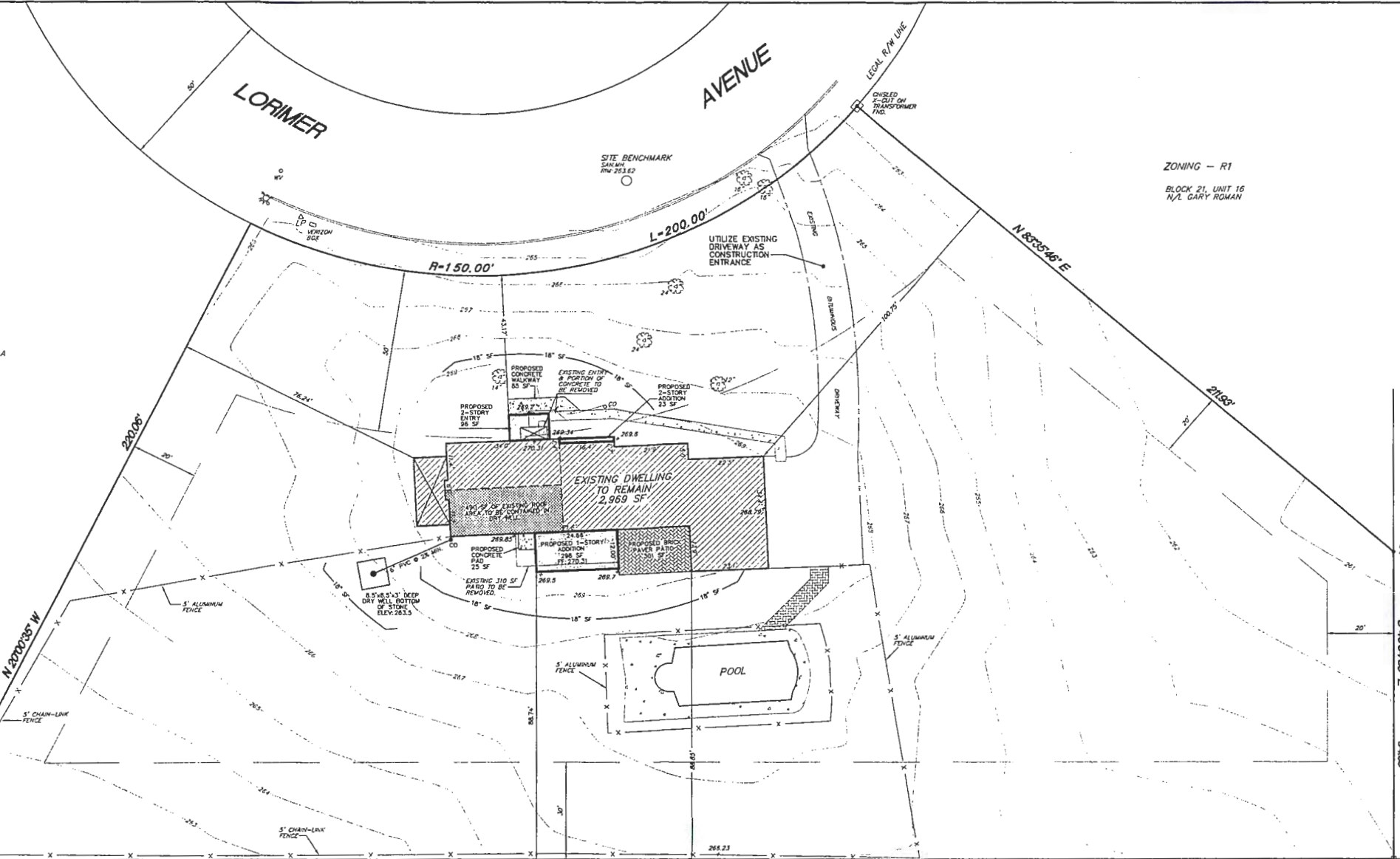


ZONING - R1
BLOCK 21, UNIT 18
N/L ROLAND & SOHELA
SKENDERI

LEGEND

±100.2	EXISTING SPOT ELEVATION
- - - 100 - - -	EXISTING CONTOUR
□	EXISTING MONUMENT
— X — X —	FENCE
—	CONCRETE CURB
○	EXISTING MANHOLE
⊕	EXISTING FIRE HYDRANT
—	CONCRETE SIDEWALK OR PAD
○	WATER VALVE
—	EDGE OF PAVING



