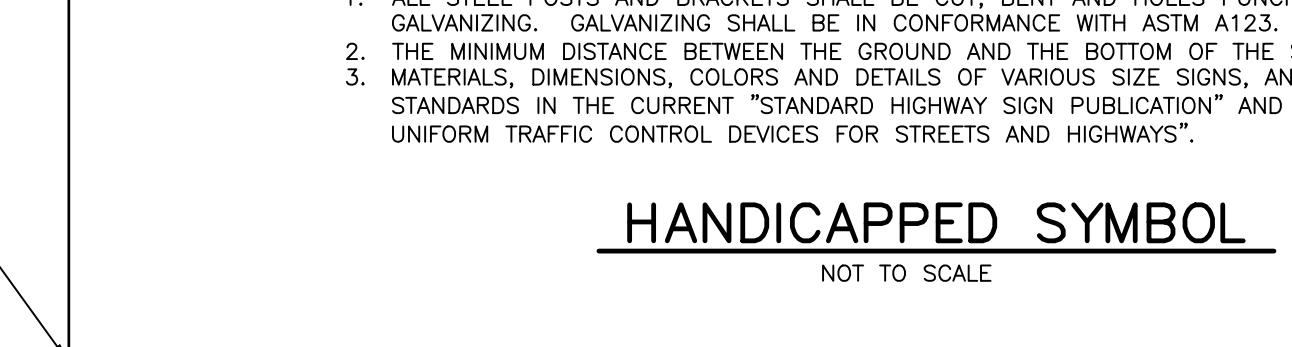
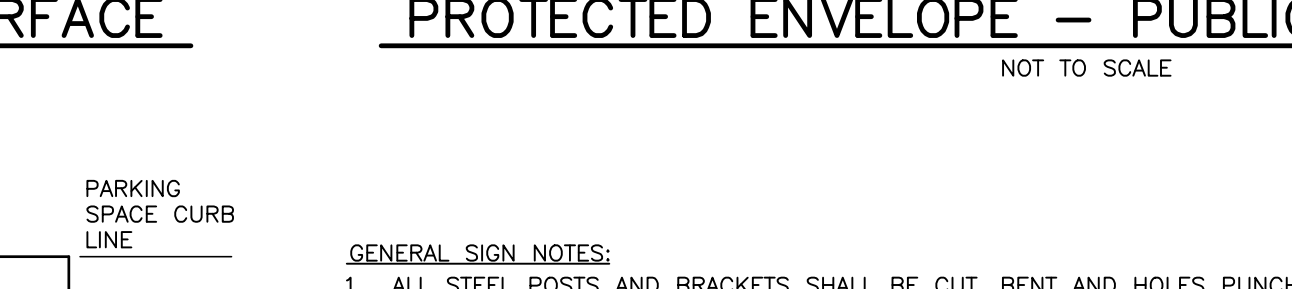
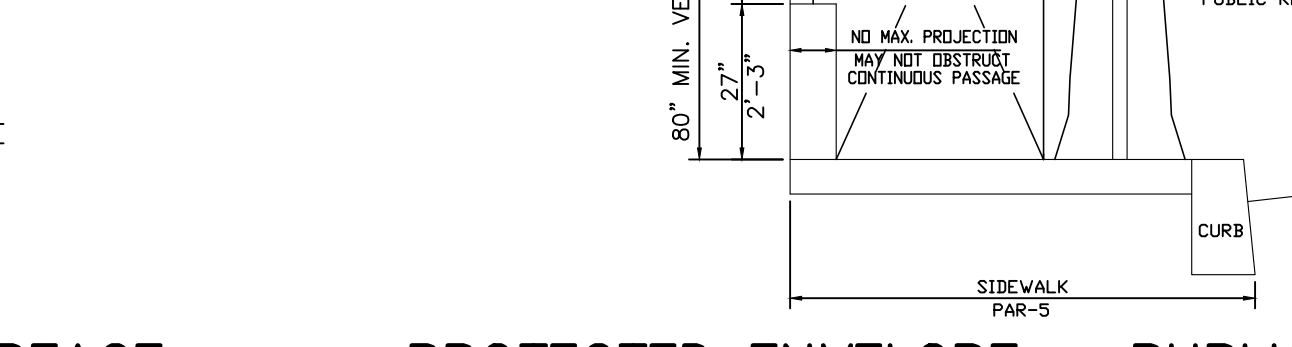
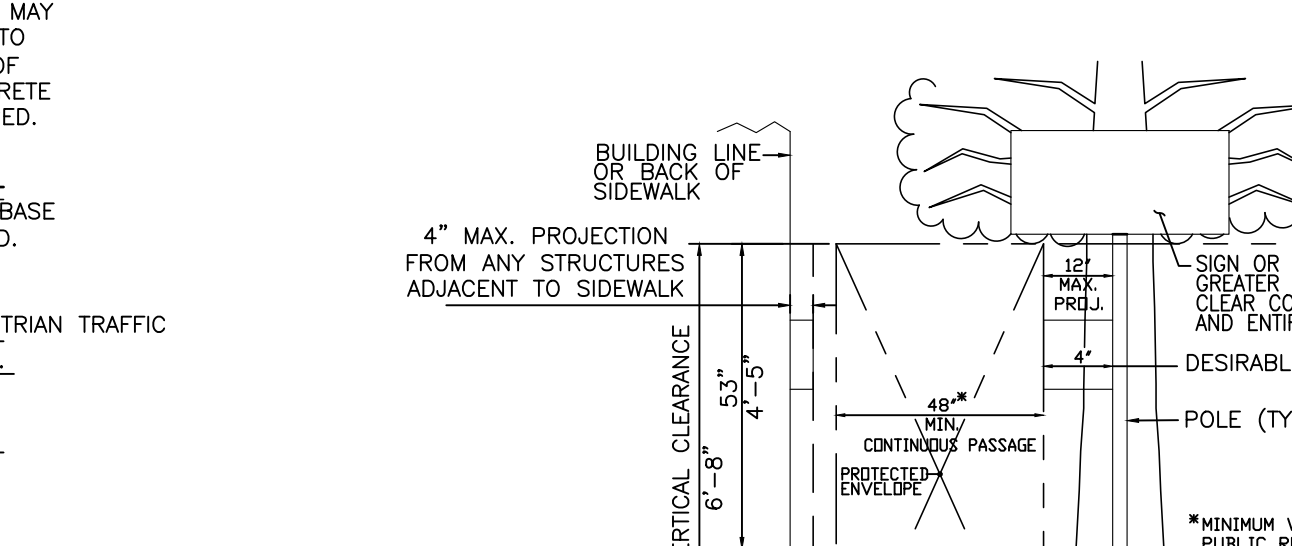
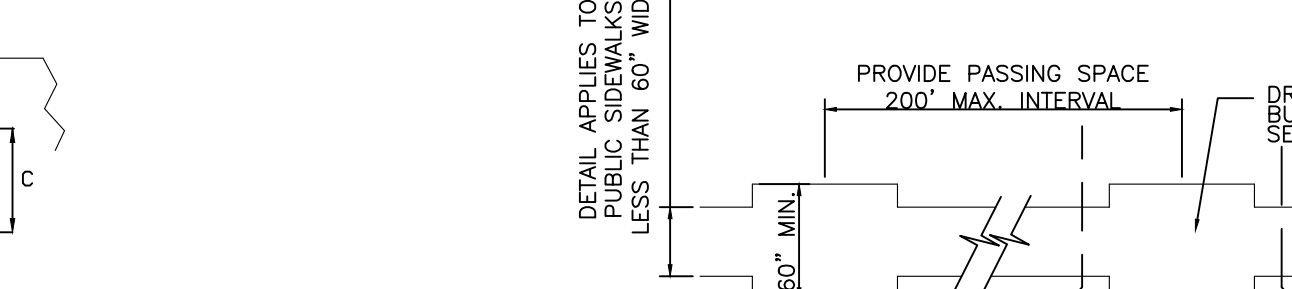
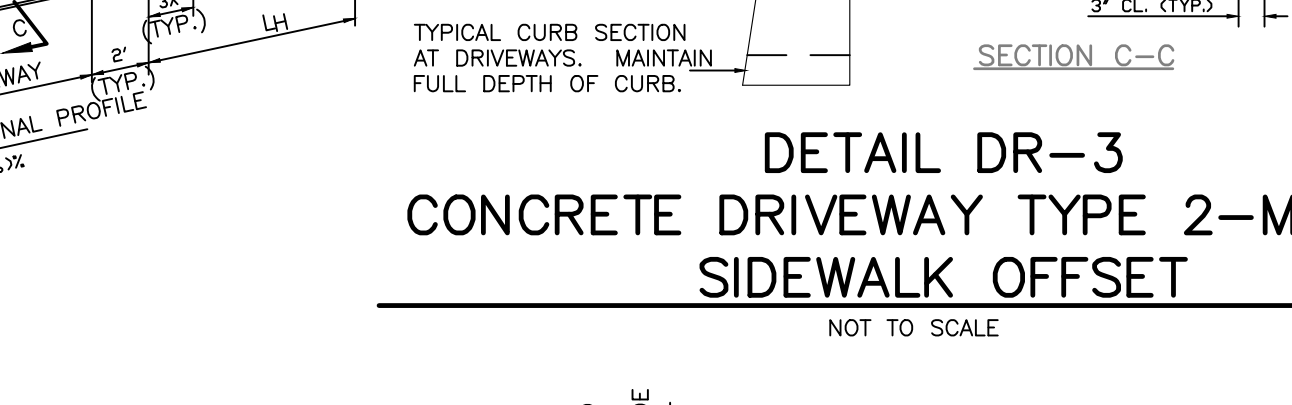
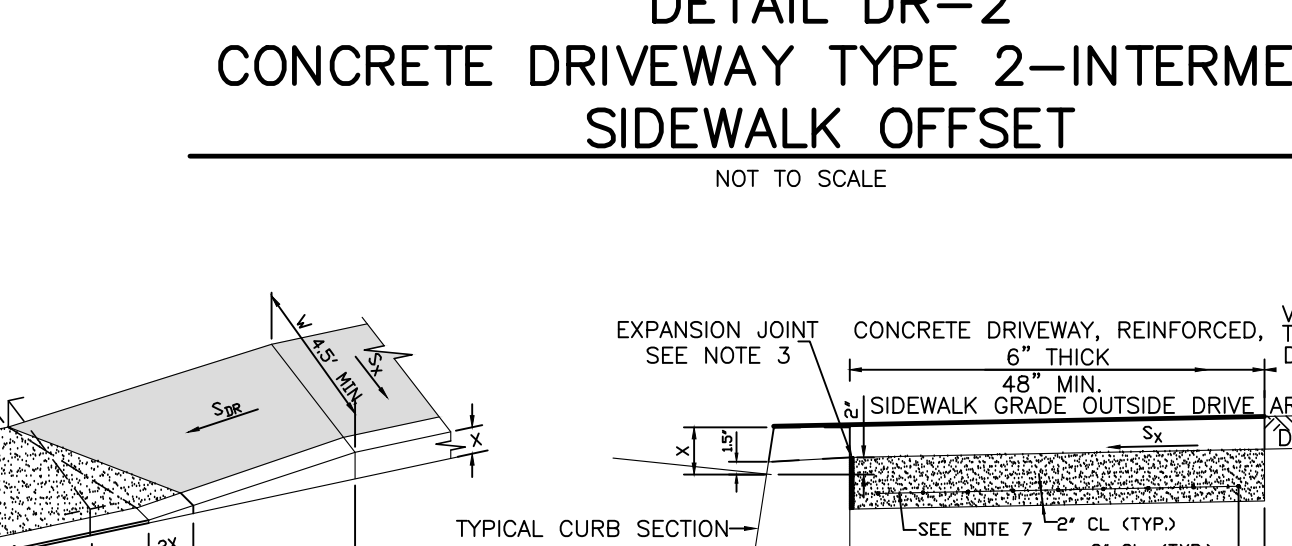
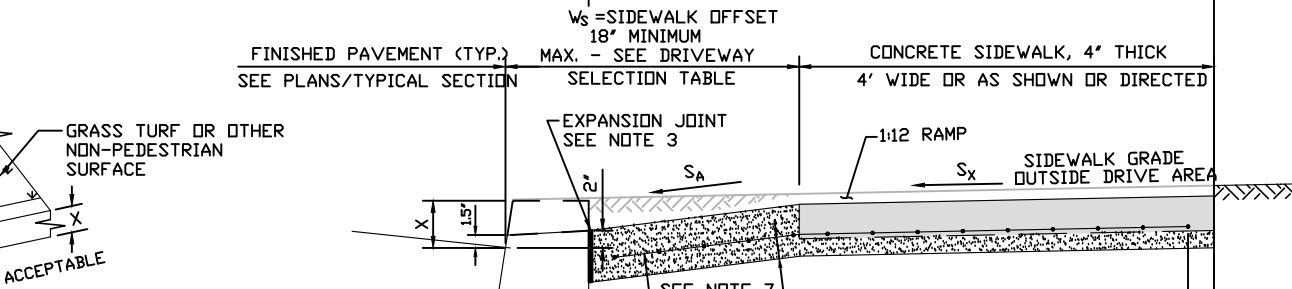
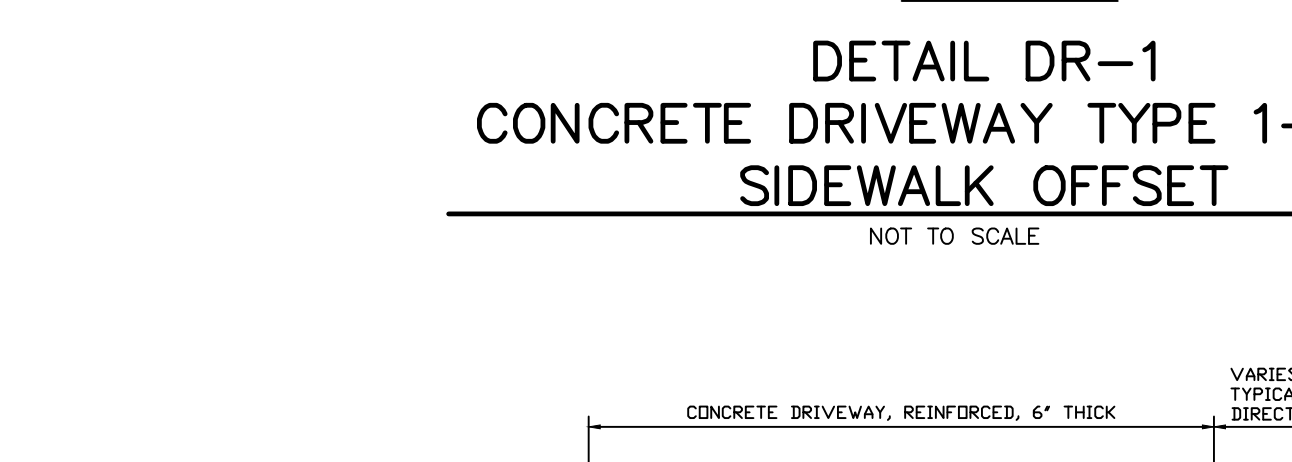
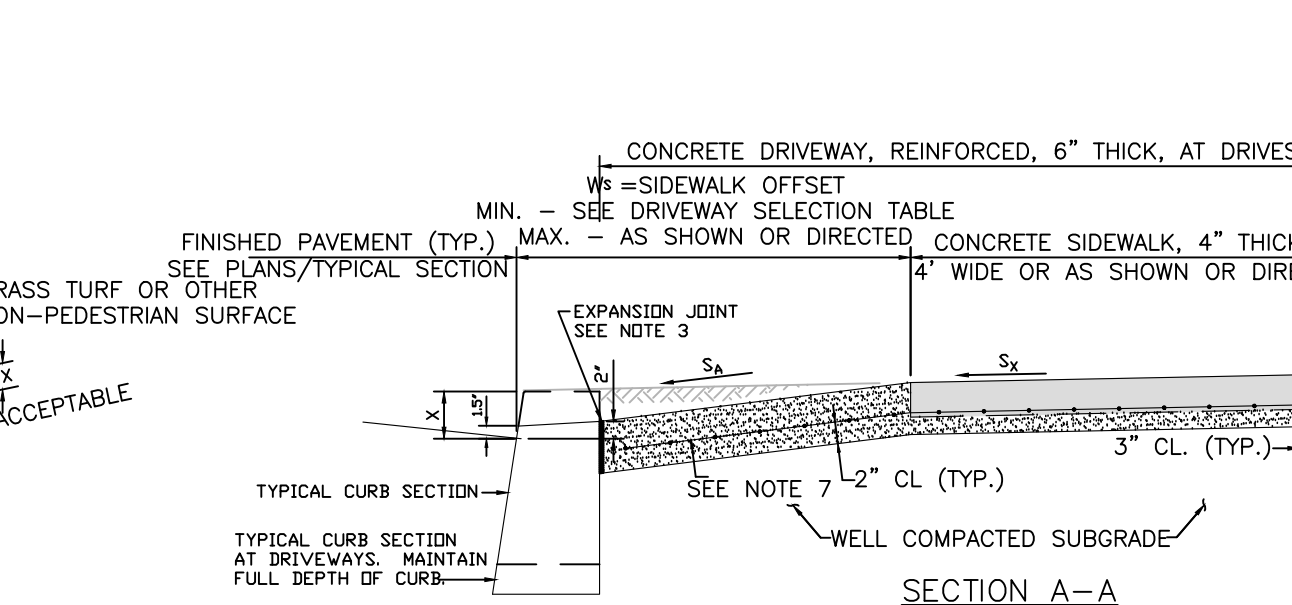
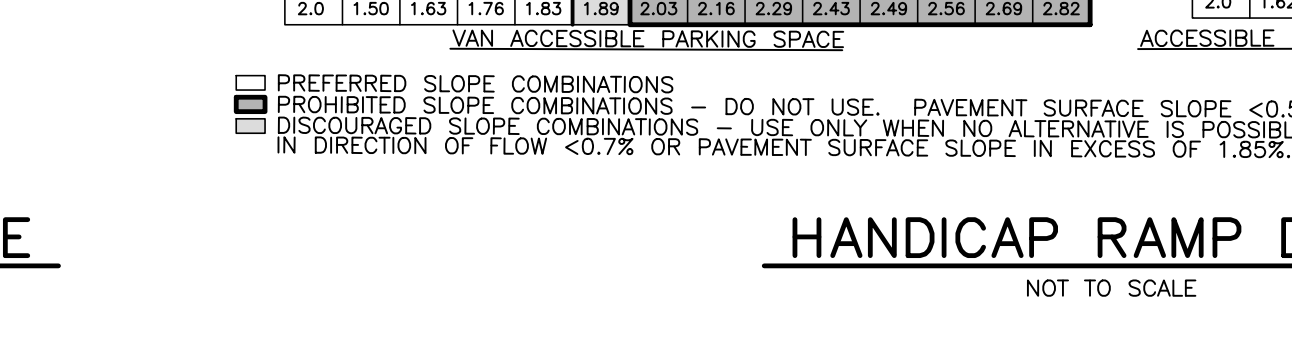
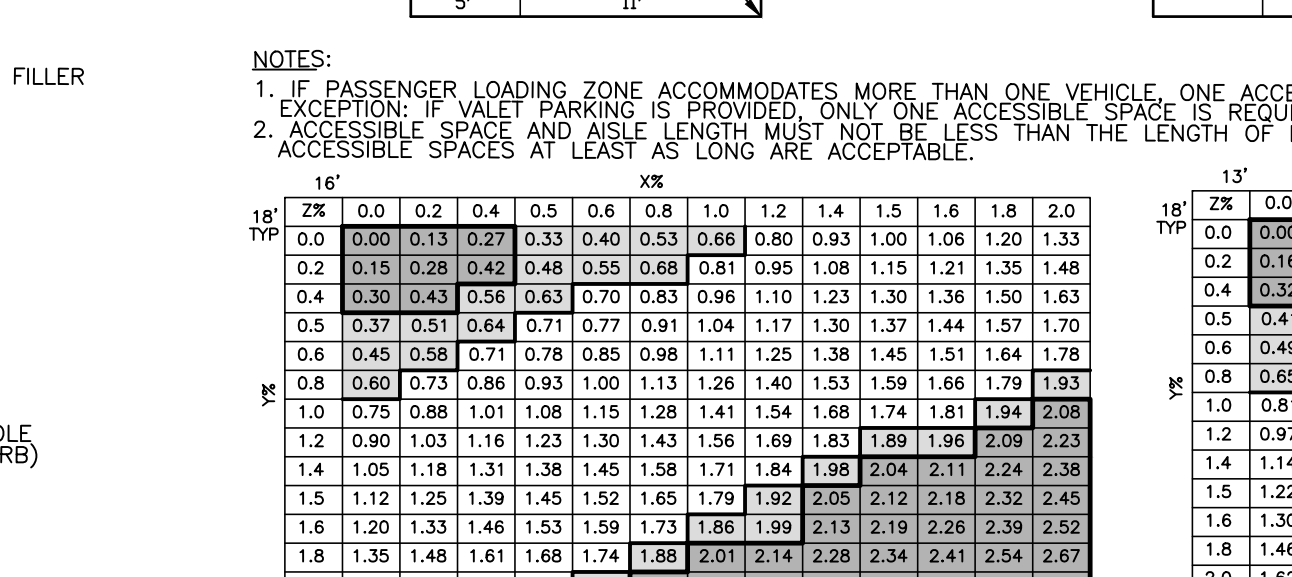
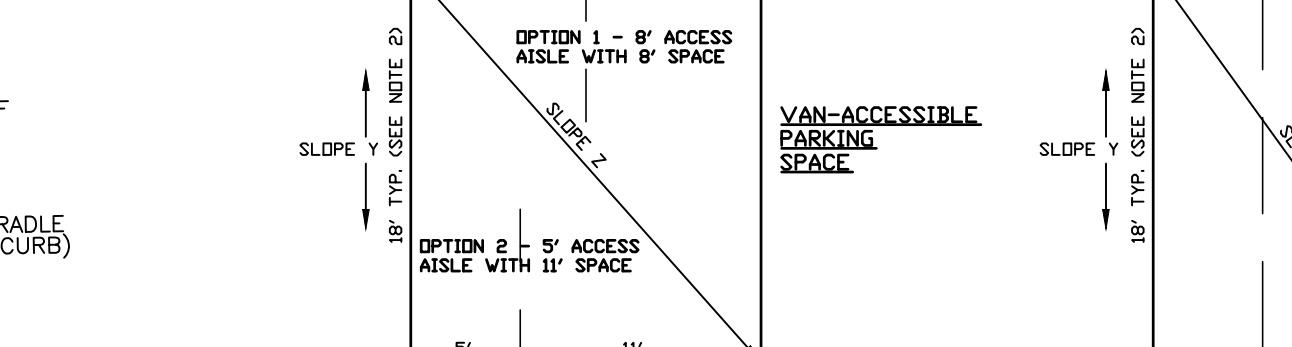
