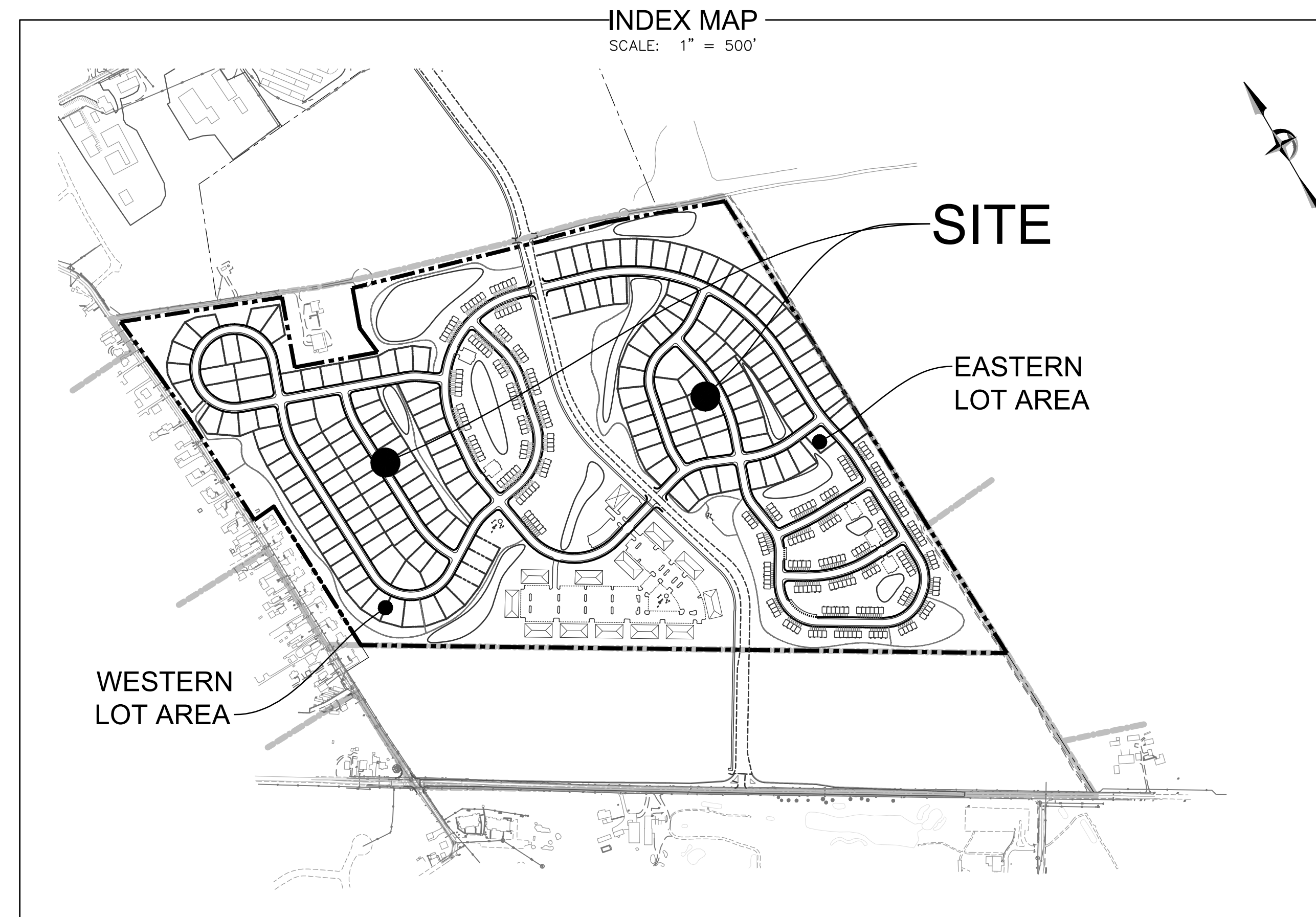


PROJECT  
**CONDITIONAL USE**  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 CUMBERLAND COUNTY PENNSYLVANIA

**SUBDIVISION AND LAND DEVELOPMENT NOTES**  
 ORDINANCE 1 OF 2001, AS AMENDED

1. THE PURPOSE OF THIS PLAN IS TO PROVIDE A CONDITIONAL USE PLAN FOR THE SUBJECT PROPERTY AS SHOWN ON SHEET 3.
2. PUBLIC WATER AND PUBLIC SEWER TO BE PROVIDED IS TO BE PROVIDED BY THE SOUTH MIDDLETON TOWNSHIP MUNICIPAL AUTHORITY UPON THE DEVELOPMENT OF THESE PROPOSED LOTS.
3. TOPOGRAPHY OBTAINED FROM AERIAL PHOTOGRAMMETRY.
4. BENCHMARK: IRON PIN ON THE NORTHEAST CORNER OF THE SITE. ELEVATION: 497.29
5. ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM, A FLOOD INSURANCE RATE MAP (FIRM) FOR SOUTH MIDDLETON TOWNSHIP, THIS PROPERTY IS NOT LOCATED WITHIN THE 100 YEAR FLOOD PLAIN AREA.
6. PENNSYLVANIA LAW REQUIRES A THREE (3) DAY NOTICE BEFORE YOU EXCAVATE, DRILL, BLAST OR DEMOLISH. CALL PAONE CALL AT (800) 242-1776.
7. THIS SITE IS UNDERLAIN WITH CARBONATE ROCKS (LIMESTONE OR DOLOMITES) WHERE THERE IS A POTENTIAL FOR SINKHOLES. THEREFORE, SPECIAL CONSTRUCTION PROCEDURES SHOULD BE USED.
8. ROADWAY HIERARCHY:  
 YORK ROAD (S.R. 0074) IS CLASSIFIED AS AN ARTERIAL ROAD.  
 FAIRVIEW STREET (T-512) AND LISBURN ROAD (T-511) ARE CLASSIFIED AS URBAN COLLECTOR ROADS.
9. NO BUILDING PERMITS AND/OR EARTHMOVING WILL BE PERMITTED, UNLESS AND UNTIL, SUBDIVISION AND/OR LAND DEVELOPMENT PLANS ARE SUBMITTED AND APPROVED BY SOUTH MIDDLETON TOWNSHIP.
10. THIS PROJECT IS WITHIN THE HIGH QUALITY WATERSHED FOR THE LETORT SPRING RUN.
11. THIS PROJECT WILL BE CONSTRUCTED IN THREE (3) PHASES. THE PHASING LINES ARE SHOWN ON SHEET NO. 4.
12. THE PROPERTY IS NOT LOCATED WITHIN:  
 THE FLOOD HAZARD DISTRICT  
 THE VILLAGE HAZARD DISTRICT  