SUMMARY

- TAX PARCEL - BLOCK 21, UNIT 17 (P/N 30-00-39441-02-1)
- AREA TO LEGAL R/W LINE - 1.6320 AC. (71,090 SF)
- ZONING - R1, RESIDENTIAL LOW DENSITY DISTRICT

REQUIRED	EXISTING	PROVIDED
a. LOT AREA - 1 Ac.	1.63 AC.	1.63 AC.
b. LOT WIDTH - 200'	200.00'	200.00'
c. LOT DEPTH - 100'	220.06'	220.05'
d. FRONT YARD - 50'	47.22'	43.17'
e. SIDE YARD - 20'	76.24'	76.24'
f. REAR YARD - 30'	86.85'	86.74'
g. BLDG. AREA - 20%	4.2%	4.8%
h. IMP. COV. - 25%	8.1%	9.7%
i. GREEN AREA - 75%	90.9%	90.3%
j. BLDG. HEIGHT - 35'	25'±	25'±

EXISTING IMPERVIOUS COVERAGE BREAKDOWN	PROVIDED IMPERVIOUS COVERAGE BREAKDOWN
DWELLING	DWELLING TO REMAIN
DRIVEWAY	DRIVEWAY
WALKWAYS & PATIO	WALKWAYS & PATIO TO REMAIN
	PROPOSED ADDITIONS & ENTRY
	PROPOSED PAVER PATIO
	PROPOSED CONCRETE
TOTAL IMPERVIOUS COVERAGE	TOTAL IMPERVIOUS COVERAGE
6,466 SF	6,917 SF*

- *TOTAL INCREASE OF IMPERVIOUS COVERAGE IS 451 SF.
- THESE DRAWINGS INDICATE THE APPROXIMATE LOCATION OF EXISTING SUBSURFACE UTILITIES IN THE VICINITY OF THE PROJECT & ARE NOT GUARANTEED FOR ACCURACY AND/OR COMPLETENESS. PENNSYLVANIA ACT 187 REQUIRES THAT CONTRACTORS DETERMINE THE LOCATION OF ALL UTILITY, SEWERAGE & WATER LINES BEFORE COMMENCING CONSTRUCTION. (1-800-242-1776)
 - 2 OFF-STREET PARKING SPACES - 4 IN DRIVEWAY, 2 IN GARAGE
 - OWNER/APPLICANT: DAVID JONATHAN & LINDSAY WHITE
1439 LORIMER AVENUE
HUNTINGDON VALLEY, PA 19005
 - DATUM OF TOPOGRAPHY - U.S.G.S.
 - SOILS: MaB - MANOR LOAM, 3 TO 8 PERCENT SLOPES

ZONING - R1
BLOCK 21, UNIT 11
N/L MARY ELLEN & GASPAR
DAMANTI

CONSTRUCTION SEQUENCE

ALL EARTH DISTURBANCE ACTIVITIES SHALL PROCEED IN ACCORDANCE WITH THE FOLLOWING SEQUENCE. EACH STAGE SHALL BE COMPLETED BEFORE ANY FOLLOWING STAGE INITIATED. CLEARING & GRUBBING SHALL BE LIMITED TO THOSE AREAS DESCRIBED IN EACH STAGE.

At least 3 days before starting any earth disturbance activities, all contractors involved in those activities shall notify the Pennsylvania One Call System, Inc. at 1-800-242-1776 for buried utilities locations.