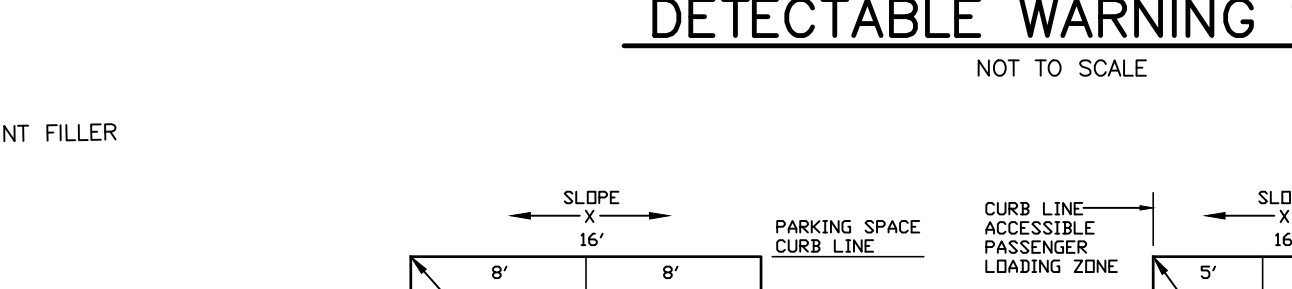
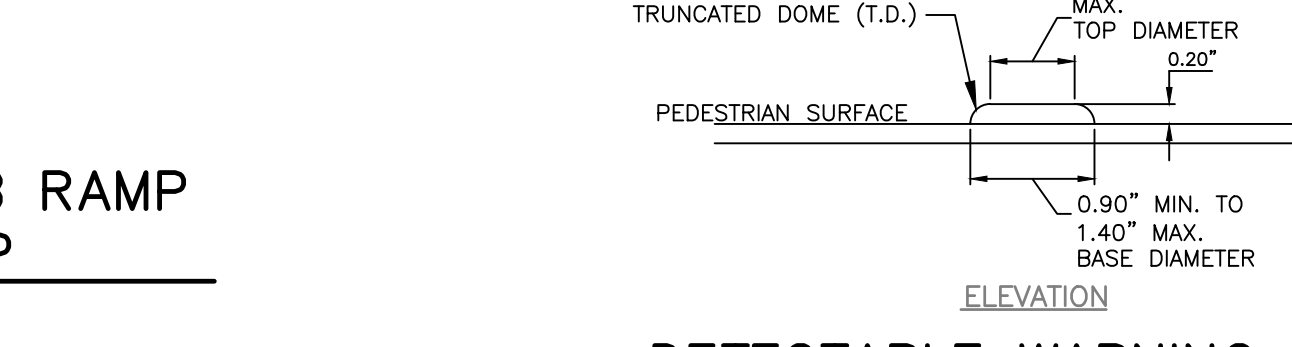
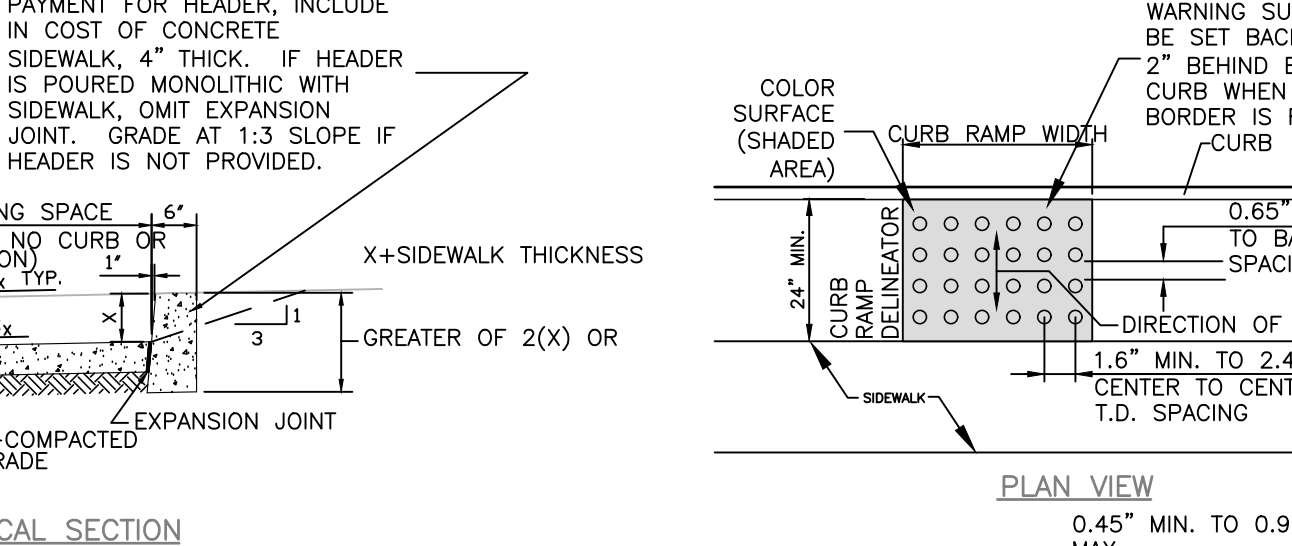
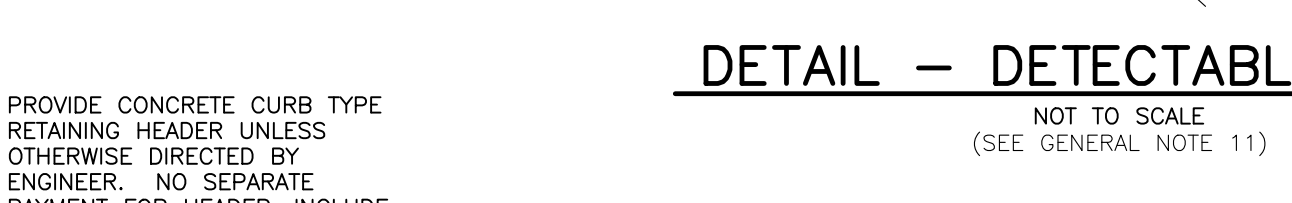
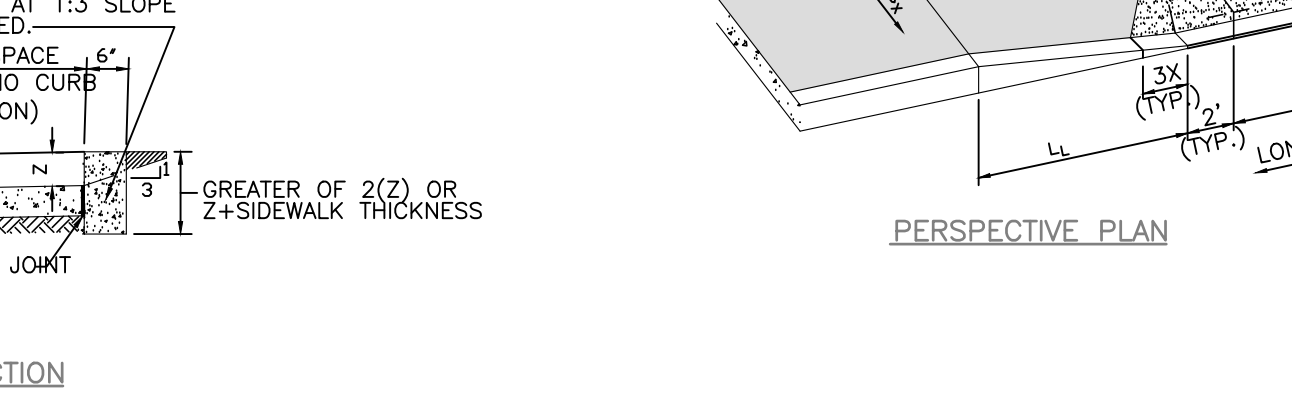
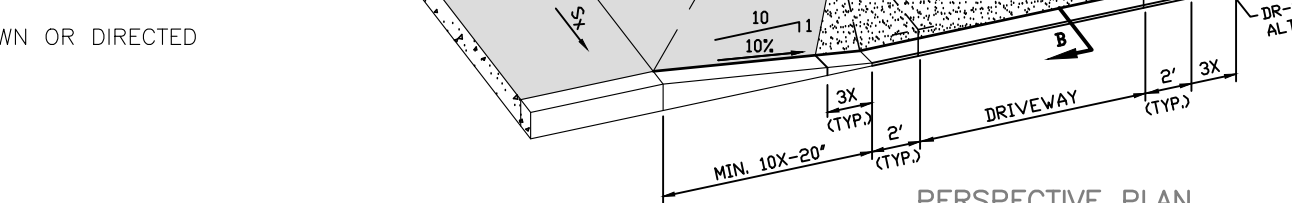
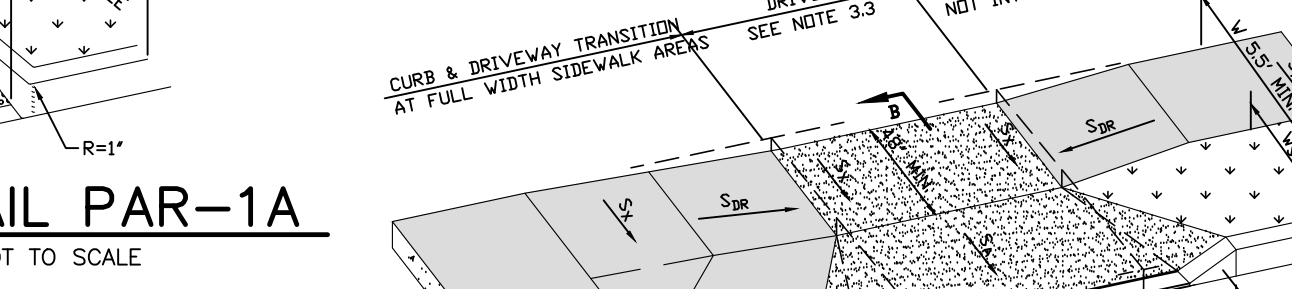
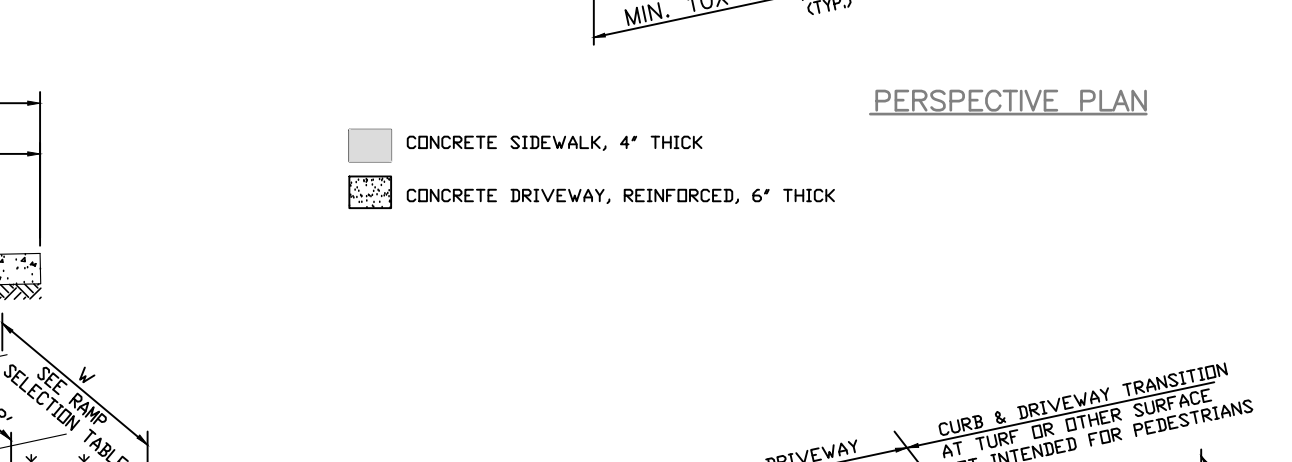
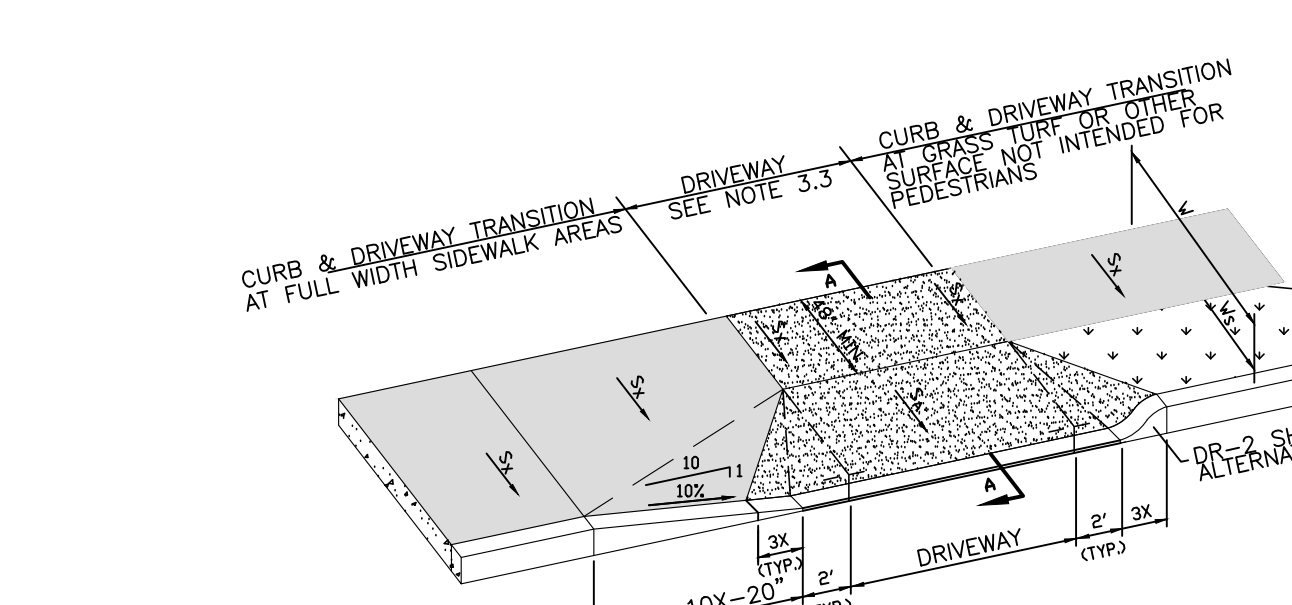
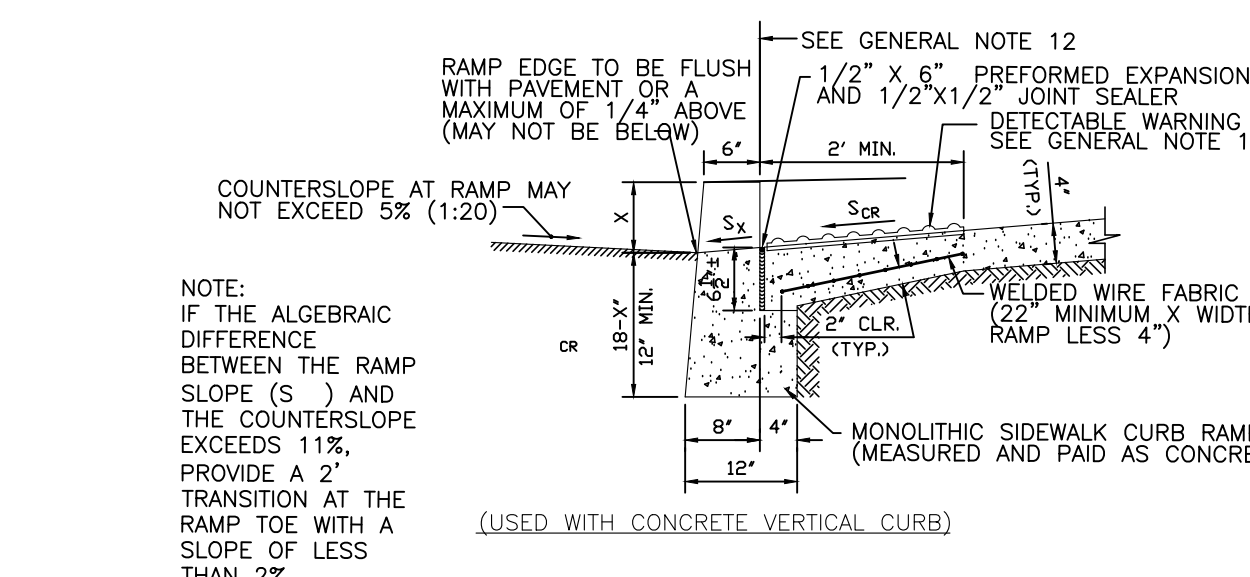
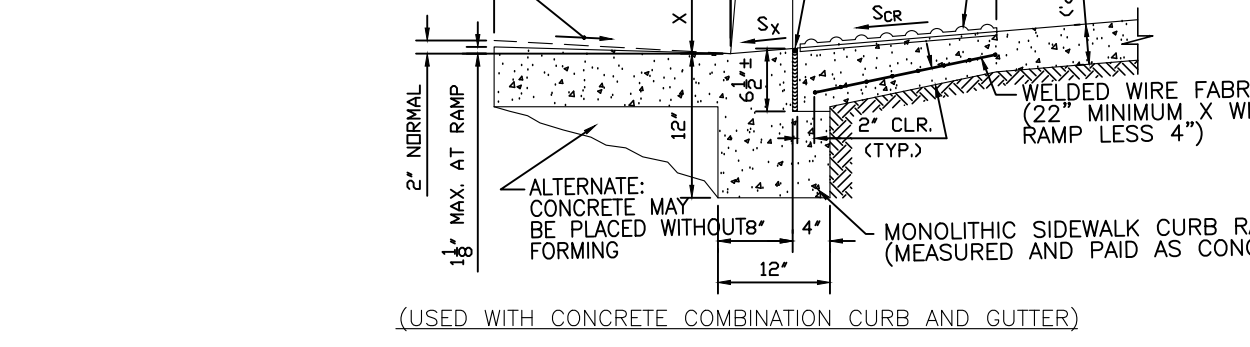
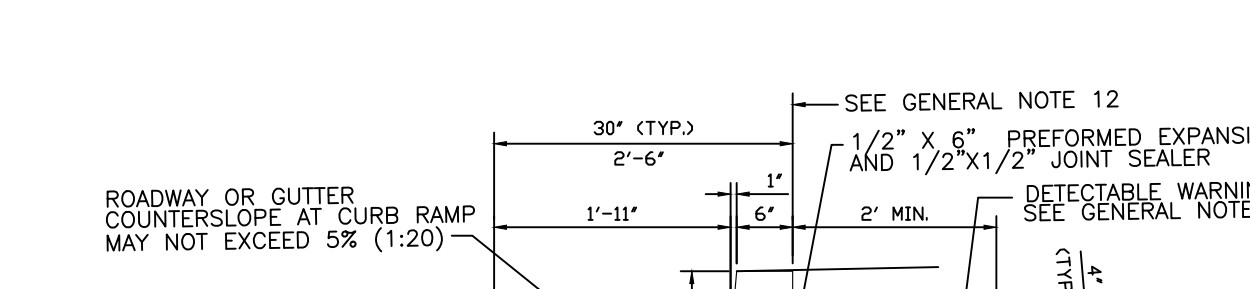
