

OWNER'S CERTIFICATION OF AREAS TO BE DEDICATED

UPON COMPLETION OF THIS PROJECT THERE IS OFFERED FOR DEDICATION THE FOLLOWING:

LAGO D' ARGENTO, LLC C/O DAN SHANNON

CHERRY LANE (50' WIDE) (TOWNSHIP ROAD)

N/F SAUTER VERNICA M BLOCK 4A UNIT 01 PARCEL: 66-00-00932-06-4 1210 CHERRY LANE

N/F WELFORD DAVID J & TERRY D BLOCK 4A UNIT 03 PARCEL: 66-00-06145-14-2 1210 SILO CIRCLE

N/F WSKRIP BRIAN A & ACEVEDO WILLIAM BLOCK 4A UNIT 04 PARCEL: 66-00-06145-16-9 1220 SILO CIRCLE

N/F SETH NILESH K & KOKILA N BLOCK 4A UNIT 05 PARCEL: 66-00-06145-18-7 1230 SILO CIRCLE

N/F CHOI HONG SUK BLOCK 4A UNIT 06 PARCEL: 66-00-06145-20-5 1240 SILO CIRCLE

N/CUSTER MICHAEL & ANNETTE C BLOCK 4A UNIT 07 PARCEL: 66-00-08240-04-6 11245 WENTZ ROAD

LANDOWNERS ACKNOWLEDGMENT

STORMWATER BMPs ARE FIXTURES THAT CAN BE ALTERED OR REMOVED ONLY AFTER APPROVAL BY WHITPAIN TOWNSHIP.

OWNER / APPLICANT

CORPORATE ACKNOWLEDGMENT

COMMONWEALTH OF PENNSYLVANIA: COUNTY OF MONTGOMERY:

ON THIS _____ DAY OF _____, 2009, BEFORE ME,

THE UNDERSIGNED OFFICER, PERSONALLY APPEARED _____ WHO ACKNOWLEDGED HIMSELF

TO BE THE _____ OF _____ AND

THAT HE AS SUCH PRESIDENT, BEING AUTHORIZED TO DO SO, EXECUTED

THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED BY

SIGNING THE NAME OF THE CORPORATION BY HIMSELF, AS

IN WITNESS WHEREOF, I HAVE HEREUNTO SET

SET MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

LAGO D' ARGENTO, LLC C/O DAN SHANNON

I HEREBY CERTIFY THE WORK DESCRIBED ON THIS DRAWING WILL BE CONSTRUCTED AS SHOWN AND ANY CONSTRUCTION CHANGES SHALL HAVE THE PRIOR WRITTEN APPROVAL OF THE TOWNSHIP ENGINEER.

LAGO D' ARGENTO, LLC C/O DAN SHANNON

DATE: 2009-04-16

PROFESSIONAL LAND SURVEYOR, #SU1323A

DATE: 2009-04-16

DATE: 2009-08-05

OWNER'S CERTIFICATION OF PROFILES AND CROSS SECTIONS

SUBMITTED HERETHWITH ARE A COMPLETE SET OF PROFILES AND CROSS SECTIONS MARKED _____ WHICH FORM A PART OF THIS APPLICATION, BEING DATED _____ AND LAST REVISED _____

LAGO D' ARGENTO, LLC C/O DAN SHANNON

PLOWSHARE ROAD (50' WIDE) (TOWNSHIP ROAD)

N/F ELGART MALCOLM B BLOCK 13 UNIT B3 PARCEL: 66-00-08273-06-7 1195 PLOWSHARE ROAD

N/F TOSCANI STANLEY & ANNE R BLOCK 13 UNIT B2 PARCEL: 66-00-05475-14-7 1191 PLOWSHARE ROAD

N/F DUNN STEVEN E & MARJORIE BLOCK 12A UNIT 62 PARCEL: 66-00-05474-64-3 1051 PLOWSHARE ROAD

N/F BURKE JOHN J & KATHLEEN G BLOCK 12A UNIT 61 PARCEL: 66-00-06146-66-1 1055 PLOWSHARE ROAD

N/F BROWN MICHAEL J BLOCK 12A UNIT 60 PARCEL: 66-00-05474-68-8 1059 PLOWSHARE ROAD

N/F KRAUS JAMES & MARIE BLOCK 12A UNIT 59 PARCEL: 66-00-05474-70-6 1063 PLOWSHARE ROAD

OWNER/APPLICANT

LAGO D' ARGENTO, LLC C/O DAN SHANNON 2580 MUIRFIELD WAY, LANSDALE, PENNSYLVANIA, 19446

OWNER'S CERTIFICATIONS

I HEREBY CERTIFY THAT _____ IS THE DEVELOPER OF THE LAND HEREIN SUBDIVIDED OR TO BE DEVELOPED AND THAT I DO HEREBY ADOPT THIS PLAN.