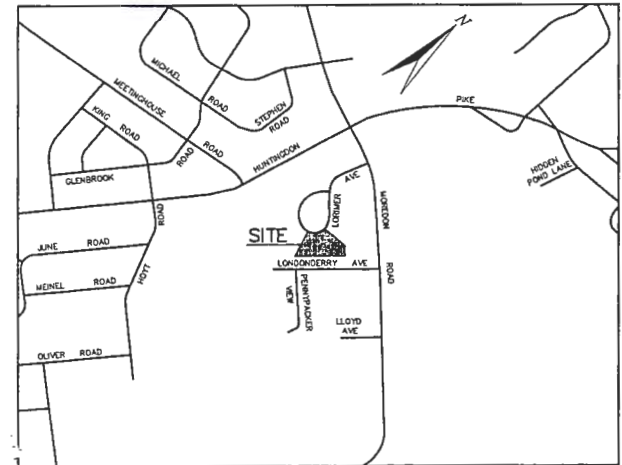
STAGE 1 - Utilize existing driveway as construction entrance & install silt fence in accordance with the details. Strip topsoil, stockpile excavated material & protect with silt fence. Immediately stabilize all exposed areas with temporary seed mixture & straw. All erosion & stabilization control must be implemented before proceeding to Stage 2.

STAGE 2 - Upon completion of Stage 1 begin construction of additions, entry, patio & dry well. Inspect silt fence after every runoff event. Sediment must be removed where accumulations reach 1/2 the above ground height of the silt fence. Any sediment on roadway will be cleared immediately. Stage 2 must be implemented before proceeding to Stage 3.

STAGE 3 - Upon completion of Stage 2, complete construction of dry well, additions, entry & patio & final grades as per the approved plans. Distribute topsoil from the storage area & stabilize disturbed areas in accordance with the seeding & mulching guidelines found on the plans. After final site stabilization has been achieved, temporary erosion & sediment BMP controls must be removed. Areas disturbed during removal of the BMP's must be stabilized immediately. Immediately after earth disturbance activities cease, the operator shall stabilize any activities disturbed by the activities during non-germinating periods, mulch must be applied at the specified rates. Disturbed areas which are not at finished grade & which will be redisturbed within one year must be stabilized in accordance with the temporary vegetation stabilization specifications. Disturbed areas which are at finished grade or which will not be redisturbed within one year must be stabilized in accordance with the permanent vegetative stabilization specifications. An area shall be considered to have achieved final stabilization when it has a minimum uniform 70% perennial vegetative cover or other non-vegetative cover with a density sufficient to resist accelerated surface erosion & subsurface characteristics sufficient to resist sliding & other movements.

ZONING - R1
BLOCK 21, UNIT 29
N/L THOMAS & MICHELE
STEFANELLI

LONDONDERRY AVENUE



GENERAL SEEDING & MULCH GUIDELINE PERMANENT SEED MIXTURE - LAWN AREAS

PREPARATION BY WEIGHT	COMMON WEIGHT	PURITY	GERMINATION
40%	KENTUCKY BLUEGRASS	90%	80%
	RED FESCUE	90%	80%
	PERENNIAL Ryegrass	85%	80%

- MIX MAY BE MODIFIED IN ACCORDANCE WITH BEST LOCAL PRACTICE.
- GRASS SEED SHALL BE APPLIED TO ALL AREAS NOT OCCUPIED BY BUILDINGS, PAVING OR OTHER PLANT MATERIAL.
- SEEDING RATES SHALL BE 3.5 LBS./1000 SQ. FT. PLACED ONTO A PREPARED SEED BED OF RAVED TOPSOIL HAVING A MINIMUM DEPTH OF 8 INCHES.
- FERTILIZER SHALL INCLUDE 1/8 LBS. OF LIME, 2.5 LBS. OF NITROGEN, 4-8 LBS. OF PHOSPHORUS, AND 4-8 LBS. OF POTASSIUM PER 1000 SQ. FT. THESE RATES CAN BE MODIFIED TO SOIL TEST RECOMMENDATIONS.
- STRAW MULCH SHALL BE SPREAD OVER GRASS SEEDING AREAS AT THE RATE OF 3 TONS/ACRE TO PREVENT EROSION AND SEED WASH-OFF.
- ENHANCED ASPHALT TO BE USED TO TACK STRAW IN PLACE ON SLOPES 2 TO 1 OR STEEPER.