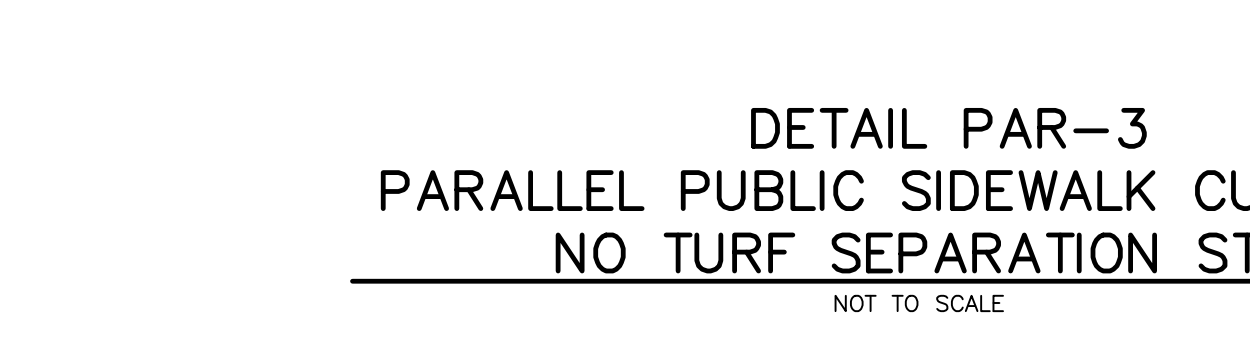
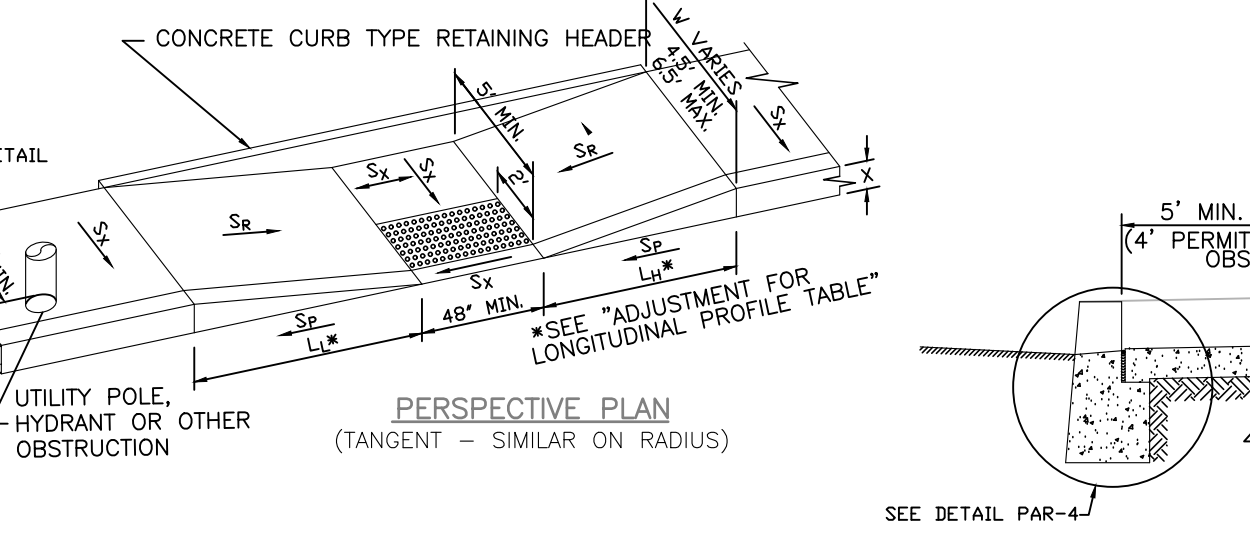
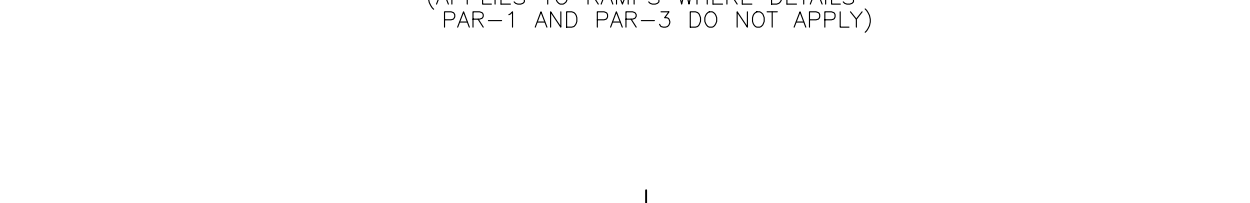
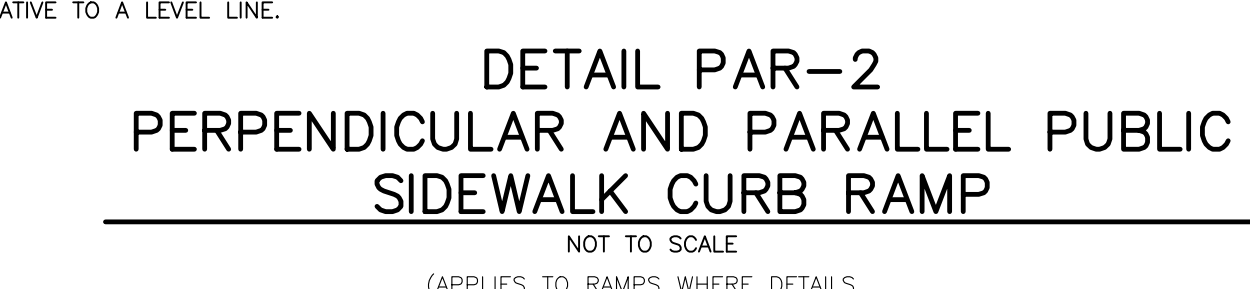
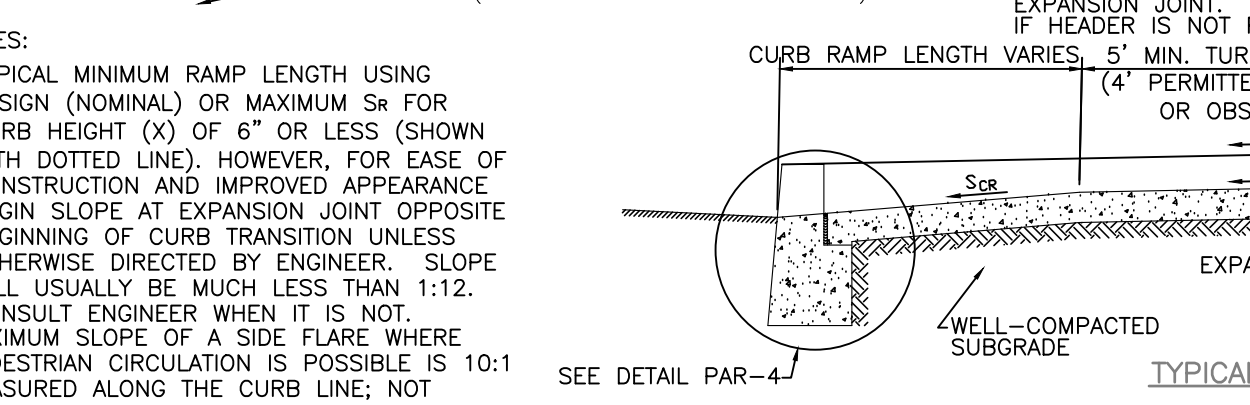
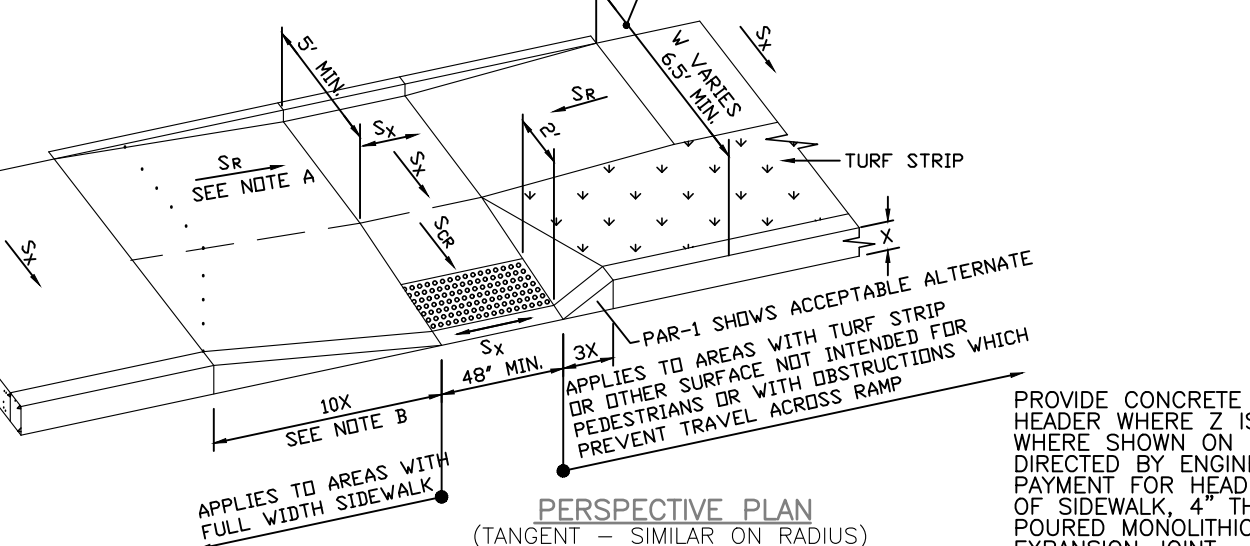
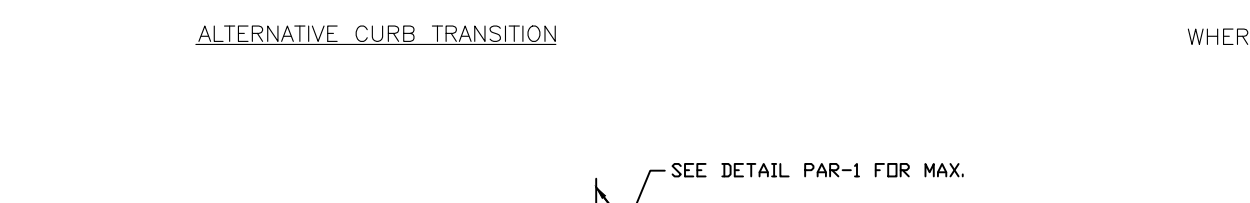
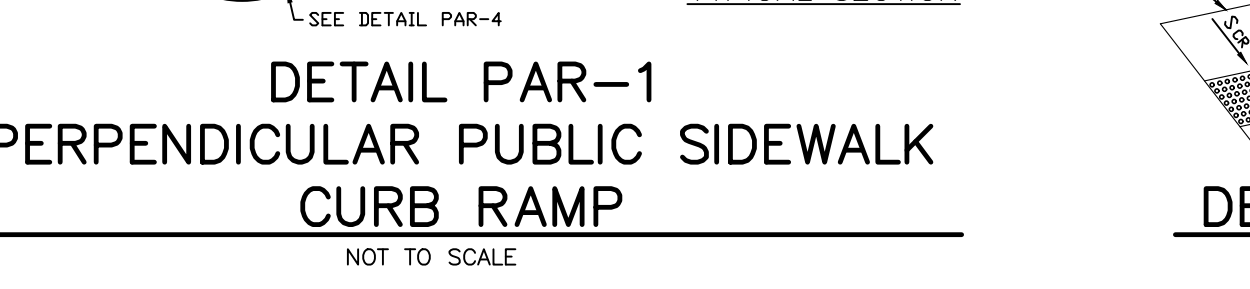
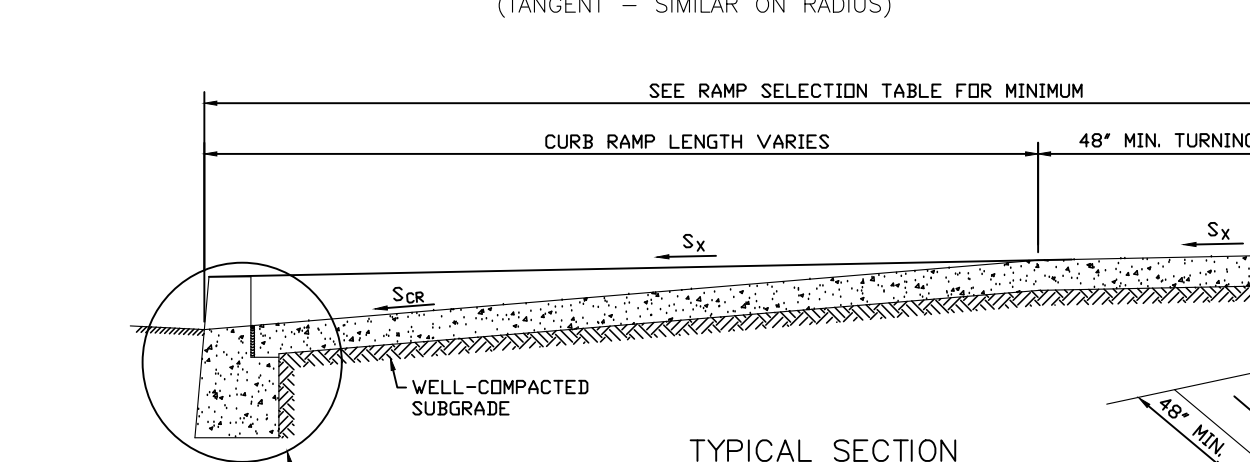
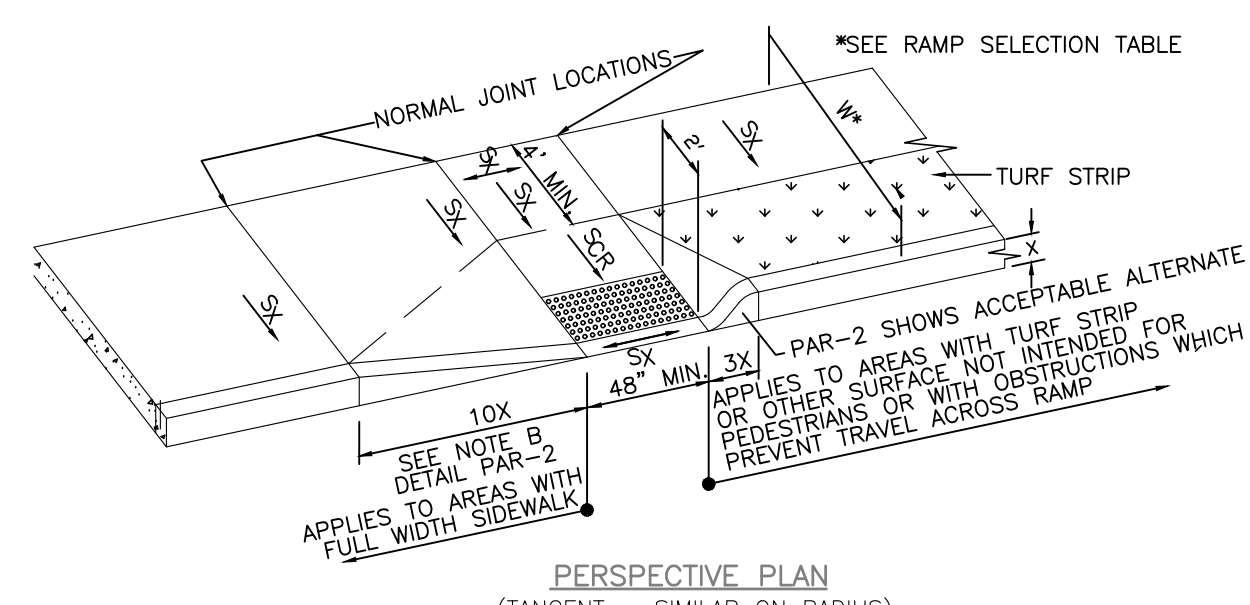
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CHECKED BY: MRT  
DRAWN BY: KRR  
DATE: 06/27/22  
SCALE: AS SHOWN