LAGO D' ARGENTO, LLC C/O DAN SHANNON

CALL BEFORE YOU DIG

1-800-242-1776 3 DAYS NOTICE IS THE LAW

COMPLIANCE WITH ACT 287 AS AMENDED

SERIAL #: 20091060736

DATE: 2009-04-16

PROFESSIONAL LAND SURVEYOR, #SU1323A

DATE: 2009-04-16

DATE: 2009-08-05

VARIANCES REQUESTED:

1. A VARIANCE IS REQUESTED TO PERMIT CONTINUANCE OF EXISTING NON CONFORMING USE (2 APARTMENTS)

2. A VARIANCE REQUESTED TO PERMIT NEWLY CREATED LOTS TO ACCESS AN EXISTING ROADWAY

3. A VARIANCE IS REQUESTED FROM § 129-39 PROVIDING SIDEWALKS IN ACCORDANCE WITH § 129-34 (c)

LAGO D' ARGENTO, LLC C/O DAN SHANNON

PLOWSHARE ROAD (50' WIDE) (TOWNSHIP ROAD)

N/F MORTLIEB ANDREW T & MIRIAM F BLOCK 13 UNIT 80 PARCEL: 66-00-05475-10-2 1183 PLOWSHARE ROAD

N/F BEALIN JOHN & LISA BLOCK 13 UNIT 81 PARCEL: 66-00-05475-12-9 1187 PLOWSHARE ROAD

N/F BEAUMONT MICHELLE P BLOCK 13 UNIT 75 PARCEL: 66-00-02642-40-6 1235 HEREFORD DRIVE

N/F COZBENSKI JAMES & MARY C BOWE BLOCK 13 UNIT 71 PARCEL: 66-00-06146-60-1 1125 SILVER LAKE LANE

N/F MCDONALD JOSEPH & WILFRED BLOCK 13 UNIT 70 PARCEL: 66-00-06146-66-4 1130 SILVER LAKE LANE

N/F MCLAUGHLIN LOUIS & BERNADETTE M BLOCK 12A UNIT 58 PARCEL: 66-00-05474-72-4 1067 PLOWSHARE ROAD

OWNER/APPLICANT

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OWNER'S CERTIFICATION OF INTENT

KNOW TO ALL TO WHOM THESE PRESENTS MAY COME THAT I, _____ BEING A RESIDENT OF LANSDALE TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA, FOR OURSELVES, OUR SUCCESSORS & ASSIGNS DO HEREBY ADOPT THIS AS OUR PLAN OF LOTS & STREETS AND/OR LAND DEVELOPMENT PLAN OF OUR PROPERTY, SITUATE IN THE TOWNSHIP OF WHITPAIN, COUNTY OF MONTGOMERY, COMMONWEALTH OF PENNSYLVANIA AND IT IS OUR DESIRE THAT THIS PLAN BE RECORDED ACCORDING TO LAW.

LAGO D' ARGENTO, LLC C/O DAN SHANNON

PLOWSHARE ROAD (50' WIDE) (TOWNSHIP ROAD)

N/F MAITAN TIBOR & DIANE BLOCK 13 UNIT 79 PARCEL: 66-00-02642-44-2 1179 PLOWSHARE ROAD

N/F GALCZYK PAUL F & BARBARA R BLOCK 13 UNIT 76 PARCEL: 66-00-02642-42-4 1225 HEREFORD DRIVE

N/F CROSBY JOSEPH E & JOCELYN C BLOCK 13 UNIT 74 PARCEL: 66-00-02642-38-8 1245 HEREFORD DRIVE

N/F KOZBENSKI JAMES & MARY C BOWE BLOCK 13 UNIT 71 PARCEL: 66-00-06146-60-1 1125 SILVER LAKE LANE

N/F MCDONALD JOSEPH & WILFRED BLOCK 13 UNIT 70 PARCEL: 66-00-06146-66-4 1130 SILVER LAKE LANE

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DATE: 2009-04-16

DATE: 2009-08-05

DEVELOPER'S ACKNOWLEDGMENT

I HEREBY CERTIFY THAT _____ IS THE DEVELOPER OF THE LAND HEREIN SUBDIVIDED OR TO BE DEVELOPED AND THAT I DO HEREBY ADOPT THIS PLAN.