TEMPORARY SEED MIXTURE ALTERNATES

PREPARATION BY WEIGHT	COMMON WEIGHT	SEEDING RATE LBS./1000 SQ. FT.	RECOMMENDED SEEDING DATES
1. 100%	ANNUAL RYEGRASS	1	MARCH 1 - JUNE 15
2. 100%	FELD BROMEGRASS	1	MARCH 15 - SEPT. 15
3. 100%	SPRING OATS	2.5	MARCH 1 - JUNE 15
4. 100%	SUDAN GRASS	1	MAY 15 - AUGUST 15
5. 100%	WINTER RYE	3.5	AUGUST 15 - OCTOBER 15

FOR ADDITIONAL SEEDING INFORMATION CONSULT "THE AGRONOMY GUIDE" BY PENNSYLVANIA STATE UNIVERSITY.

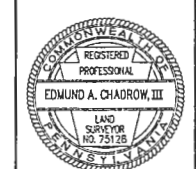
ACT 187 USERS LIST

USER	ADDRESS	TELEPHONE
1. TOWNSHIP OF ABINGTON	1176 OLD YORK RD. ABINGTON, PA. 19001	215-884-5000
2. AQUA PENNSYLVANIA, INC.	762 LANCASTER AVE. BRYN MAWR, PA. 19010	1-800-711-4779
3. BELL TELEPHONE CO. OF PA.	104 WITHER RD. HORSHAM, PA. 19044	215-956-2623
4. PHILADELPHIA ELECTRIC CO.	400 PARK AVE. WARMINSTER, PA. 18974	OUTSIDE PA. 412-323-7100 IN PA. 800-242-1776
5. PENNA. DEPT. OF TRANSPORTATION	EAST NORRITON TWP. P.O. BOX 350 NORRITON, PA.	1-215-275-2368

STOP-CALL BEFORE YOU DIG!



PENNSYLVANIA ONE CALL SYSTEM, INC.
CONTACTED: 3-3-2015 SERIAL No 20150520395



PLOT PLAN
LOT No. 3, LORIMER WOODS SUBDIVISION
ABINGTON TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA
MADE FOR
DAVID JONATHAN & LINDSAY WHITE

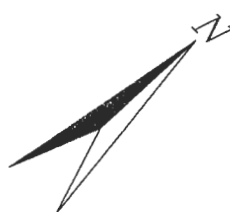
SCALE: 1"=20'
9 MARCH 2015

EASTERN/CHADROW ASSOCIATES, INC.
313 E. STREET ROAD • WARMINSTER, PA. 18974 • (215) 672-6671 FAX (215) 672-8765
EST. 1967

SHEET INDEX

- PLOT PLAN
- DETAILS SHEET

SHEET 1 of 2



SUMMARY

- TAX PARCEL - BLOCK 21, UNIT 17, TWP. 30-00-39441-02-1
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i. GREEN AREA - 75%	90.9%
j. BLDG. HEIGHT - 35'	25'±

EXISTING IMPERVIOUS COVERAGE BREAKDOWN

DWELLING	3,001 SF
DRIVEWAY	2,067 SF
WALKWAYS & PATIO	1,398 SF
TOTAL IMPERVIOUS COVERAGE	6,466 SF

*TOTAL INCREASE OF IMPERVIOUS COVERAGE IS 451 SF.