DRAWING: **CSD-1**  
SHEET: **14**  
PROJ. NO.: COM00001  
OF: **19**









**PUBLIC SIDEWALK CURB RAMP LAYOUT PRINCIPLES**

- CONTRACTOR SHALL CONSTRUCT ALL PUBLIC SIDEWALK CURB RAMP LAYOUTS IN ACCORDANCE WITH THESE PRINCIPLES. WHEN CONDITIONS DO NOT PERMIT COMPLIANCE, CONSULT ENGINEER.
- LOCATE A 4' X 4' CLEAR SPACE WITHIN CROSSWALK AT TOE OF RAMP CROSS SLOPE 5:100 (0.5% CR)
- MAXIMUM COUNTERSLOPE SCR AT TOE OF RAMP 1:20 (5%) MAXIMUM.
- RAMP TO BE PERPENDICULAR (RADIAL) TO CURB LINE (OR ROADWAY EDGE), NO LIP AT STREET - CURB TOP TO SLOPE WITH RAMP.
- OBSERVE SCR LIMITS: 1:50 (2%) MINIMUM IN NEW CONSTRUCTION. OBSERVE SCR LIMITS 1:50 (2%) MAXIMUM SIDEWALK DESIGN SLOPE AND TOLERANCES TABLE. PROVIDE DETECTABLE WARNING SURFACE.
- PROVIDE A 4' X 4' TURNING SPACE AT TOP OF RAMP. OBSERVE SCR LIMITS 1:50 (2%) MAXIMUM IN ANY DIRECTION.
- PROVIDE TRANSITION RAMP AS REQUIRED. OBSERVE SCR LIMITS. SEE SIDEWALK DESIGN SLOPE AND TOLERANCES TABLE.
- WHEN PEDESTRIAN TRAVEL ACROSS RAMP IS POSSIBLE, PROVIDE 10:1 MAXIMUM TRANSITION AT CURB LINE (OR ROADWAY EDGE).
- PROVIDE CURB FACE ON RADIUS AT INTERSECTION TO THE EXTENT POSSIBLE IN PREFERENCE TO DEPRESSING ENTIRE RADIUS.
- WHEN PEDESTRIAN TRAVEL ACROSS RAMP IS OBSTRUCTED BY TURF OR OTHER ELEMENTS, PROVIDE 18" LONG CURB TRANSITION. SEE DETAIL PAR-2.

**DETAIL PAR-2A ALTERNATIVE CURB TRANSITION**

NOT TO SCALE  
WHERE SHOWN OR DIRECTED

DRIVEWAY DESIGN SLOPE AND TOLERANCES TABLE				
SYMBOL	DESCRIPTION	DESIGN (NORMAL)	MINIMUM	MAXIMUM
S <sub>1</sub>	CROSS SLOPE OF PUBLIC SIDEWALK	1:60	1:40	1:50
S <sub>2</sub>	CROSS SLOPE OF PUBLIC SIDEWALK	1:60	1:40	1:50
S <sub>3</sub>	LONGITUDINAL (RUNNING) SLOPE OF DRIVEWAY TRANSITION RAMP	1:14	1:10	1:20
S <sub>4</sub>	LONGITUDINAL (RUNNING) SLOPE OF DRIVEWAY OPEN	1:14	1:10	1:20

NOTES:  
1. UNLESS OTHERWISE DIRECTED BY THE ENGINEER, CONSTRUCTION WHICH DOES NOT CONFORM TO THE TOLERANCES SPECIFIED (ie WHICH EXCEEDS THE MAXIMUM OR IS LESS THAN THE MINIMUM) WILL BE REMOVED AND REPLACED WITHOUT COST TO THE OWNER.  
2. IF S<sub>1</sub> EXCEEDS 1:20 (5%), THE MAXIMUM VERTICAL RISE PERMITTED IS 6" WHEN THIS CANNOT BE ACHIEVED IN THE ALTERATION OF EXISTING FACILITIES, CONSULT THE ENGINEER.

SIDEWALK DESIGN SLOPE AND TOLERANCES TABLE				
SYMBOL	DESCRIPTION	DESIGN (NORMAL)	MINIMUM	MAXIMUM
S <sub>1</sub>	CROSS SLOPE OF PUBLIC SIDEWALK	1:60	1:40	1:50
S <sub>2</sub>	CROSS SLOPE OF PUBLIC SIDEWALK	1:60	1:40	1:50
S <sub>3</sub>	LONGITUDINAL (RUNNING) SLOPE OF PUBLIC SIDEWALK	1:14	1:10	1:20
S <sub>4</sub>	LONGITUDINAL (RUNNING) SLOPE OF PUBLIC SIDEWALK	1:14	1:10	1:20

NOTES:  
1. UNLESS OTHERWISE DIRECTED BY THE ENGINEER, CONSTRUCTION WHICH DOES NOT CONFORM TO THE TOLERANCES SPECIFIED (ie WHICH EXCEEDS THE MAXIMUM OR IS LESS THAN THE MINIMUM) WILL BE REMOVED AND REPLACED WITHOUT COST TO THE OWNER.  
2. THE MAXIMUM LENGTH FOR A PARALLEL PUBLIC SIDEWALK CURB RAMP SHALL BE 15 FEET. MAXIMUM LONGITUDINAL (RUNNING) SLOPE LIMITS (S<sub>3</sub>) DO NOT APPLY IF LENGTH IS 15 FEET OR GREATER.  
3. CROSS SLOPE OF CURB RAMP (S<sub>1</sub>) TO MATCH ROADWAY PROFILE SLOPES (S<sub>2</sub>) OF 1:50 (2%) OR LESS. IF S<sub>1</sub> EXCEEDS 1:50 (2%), TRANSITION MUST BE PROVIDED AT CURB RAMP TO MAINTAIN S<sub>1</sub> EQUAL TO OR LESS THAN 1:50 (2%). EXCEPTION: THIS DOES NOT APPLY AT MID-BLOCK CROSSINGS WHERE S<sub>1</sub> AT CURB RAMP MAY MATCH S<sub>1</sub> EVEN IF GREATER THAN 1:50 (2%).

