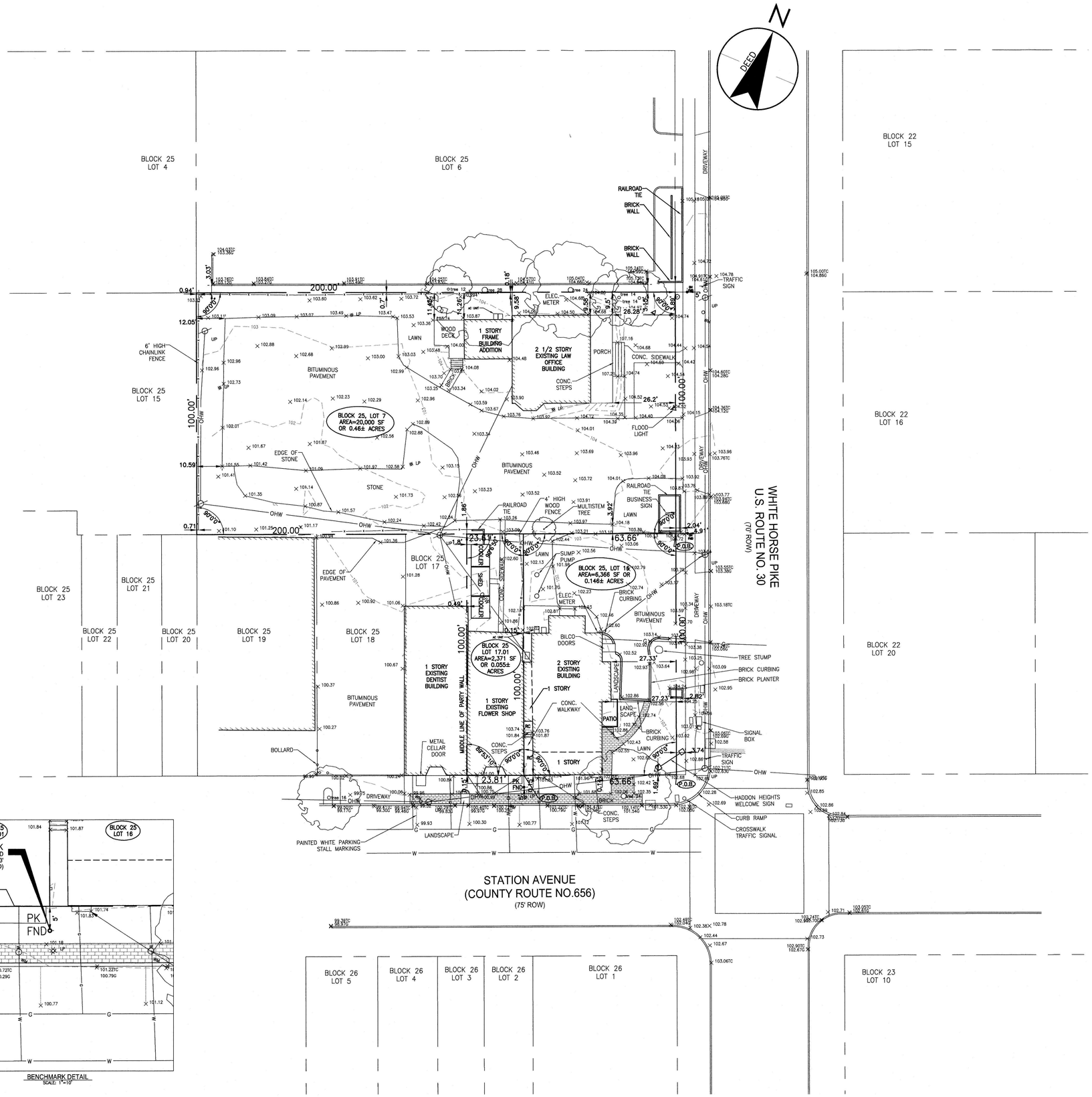

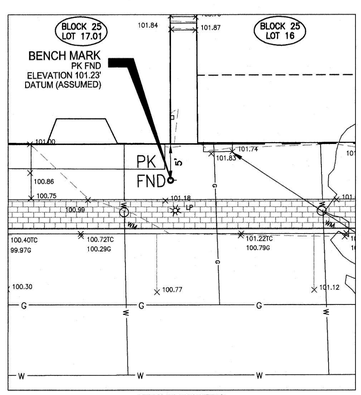

BENCHMARK DETAIL
SCALE: 1"=10'

SURVEY NOTES:

1. THE SUBJECT PROPERTIES ARE SITUATED IN THE BOROUGH OF HADDON HEIGHTS, CAMDEN COUNTY, NEW JERSEY. PROPERTIES ARE KNOWN AS:

   501 STATION AVENUE (BLOCK 25 LOT 16)
   503 STATION AVENUE (BLOCK 25 LOT 17.01)
   128 WHITE HORSE PIKE (BLOCK 25 LOT 17)

2. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT.

3. BOUNDARY AND TOPOGRAPHIC SURVEY PERFORMED BY STANTEC CONSULTING SERVICES INC. IN APRIL, 2023, FOR THE PURPOSES OF THIS PLAN.