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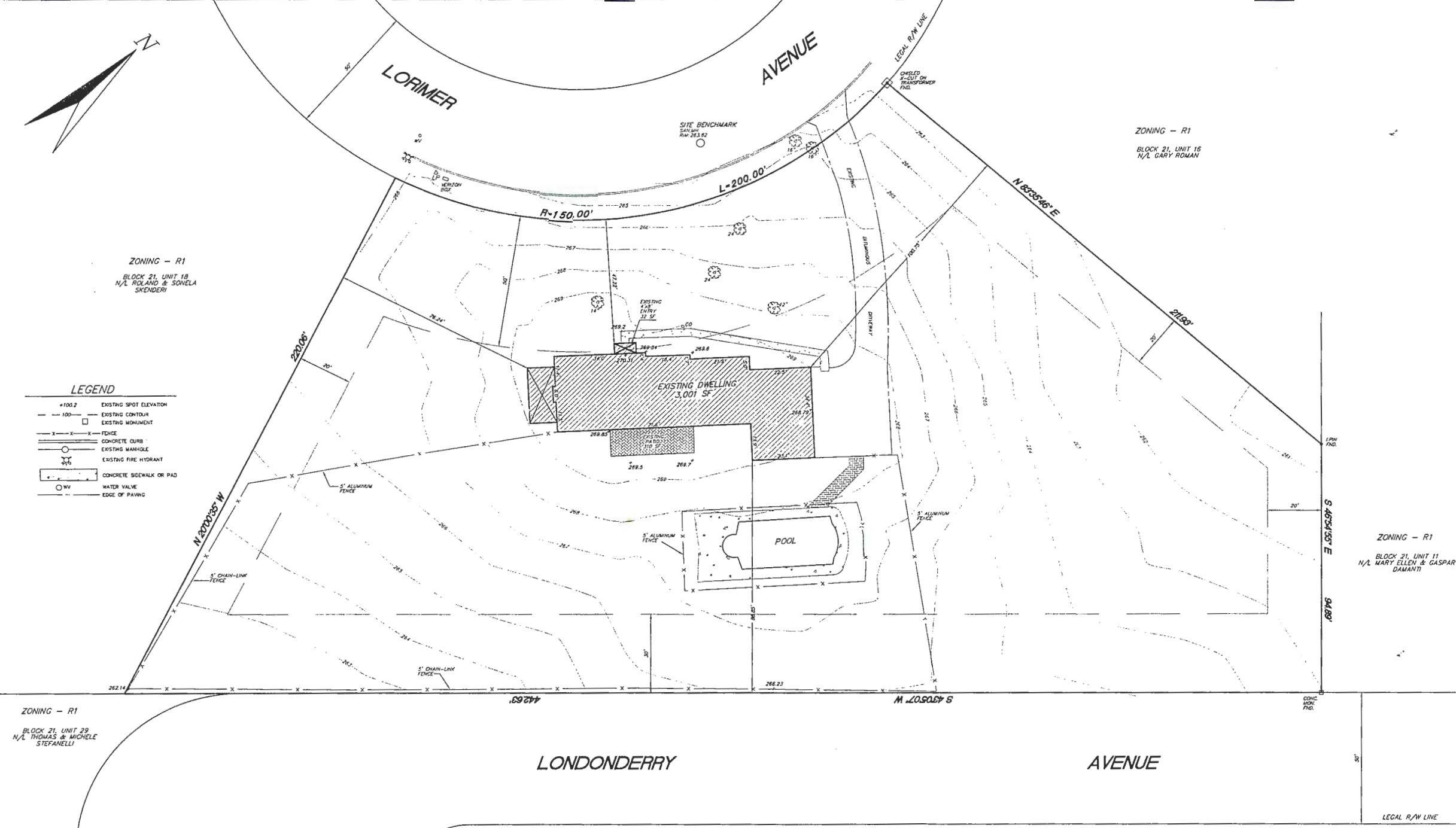
ZONING - R1
BLOCK 21, UNIT 18
N/A. ROLAND & SONELA
SKENDERI