18. DETECTABLE WARNING SURFACES SHALL BE PROVIDED IN ACCORDANCE WITH SECTION 606 OF THE SPECIFICATIONS AND THE SPECIAL PROVISIONS WHICH INCLUDE A LIST OF ACCEPTABLE SYSTEMS. UNLESS A SPECIFIC DETECTABLE WARNING SYSTEM IS REQUIRED BY THE SPECIAL PROVISIONS, THE CONTRACTOR MAY SELECT THE SYSTEM TO BE USED. ONLY ONE SYSTEM MAY BE USED ON ANY PROJECT. THE COLOR OF THE DETECTABLE WARNING SURFACE SHALL BE AS DIRECTED BY THE ENGINEER.

19. IF NO CURB IS PROVIDED, THE EDGE OF THE DETECTABLE WARNING SURFACE SHALL BE AT LEAST 6" BUT NOT MORE THAN 8" FROM THE EDGE OF THE RAMP. THIS SHALL APPLY TO THE EDGES OF THE DETECTABLE WARNING FOR RAMP ON A RAMP.

20. DETECTABLE WARNING SIZE, GEOMETRY AND SPACING TO CONFORM TO SECTION 705 OF DEPARTMENT OF JUSTICE STANDARDS FOR ACCESSIBLE DESIGN (2010) OR SECTION R305 OF ACCESSIBILITY GUIDELINES FOR PEDESTRIAN FACILITIES IN THE PUBLIC RIGHT OF WAY.

NO.	DATE	REVISIONS	BY	CHKD
1.	6/28/22	REVISED PER TOWNSHIP COMPLETION REVIEW	KRR	MRT

MICHAEL R. THOMAS, P.E.  
PROFESSIONAL ENGINEER

6/28/22  
LICENSED PROFESSIONAL ENGINEER  
STATE OF NJ LICENSE NO. GE48086

CAREONE AT LAWRENCE  
PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY



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MIDDLETOWN, NJ 07748  
TEL: 732-671-6400  
FAX: 732-671-7365

NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS  
CALIFORNIA, INDIANA, KENTUCKY,  
MASSACHUSETTS, MICHIGAN, NEW JERSEY,  
OHIO AND PENNSYLVANIA

DESIGNED BY	DRAWING
KRR	CSD-3
CHECKED BY	SHEET
MRT	16
DRAWN BY	DATE
KRR	05/27/22
SCALE	AS SHOWN
1" = 10'	
PROJ. NO.	OF
COM00001	19

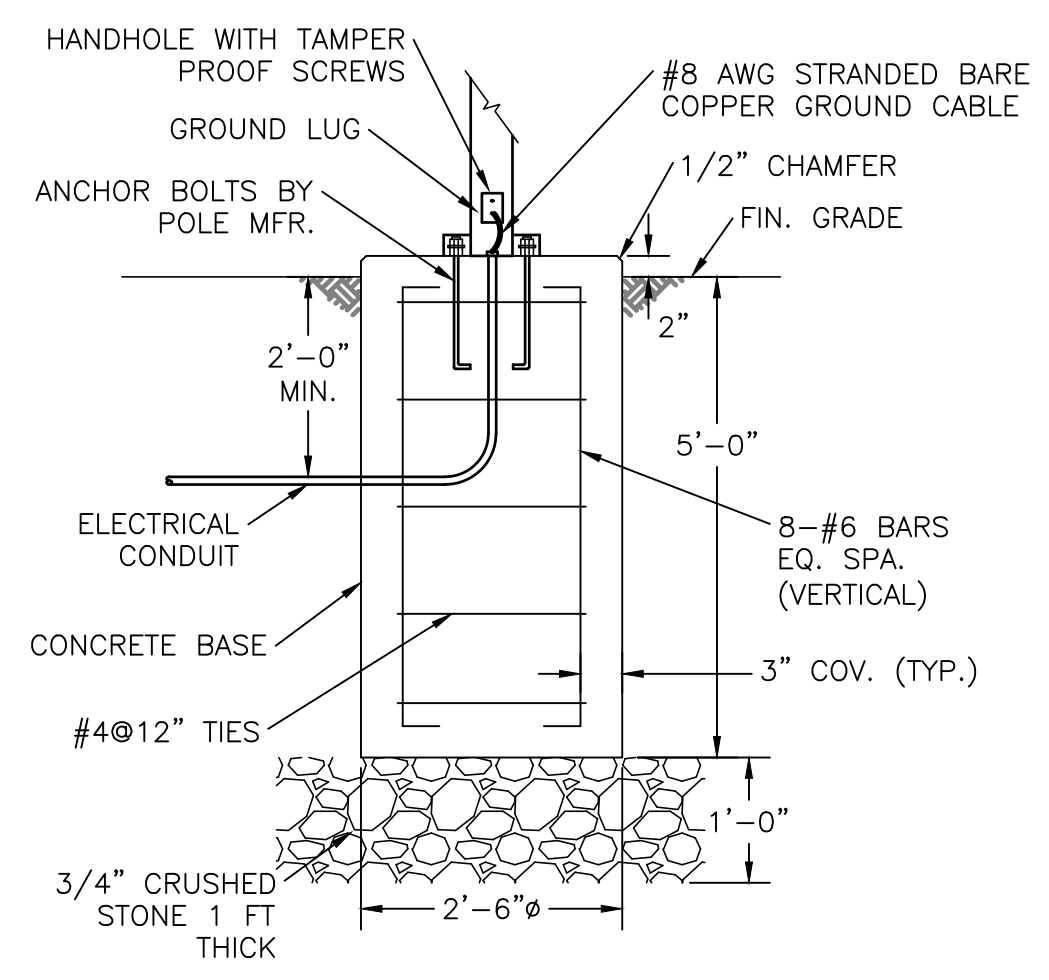
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FILE NAME: COM00001-CSD-03.dwg  
LAST SAVE BY: KRR  
LAST SAVE DATE: 05/28/2022, 3:58PM

CONTRACTOR SHALL CONSTRUCT ALL PUBLIC SIDEWALK CURB RAMP LAYOUTS IN ACCORDANCE WITH THESE PRINCIPLES. WHEN CONDITIONS DO NOT PERMIT COMPLIANCE, CONSULT ENGINEER.



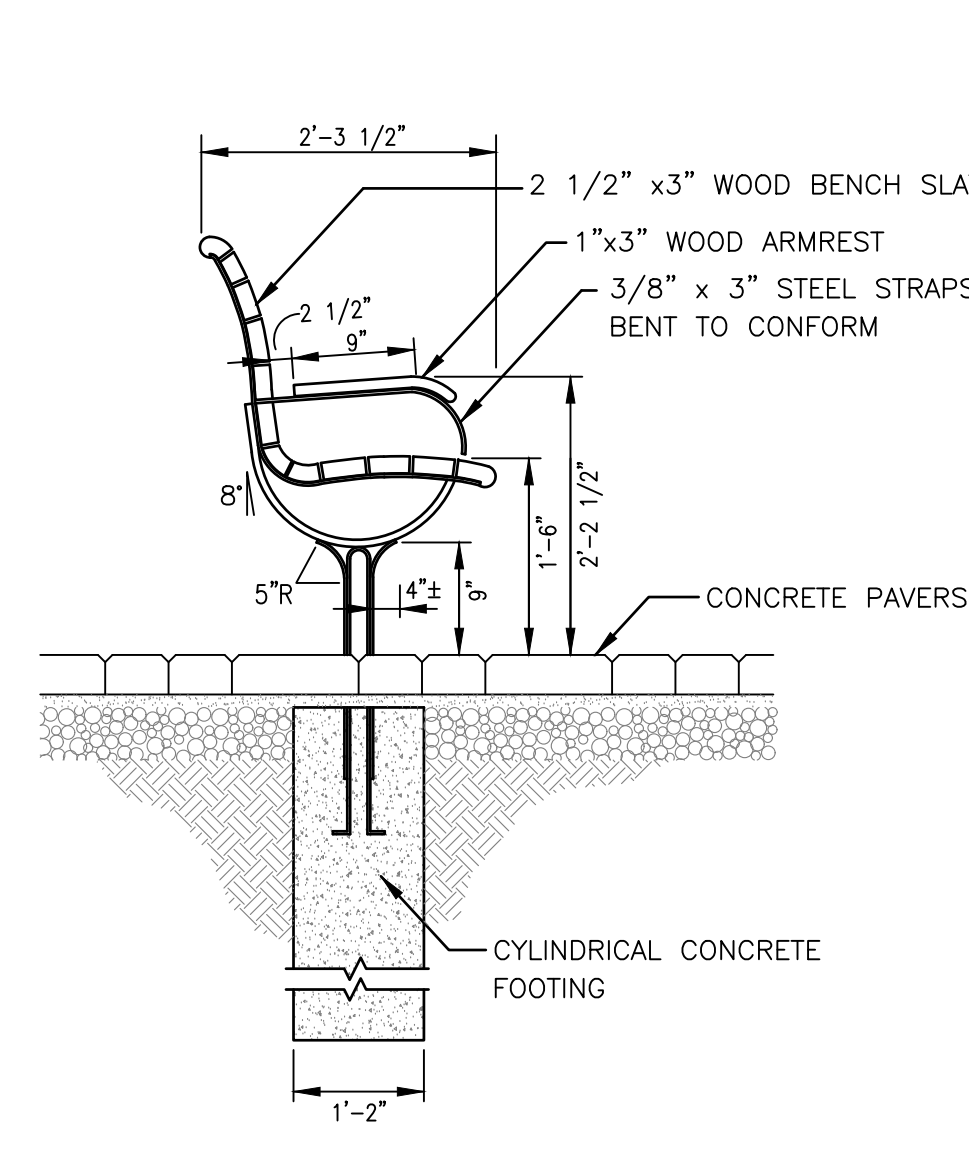




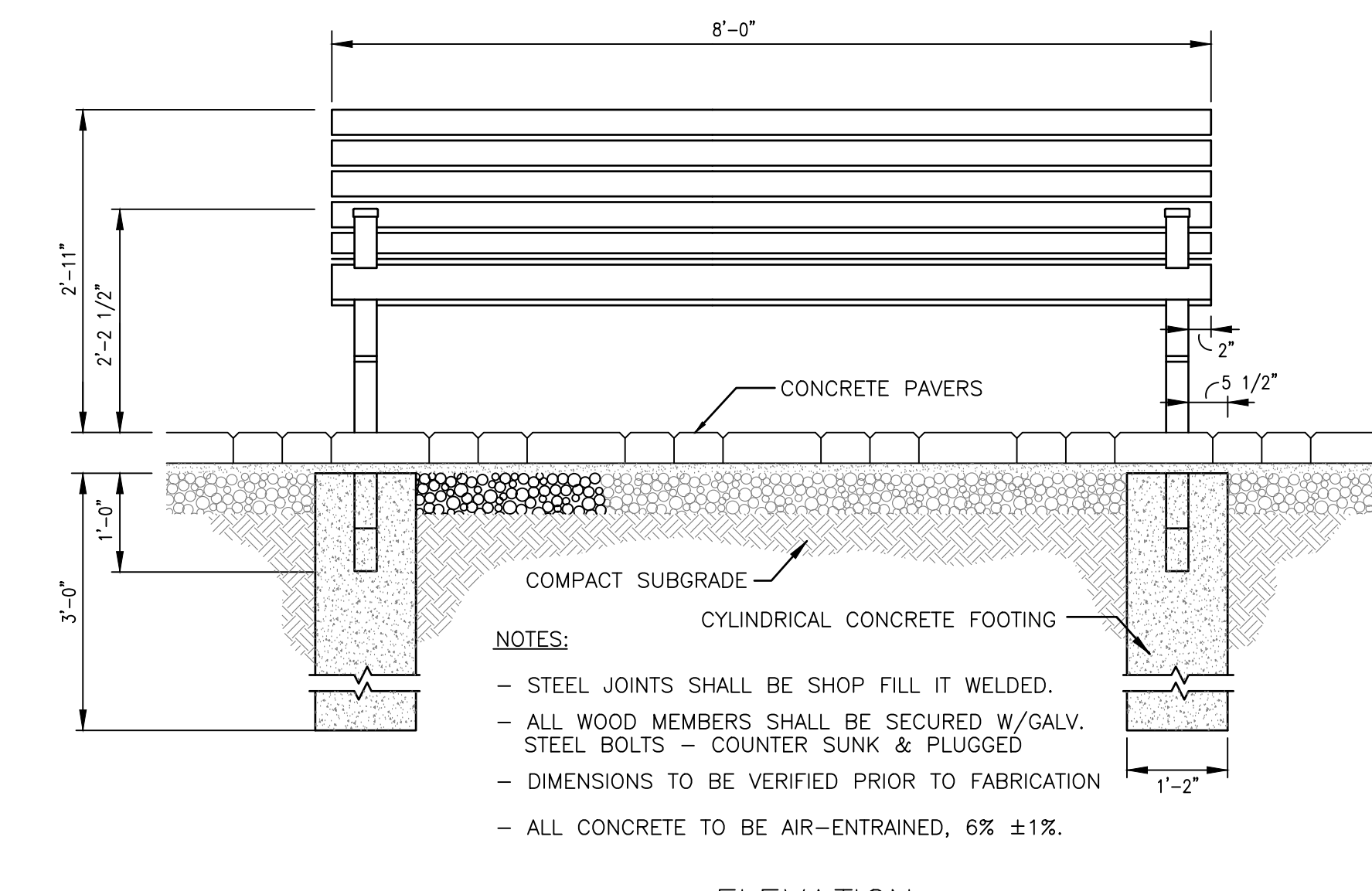


**NOTES:**  
 1- AFTER FOUNDATIONS ARE PLACED, CONTRACTOR SHALL SUPPLY AND INSTALL A TRAFFIC CONE. EACH CONE SHALL BE BOLTED ONTO THE POLE ANCHOR LUGS.  
 2- ALL CONCRETE SHALL BE MINIMUM 4500 PSI, 28 DAY COMPRESSIVE STRENGTH, AIR-ENTRAINED, 6% ±1%.