LAGO D' ARGENTO, LLC C/O DAN SHANNON

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DATE: 2009-04-16

DATE: 2009-08-05

DEVELOPER'S ACKNOWLEDGMENT CONT'D

STATE OF PENNSYLVANIA COUNTY OF MONTGOMERY ON THE _____ DAY OF _____, 2009 BEFORE ME, THE SUBSCRIBED, A NOTARY PUBLIC OF THE COMMONWEALTH OF PENNSYLVANIA RESIDING IN _____, PERSONALLY APPEARED _____ WHO ACKNOWLEDGED THIS PLAN TO BE THE OFFICIAL PLAN OF THE HIGHWAYS AND PROPERTY SHOWN THEREON SITUATE IN THE TOWNSHIP OF WHITPAIN, MONTGOMERY COUNTY, PENNSYLVANIA, AND DESIRED THAT THIS PLAN BE RECORDED ACCORDING TO LAW. WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR AFORESAID.

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DATE: 2009-04-16

DATE: 2009-08-05



LOCATION MAP SCALE: 1"=2,000' COPYRIGHT 'ADC THE MAP PEOPLE' PERMITTED USE NO. 20493218

LEGEND

Table with columns for EXISTING and PROPOSED features. Includes symbols for storm inlets, manholes, clean outs, valves, poles, wires, sewer lines, and property corners.

NOTES:

- 1. THIS PLAN REPRESENTS AN ACTUAL FIELD SURVEY PERFORMED BY THIS OFFICE COMPLETED ON 05-01-2009.
- 2. SITE DATA: CURRENT OWNER: LAGO D' ARGENTO, LLC C/O DAN SHANNON ADDRESS: 2580 MUIRFIELD WAY, LANSDALE, PENNSYLVANIA, 19446
- 3. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.
- 4. THE PROJECT AREA DOES NOT FALL WITHIN A DESIGNATED 100 YEAR FLOOD ZONE AS SHOWN ON THE FLOOD INSURANCE RATE MAP, MAP NUMBER 42091C0266 E, EFFECTIVE DATE DECEMBER 19, 1996.
- 5. THE PROJECT AREA SOILS DATA IS CLASSIFIED AS 'UUBB' - URBAN LAND-UDORTHERENTS, SHALE AND SANDSTONE COMPLEX HAVING A SLOPE OF 0 TO 8 PERCENT, AS SHOWN ON SOIL SURVEY FROM THE NATURAL RESOURCE CONSERVATION SERVICE WEB SOIL SURVEY URL: http://websoilsurvey.nrcs.usda.gov. SOIL SURVEY AREA OF MONTGOMERY COUNTY, PENNSYLVANIA VERSION 5 DATED FEBRUARY 26, 2009.
- 6. THE HORIZONTAL DATUM IS BASED ON PENNSYLVANIA STATE PLANE COORDINATES (PAR3-SF). THE VERTICAL DATUM IS BASED ON NAVD83. THE PROJECT BENCHMARK IS THE RIM OF A SANITARY MANHOLE IN THE INTERSECTION OF WENTZ ROAD & PLOWSHARE ROAD, HAVING AN ELEVATION OF 297.27'.
- 7. PA ONE CALL SERIAL NUMBER: 20091060736
- 8. NET AREA (TO LEGAL R/W) = 4.23 AC. OR 184,098 S.F.
- 9. PLAN REFERENCES: A) A RECORDED PLAN TITLED 'RECORD PLAN', BY YERKES ASSOCIATES, INC. OF BRYN MAWR, PA, SHEET 1 & 2 OF 24, RECORDED IN APRIL OF 1983, #418, #418A.
- 10. THIS DRAWING WAS MADE WITH THE BENEFIT OF A TITLE REPORT.
- 11. THE PROPOSED RIGHT OF WAY (SILVER LAKE LANE EXTENSION) IS HEREBY OFFERED FOR DEDICATION TO WHITPAIN TOWNSHIP.

GREEN SPACE CALCULATIONS:

Table with columns for LOT 1 through LOT 9, showing required, existing, and proposed green space values in square feet.