ZONING - R1
BLOCK 21, UNIT 16
N/A. GARY ROMAN

ZONING - R1
BLOCK 21, UNIT 11
N/A. MARY ELLEN & GASPAR
DAMANTI

LEGEND

+100.2	EXISTING SPOT ELEVATION
- - -	EXISTING CONTOUR
□	EXISTING MONUMENT
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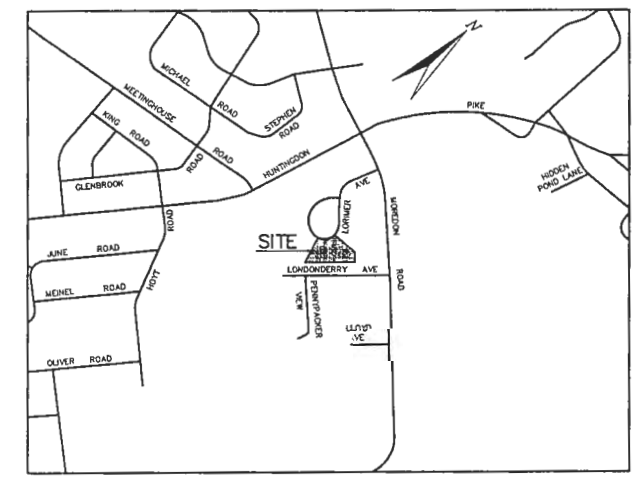


ZONING - R1
BLOCK 21, UNIT 29
N/A. THOMAS & MICHELE
STEFANELLI

LONDONDERRY AVENUE

LEGAL R/W LINE

SHEET INDEX
1. AS-BUILT PLAN OF SURVEY



LOCATION MAP
SCALE: 1" = 800'

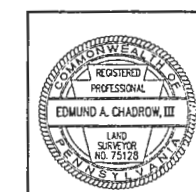
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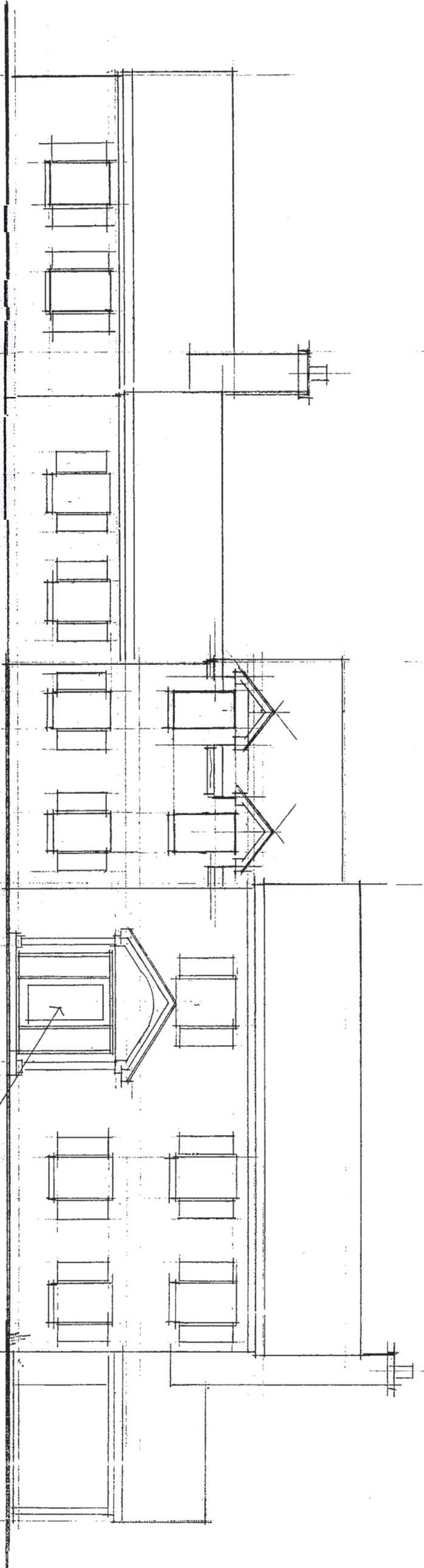
PENNSYLVANIA ONE CALL SYSTEM, INC.
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AS-BUILT PLAN OF SURVEY
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MADE FOR
DAVID JONATHAN & LINDSAY WHITE