**LIGHT POLE MOUNTING BASE DETAIL**  
 NOT TO SCALE



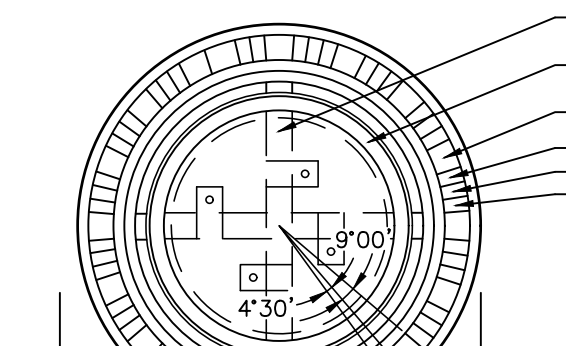
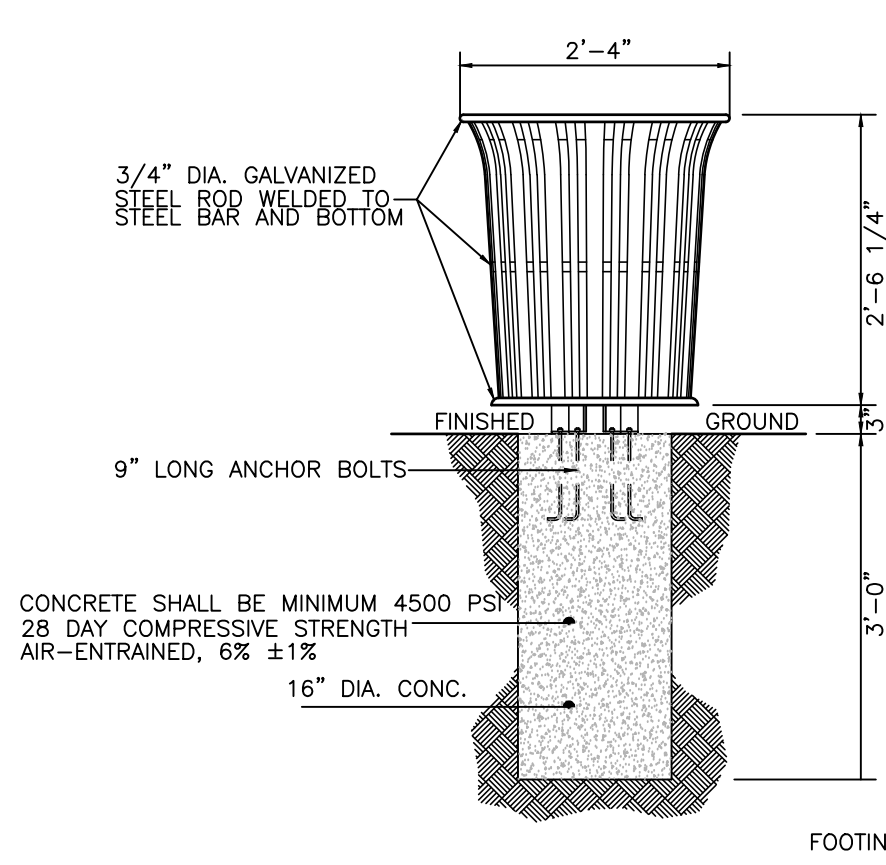
**TYPICAL SECTION**



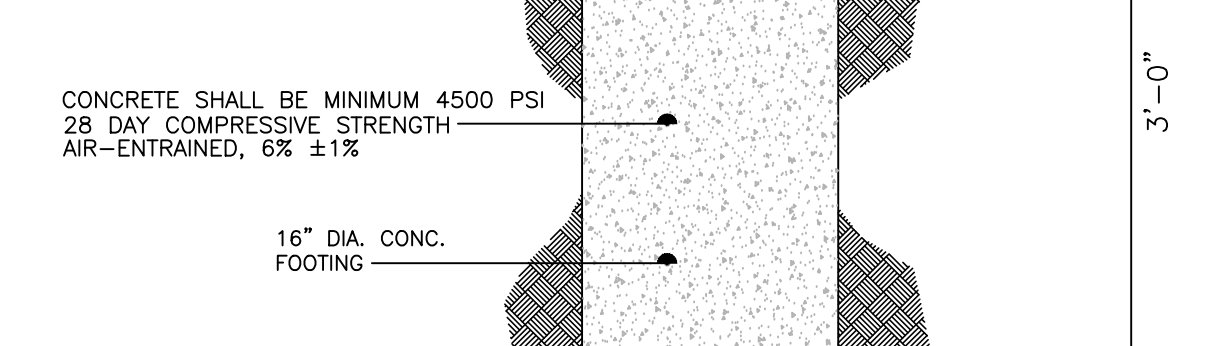
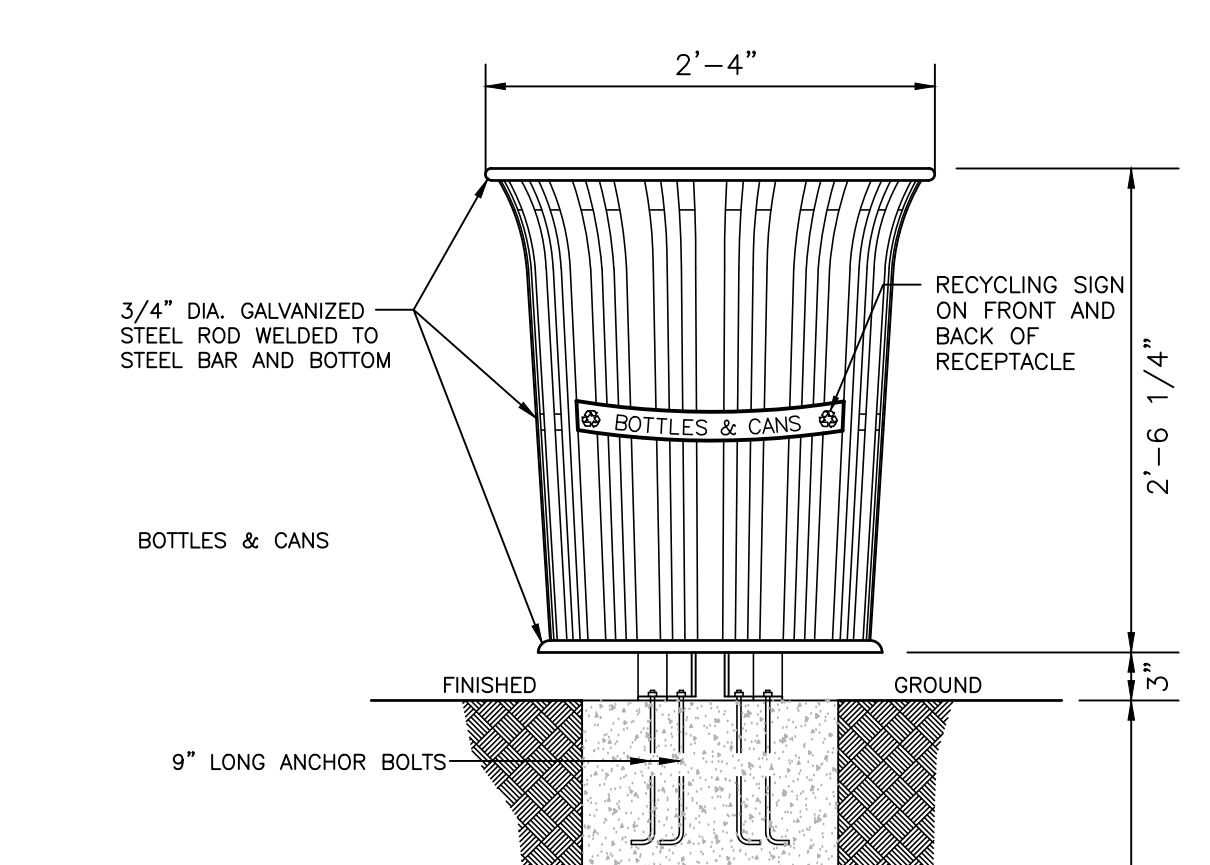
**ELEVATION**

**NOTES:**  
 - STEEL JOINTS SHALL BE SHOP WELDED.  
 - ALL WOOD MEMBERS SHALL BE SECURED W/GALV. STEEL BOLTS - COUNTER SUNK & PLUGGED  
 - DIMENSIONS TO BE VERIFIED PRIOR TO FABRICATION  
 - ALL CONCRETE TO BE AIR-ENTRAINED, 6% ±1%.

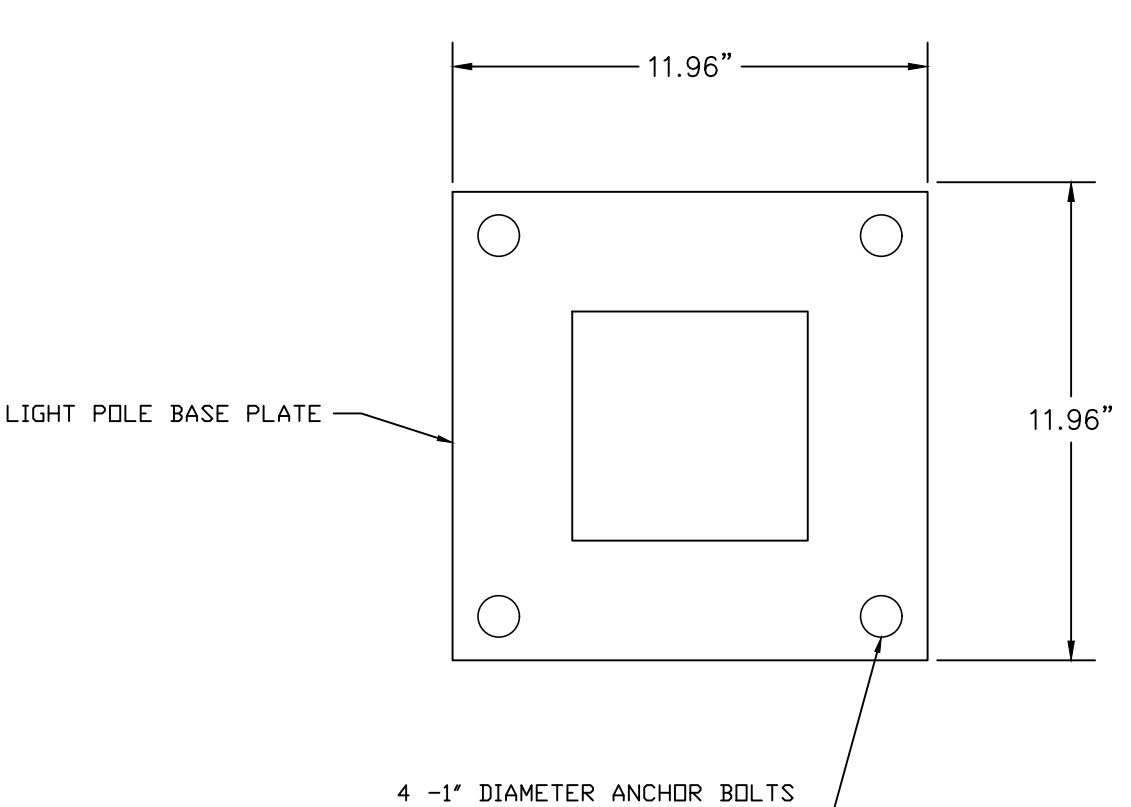
**SEATING BENCH DETAILS**  
 NOT TO SCALE



**TRASH RECEPTACLE**  
 NOT TO SCALE



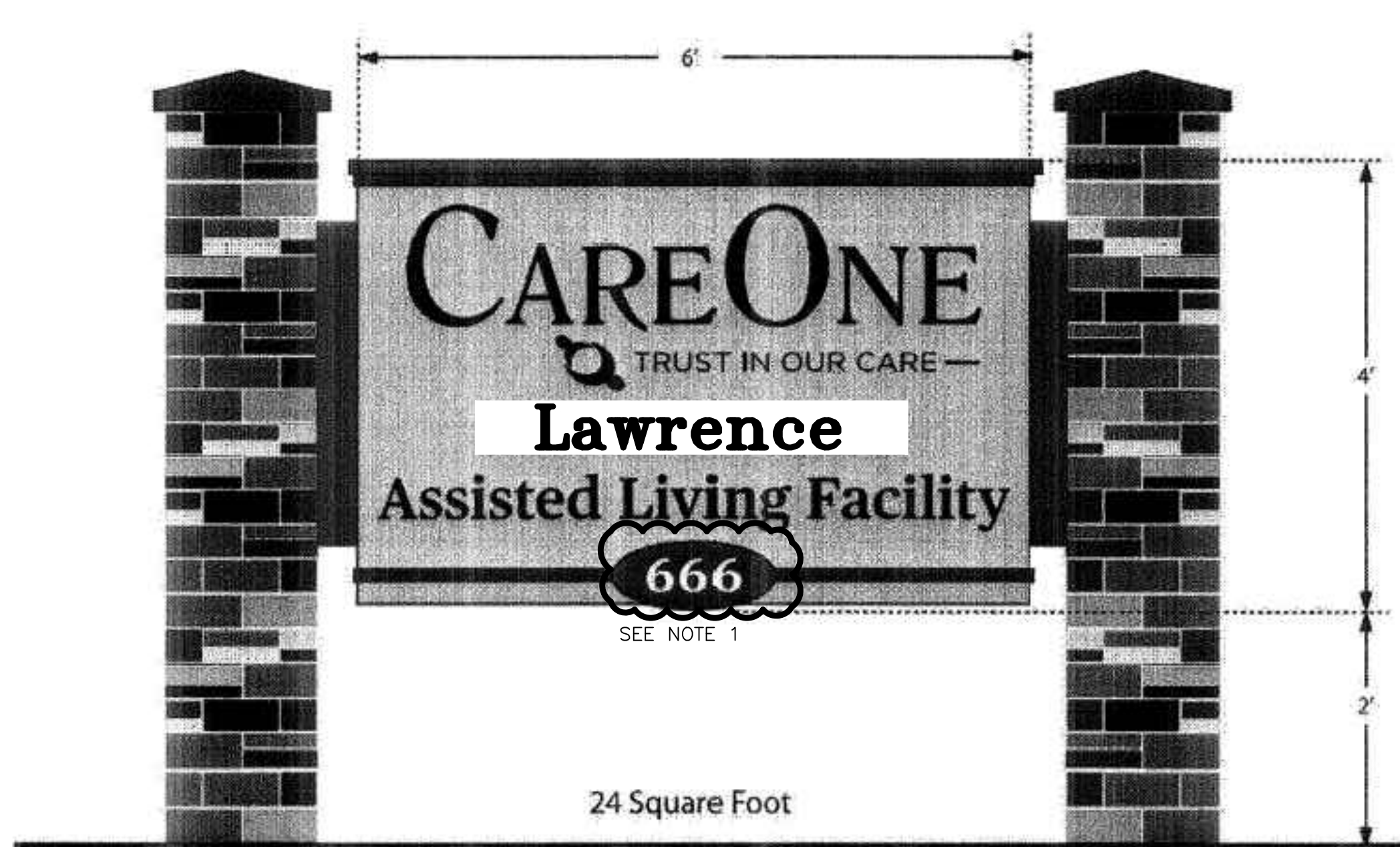
**RECYCLING RECEPTACLE**  
 NOT TO SCALE



**LIGHT POLE BASE PLATE DETAIL**  
 NOT TO SCALE

**NOTE:**  
 1. BASE PLATE DETAIL IS TO BE USED WITH THE SPAULDING SQUARE STRAIGHT ALUMINUM 25 FT POLE SSA-25-60-B

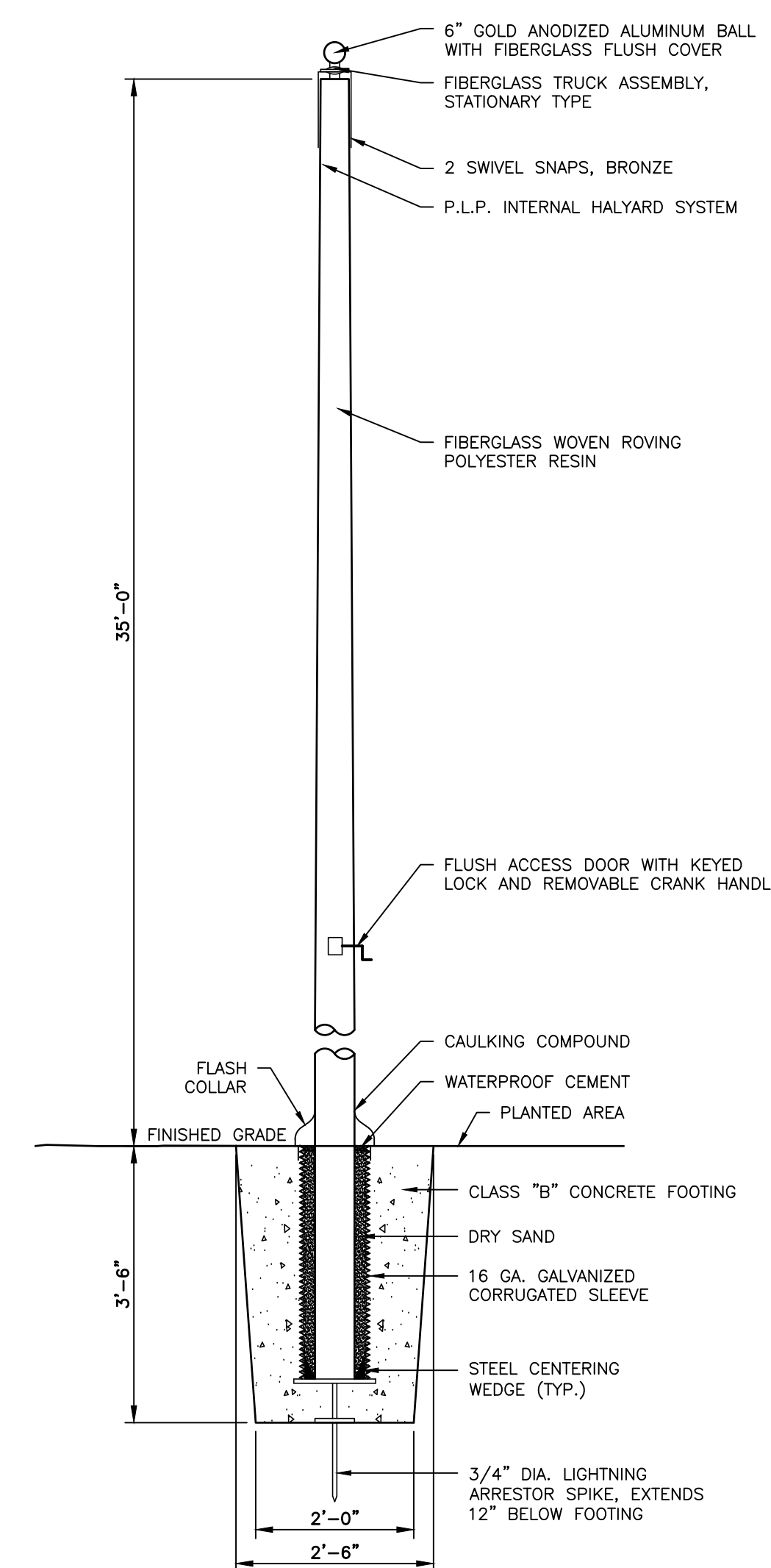
**CONCRETE NOTES:**  
 ALL CONCRETE SHALL HAVE A COMPRESSIVE STRENGTH OF 4500 IN 28 DAYS. A MAXIMUM WATER/CEMENT (W/C) RATIO OF 0.45 AND A MAXIMUM SLUMP OF 3 INCHES  
 COARSE AGGREGATE SHALL BE CLEAN, HARD, UNCOATED, ANGULAR CRUSHED STONE AND SHALL CONFORM TO ASTM C33. AGGREGATE SIZE SHALL BE AASHTO NO. 57 (3\"/>