4. THE FOLLOWING REFERENCES WERE USED TO CREATE THIS PLAN:
   A. TAX MAP REFERENCE: LOT AND BLOCK NUMBERS SHOWN HEREON ARE BASED UPON THE CURRENT TAX MAPS OF BOROUGH OF HADDON HEIGHTS, CAMDEN COUNTY, NEW JERSEY, PLATE #3

   B. "SURVEY OF PREMISES, NO. 503 STATION AVENUE, BOROUGH OF HADDON HEIGHTS, CAMDEN COUNTY, NEW JERSEY" DRAWING NO. 477-75, PREPARED BY WALTER H. MACNAMARA ASSOC., INC.; DATED JUNE 06, 2006.

   C. "SURVEY OF PREMISES, NO. 501 STATION AVENUE, BOROUGH OF HADDON HEIGHTS, CAMDEN COUNTY, NEW JERSEY" DRAWING NO. 498-63 PREPARED WALTER H. MACNAMARA ASSOC., INC.; DATED SEPTEMBER 07, 2007.

5. SUBSURFACE UTILITY LOCATION IS NOT PART OF THE EFFORT TO PREPARE THIS PLAN. IF PROPOSED MODIFICATIONS TO THE SITE ARE PROPOSED, A SUBSURFACE UTILITY INVESTIGATION SHOULD BE PERFORMED. ANY CONTRACTOR PERFORMING WORK AT THIS SITE SHALL CONTACT THE NEW JERSEY ONE-CALL SYSTEM AT 1-800-272-1000 AT LEAST THREE (3) BUSINESS DAYS PRIOR TO COMMENCING WORK.

6. THE UNDERSIGNED IS NOT QUALIFIED TO MAKE ANY DETERMINATION REGARDING THE EXISTENCE OR NON-EXISTENCE OF WETLANDS AND/OR REGULATED WATERS AFFECTING THE SUBJECT PROPERTY. THEREFORE, NO STATEMENT IS BEING MADE OR IMPLIED, NOR SHOULD IT BE CONSTRUED THAT ANY STATEMENT IS BEING MADE BY THE FACT THAT NO EVIDENCE OF WETLANDS AND/OR REGULATED WATERS IS SHOWN.

7. THE UNDERSIGNED IS NOT QUALIFIED TO MAKE ANY DETERMINATION REGARDING THE EXISTENCE OR NON-EXISTENCE OF CONTAMINATION AFFECTING THE SUBJECT PROPERTY. THEREFORE, NO STATEMENT IS BEING MADE OR IMPLIED, NOR SHOULD IT BE CONSTRUED THAT ANY STATEMENT IS BEING MADE BY THE FACT THAT NO EVIDENCE OF CONTAMINATION IS SHOWN.

8. HORIZONTAL COORDINATE SYSTEM: DEED
   VERTICAL DATUM: ASSUMED

9. THE SUBJECT PROPERTY IS DEPICTED ON FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP, MAP NUMBER 34007C0043E, PANEL NUMBER 43 OF 305, HAVING AN EFFECTIVE DATE OF SEPTEMBER 28, 2007. THE FOLLOWING FEMA ZONE(S) ARE ASSOCIATED WITH THE SUBJECT PROPERTY:
   a. ZONE X: AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

10. "A WRITTEN 'WAIVER AND DIRECTION NOT TO SET CORNER MARKERS' HAS BEEN OBTAINED FROM THE ULTIMATE USE PURSUANT TO N.J.A.C. 13:40-5.1(d)"

LEGEND

P.O.B.	POINT OF BEGINNING
DH FND	FOUND DRILL HOLE
PK FND	FOUND POINT KNOWN
	CHAIN LINK FENCE
	WOOD FENCE
	PROPERTY LINE
	CURB
DC	DEPRESSED CURB
UP	UTILITY POLE
WV	WATER VALVE
	SIGN
LP	LIGHT POLE
	GUTTER INLET
	STORM SEWER LINE
W	WATER LINE
G	GAS LINE
E	UNDERGROUND ELECTRIC LINE
OHW	OVERHEAD WIRE
25	TOPOGRAPHIC CONTOUR
45.45	SPOT GRADE
	DECIDUOUS TREE
	FLOOD LIGHT
RC	ROOF COLLECTOR

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 INCH = 20 FEET

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Tel. 856.234.0800
Fax. 856.234.6928

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The Contractor is responsible for all errors and omissions in the work. The designs and drawings are the property of Stantec. Reproduction or use for any purpose other than that authorized by Stantec is forbidden.

Revision	By	Appd.	MM.DD.YY

Project
501-503 STATION AVENUE & 128 WHITE HORSE PIKE
BLOCK 25, LOTS 7, 16, 17.01
BOROUGH OF HADDON HEIGHTS, CAMDEN COUNTY, NEW JERSEY

Client
HADDONFIELD DEVELOPMENT GROUP

Title
BOUNDARY & TOPOGRAPHIC SURVEY

Permit-Seal

EDWARD S. McCONNELL
PROFESSIONAL LAND SURVEYOR
NEW JERSEY LICENSE NO. 17432

Edward S. McConnell 5/16/23
DATE

Project Number: 192520466

MAI	CWQ	CWQ	05.01.2023
Dwn.	Chkd.	Dsgn.	MM.DD.YY

Scale: 1"=20'

Drawing No. V-101

Revision 0

Sheet 1 of 1