SCALE: 1" = 20' 0 20 40 60 9 MARCH 2015

EASTERN/CHADROW ASSOCIATES, INC.
333 E. STREET ROAD • WARMINSTER, PA 18974 • (215) 672-8671 FAX (215) 672-6765
EST. 1967



EXISTING ELEVATION
1/4" = 1'-0"

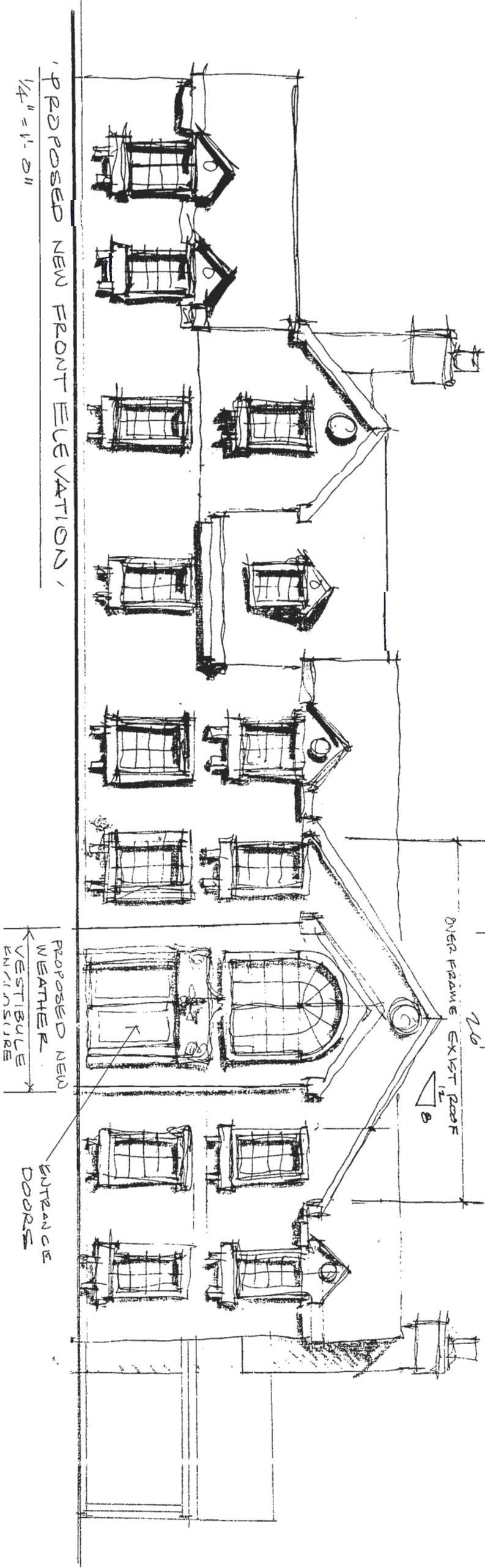
EXISTING OPEN & COVERED PORCH

ENTRANCE DOOR

OVER FRAME EXIST ROOF

2'-6"


12/8



PROPOSED NEW FRONT ELEVATION
1/4" = 1'-0"

PROPOSED NEW WEATHER VESTIBULE ENTRANCE

ENTRANCE DOORS

1 OF 2	DATE 3/16/2015 SCALE AS NOTED DWG. 204-015	ELEVATIONS - EXISTING & PROPOSED	PROPOSED RENOVATIONS & ADDITIONS FOR DAVID J. & LINDSAY WHITE 1439 LORIMER AVE HUNTINGDON VALLEY, PA 19006 TEL. 215 783 6231	J.R. GOLDSTEIN & ASSOCIATES, ARCHITECTS, PC. 8336 THOMSON ROAD ELKINS PARK, PA, 19027 TEL 215-635-1820 FAX 215 635-1374	SEAL  REVISIONS
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