**CARE ONE FREESTANDING SIGN**  
 NOT TO SCALE

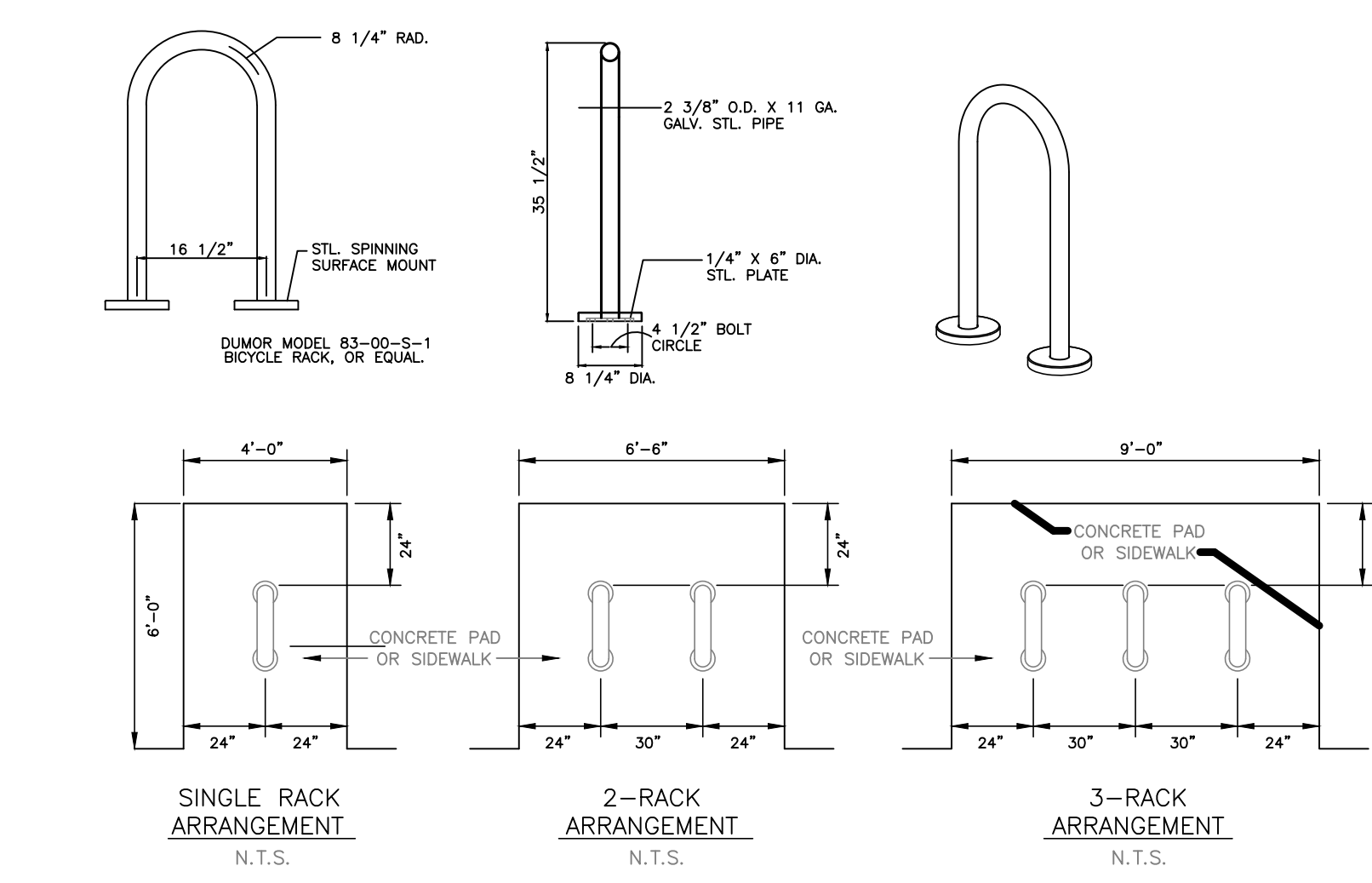
**NOTE:**  
 1. STREET NUMBER ON SIGN TO BE 3641.

Satin Medium Grey aluminum sign cabinet and satin Dark Grey PVC moldings with "V" carved HDU street number.  
 CareOne, logo icon, "Trust in our Care" and Facility Black Acrylic cut out lettering.  
 All lettering spaced off surface to shed water and prevent staining.



**FLAG POLE**  
 N.T.S.

**NOTE:**  
 1. CONTRACTOR TO SUBMIT SIGNED AND SEALED ENGINEERED DRAWINGS FOR FOOTING OF FLAG POLES

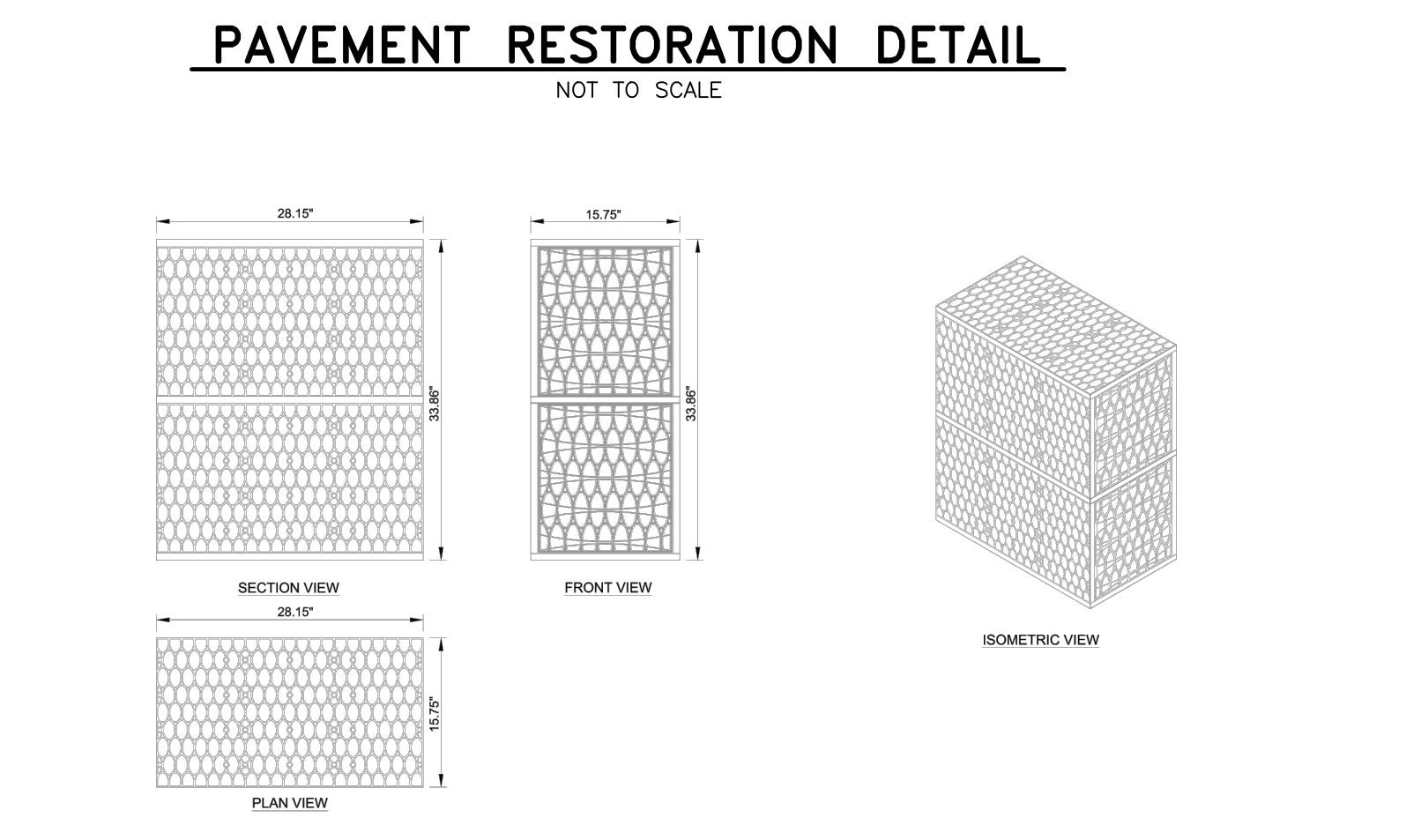


**BIKE RACK DETAILS**  
 NOT TO SCALE

**NOTES:**  
 1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.  
 2. COLOR AND FINISH TO BE SELECTED BY OWNER.  
 3. 1/2\"/>

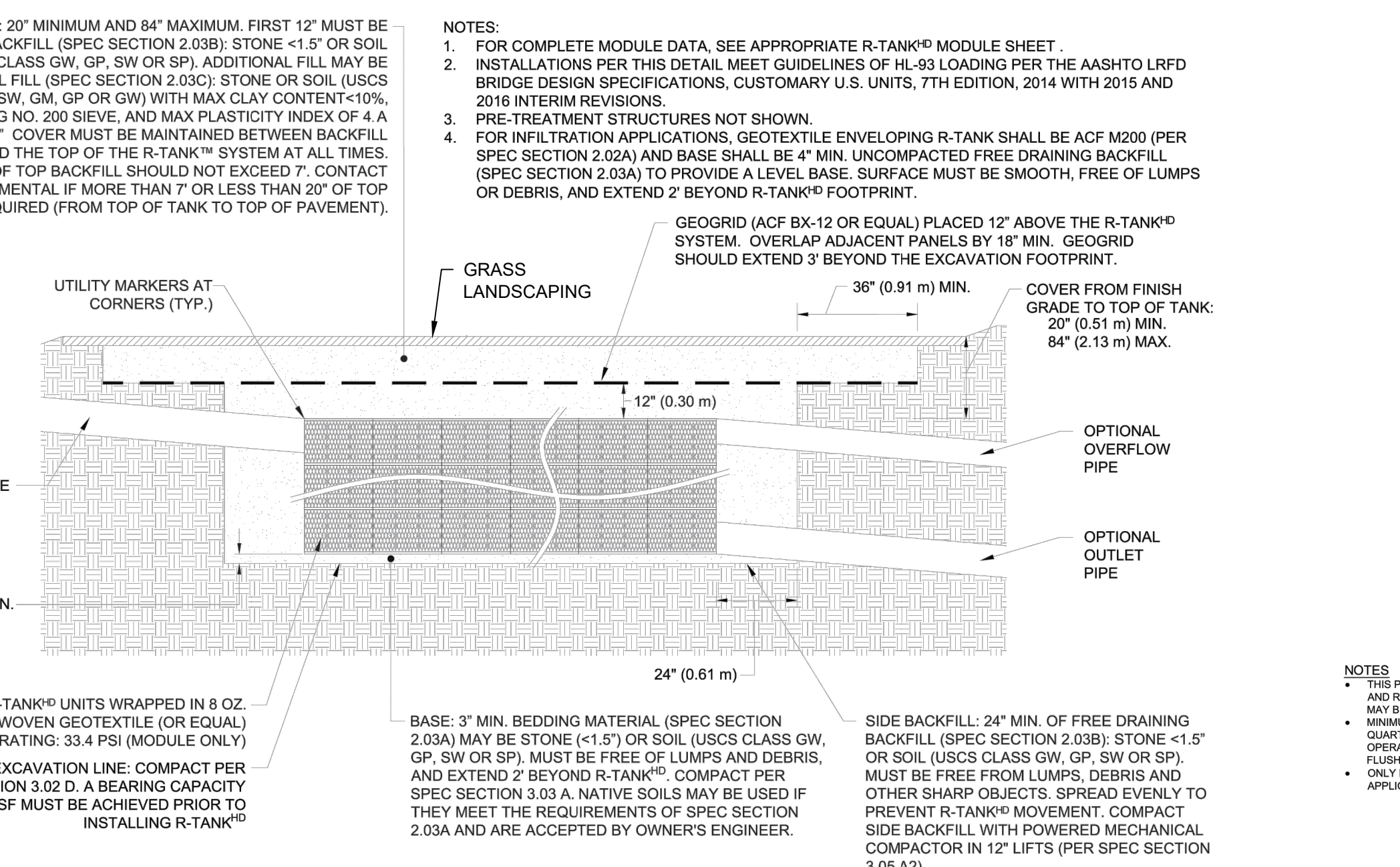
\* ALL DIMENSIONS ARE MINIMUMS PER "BICYCLE PARKING GUIDELINES" PUBLISHED BY THE ASSOCIATION OF PEDESTRIAN AND BICYCLE PROFESSIONALS, 2002.

**CONSTRUCTION NOTES:**  
 ANY SUPERFICIAL SURFACE DAMAGE CAUSED BY THE CONTRACTOR OUTSIDE THE LIMIT SHOWN, SHALL BE PAID WITH SURFACE COURSE. WHEN THE BASE COURSE OF THE EXISTING PAVEMENT IS DAMAGED BEYOND THE LIMIT SHOWN THE CONTRACTOR SHALL EXCAVATE 6\"/>



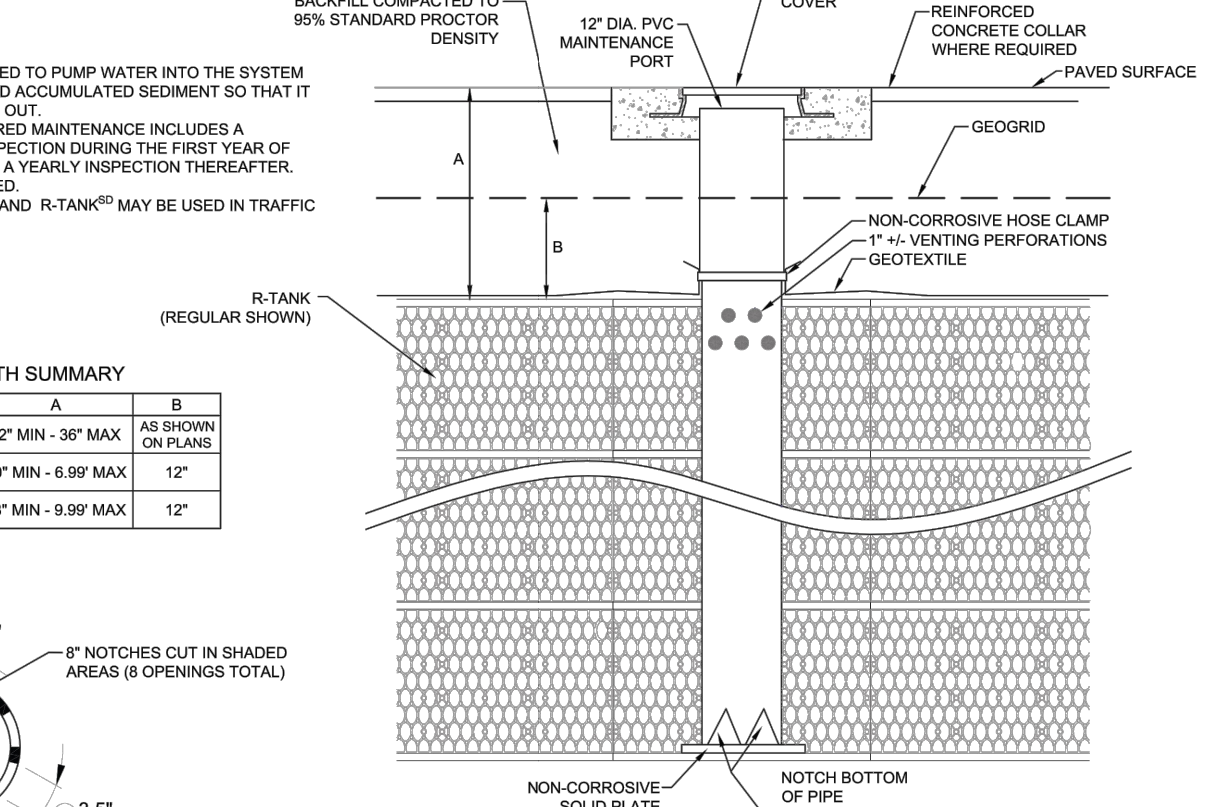
**BASIN MODULE DETAIL**  
 NOT TO SCALE

**MODULE DATA**  
 GEOMETRY: LENGTH = 28.19 IN. (715 MM) WIDTH = 10.16 IN. (258 MM) HEIGHT = 33.06 IN. (840 MM) TANK VOLUME = 4.5 CF STORAGE VOLUME = 5.25 CF VOID INTERNAL VOLUME: 90% VOID SURFACE AREA: 90%  
 LOAD RATING: 33.4 PSL (MODULE ONLY) (SEE WITH-OUT COVER SYSTEM)  
 MATERIAL: 100% RECYCLED POLYPROPYLENE  
 SMALL PLATES PER SEGMENT/TOTAL: 5/10



**UNDERGROUND STORAGE BASIN DETAIL**  
 NOT TO SCALE

**NOTES:**  
 1. FOR COMPLETE MODULE DATA, SEE APPROPRIATE R-TANK® MODULE SHEET.  
 2. INSTALLATIONS PER THIS DETAIL MEET GUIDELINES OF HL-93 LOADING PER THE AASHTO LRFD BRIDGE DESIGN SPECIFICATIONS, CUSTOMARY U.S. UNITS, 7TH EDITION, 2014 WITH 2015 AND 2019 INTERIM REVISIONS.  
 3. PRE-TREATMENT STRUCTURES NOT SHOWN.  
 4. FOR INFILTRATION APPLICATIONS, GEOTEXTILE ENVELOPING R-TANK SHALL BE ACE M200 (PER SPEC SECTION 2.02A) AND BASE SHALL BE 4\"/>

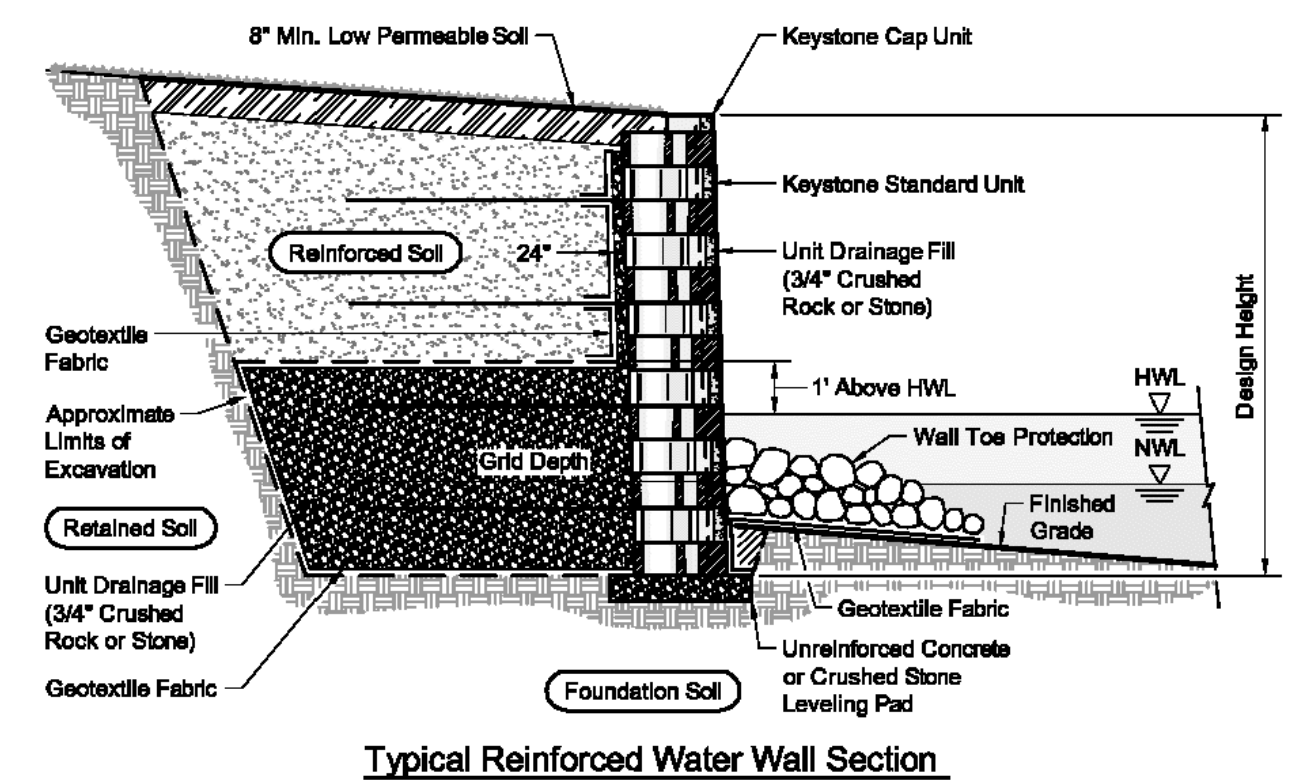


**BASIN MAINTENANCE PORT DETAIL**  
 NOT TO SCALE

**NOTES:**  
 THIS PORT IS USED TO PUMP WATER INTO THE SYSTEM AND RE-ACCUMULATED SEDIMENT SO THAT IT MAY BE REMOVED OUT.  
 MINIMUM REQUIRED MAINTENANCE INCLUDES A QUARTERLY INSPECTION DURING THE FIRST YEAR OF OPERATION TO DETERMINE THE PORT'S OPERATIONAL FLUSH AS NEEDED.  
 ONLY R-TANK® AND R-TANK® MAY BE USED IN TRAFFIC APPLICATIONS.

**DEPTH SUMMARY**

TYPE	A	B
R-TANK	12" MIN. - 36" MAX.	AS SHOWN (SEE PLAN)
R-TANK®	10" MIN. - 18" MAX.	12"
R-TANK®	18" MIN. - 36" MAX.	12"



**KEYSTONE RETAINING WALL DETAIL**  
 NOT TO SCALE

**NOTE:** USE KEYSTONE WALL OR APPROVED EQUAL. CONTRACTOR TO SUBMIT STRUCTURAL CALCULATIONS FOR THE WALL TO THE DESIGN ENGINEER FOR APPROVAL PRIOR TO INSTALLATION.

PROJECT INFORMATION: ALL DIMENSIONS ARE IN FEET AND INCHES UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND CONDITIONS OF THE SITE PRIOR TO CONSTRUCTION. THIS DRAWING IS THE PROPERTY OF AND IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREIN. ANY REUSE OR MODIFICATION OF THIS DOCUMENT OR PORTIONS THEREOF, FOR OTHER THAN THE ORIGINAL PROJECT PURPOSE, WITHOUT THE WRITTEN PERMISSION OF T&M ASSOCIATES IS PROHIBITED.

NO.	DATE	BY	REVISIONS
1.	6/28/22	MRT	REVISIONS

**MICHAEL R. THOMAS, P.E.**  
 PROFESSIONAL ENGINEER

**MT&T** 6/28/22  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086

**CAREONE AT LAWRENCE**  
**PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE**  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
**CONSTRUCTION DETAILS**

**T&M ASSOCIATES**  
 YOUR GOALS. OUR MISSION.  
 11 TRINIDAD ROAD  
 MIDDLETOWN, NJ 07748  
 TEL: 732-671-6400  
 FAX: 732-671-7365

NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
 CERTIFICATE OF AUTHORIZATION REG-078550

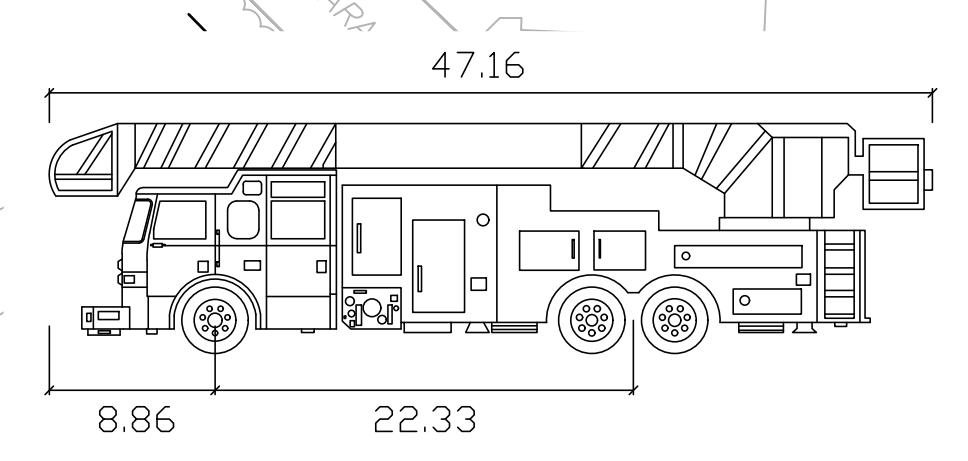
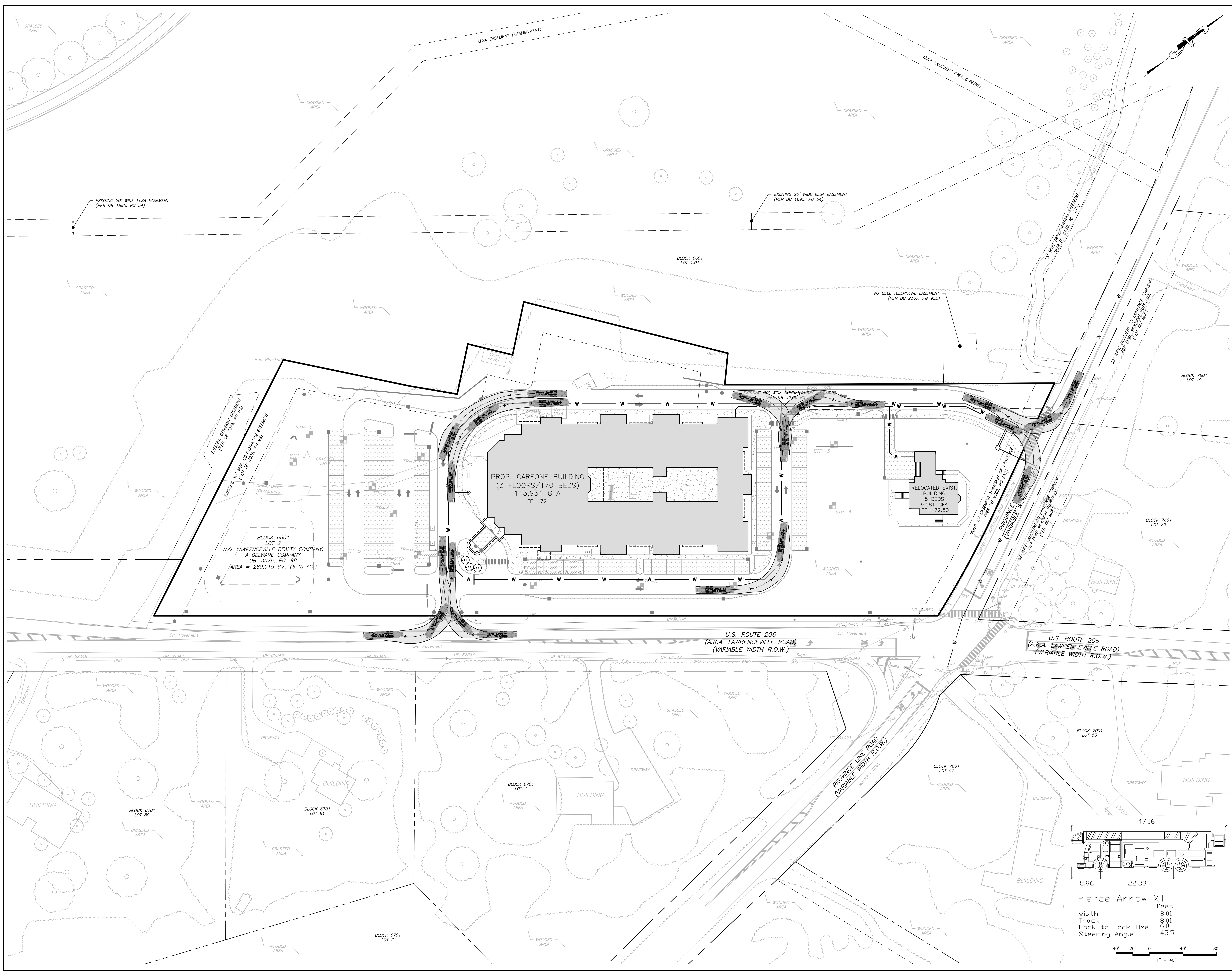
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 OHIO AND PENNSYLVANIA

DESIGNED BY	KRR	DRAWING	CSD-5
CHECKED BY	MRT	SHEET	18
DRAWN BY	KRR	DATE	05/27/22
SCALE	AS SHOWN	PROJ. NO.	COM00001

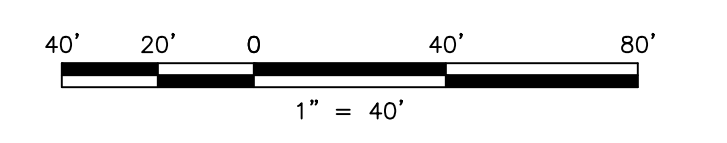


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Pierce Arrow XT  
 Width : 8.01 feet  
 Track : 8.01 feet  
 Lock to Lock Time : 6.0  
 Steering Angle : 45.5



NO.	DATE	REVISIONS	BY	CHKD
1.	6/28/22	REVISED PER TOWNSHIP COMPLETENESS REVIEW	MRT	CHD

**MICHAEL R. THOMAS, P.E.**  
 PROFESSIONAL ENGINEER  
 LICENSED PROFESSIONAL ENGINEER  
 STATE OF NJ LICENSE NO. GE48086

**CAREONE AT LAWRENCE**  
 PRELIMINARY & FINAL SITE PLAN FOR CAREONE AT LAWRENCE  
 BLOCK 6601, LOT 2, LAWRENCE TOWNSHIP, MERCER COUNTY, NEW JERSEY  
 TRUCK TURNING PLAN - FIRE TRUCK

YOUR GOALS. OUR MISSION.  
 11 TINBALL ROAD  
 MIDDLETOWN, NJ 07748  
 TEL: 732-671-6400  
 FAX: 732-671-7265  
 www.landmassociates.com  
 NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS  
 AND LAND SURVEYORS  
 CERTIFICATE OF AUTHORIZATION 2624782050

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DESIGNED BY	KRR	DRAWING	TTP-1
CHECKED BY	MRT	SHEET	19
DRAWN BY	KRR	DATE	05/27/22
SCALE	AS SHOWN	PROJ. NO.	COM000001