 THE STEEP SLOPE CONSERVATION DISTRICT
16. THE PROPERTY IS LOCATED WITHIN:  
 THE SPECIAL STORMWATER MANAGEMENT AREA AS SECTION 7.4 (SPECIAL MANAGEMENT AREAS - KARST AREAS) OF THE MOST CURRENT VERSION "THE PENNSYLVANIA STORMWATER BEST MANAGEMENT PRACTICES MANUAL"  
 THE AIRPORT HAZARD DISTRICT
17. ALL SIGNAGE SHALL MEET THE REQUIREMENTS OF ARTICLE XVII OF THE ZONING ORDINANCE.
18. ALL DWELLING UNITS SHALL HAVE INDIVIDUAL POLE LIGHTS.
19. SECTION 703.N.(3) CLEAR SIGHT TRIANGLE. NO OBSTRUCTION HIGHER THAN THIRTY INCHES ABOVE THE GRADE OF THE CENTERLINE OF THE STREET SHALL BE PERMITTED WITHIN THE CLEAR SIGHT TRIANGLE.
20. ALL OPEN SPACE, COMMON AREAS, AND COMMUNITY AMENITIES WILL BE OWNED AND MAINTAINED BY A HOMEOWNERS ASSOCIATION.
21. THE DEDICATION OF THE CONNECTOR ROAD SHALL OCCUR PRIOR TO THE APPROVAL OF THE FINAL LAND DEVELOPMENT PLANS.
22. IF THE APARTMENT BUILDINGS SEPARATION FROM THE PARKING LOT CURB EXCEEDS 10' THEN A SEPARATE FIRE LANE IS NEEDED WITHIN THE PARKING LOT OR TO THE REAR OF THE APARTMENT BUILDINGS.

**INDEX MAP**  
 SCALE: 1" = 500'



**ZONING DATA**  
 ORDINANCE NO. 2023-02, AS AMENDED

WESTERN LOT AREA = 82.4 ACRES  
 EASTERN LOT AREA = 62.5 ACRES  
 AREA OF CONNECTION ROAD AREA = 3.3 ACRES  
 TOTAL AREA 148.2 ACRES

**RESIDENTIAL HIGH DENSITY**  
 MINIMUM LOT AREA REQUIREMENTS FOR SPECIFIC USES  
 (SEE ZONING ORDINANCE NO. 2023-02, AS AMENDED FOR ADDITIONAL INFORMATION)

**PERMITTED USES:**  
 SINGLE-FAMILY DETACHED DWELLINGS (WITHOUT TDR CREDITS)  
 LOT SIZE: 10,500 SQ.FT.  
 LOT WIDTH: 75'  
 SETBACKS: FRONT YARD: 30'  
 REAR YARD: 20'  
 SIDE YARD: 10'

**CONDITIONAL USES:**  
 LARGE SCALE DEVELOPMENTS - 25 OR MORE D.U. SEE SPECIFIC USES  
 SINGLE-FAMILY ATTACHED DWELLING (WITHOUT TDR CREDITS)  
 MINIMUM LOT AREA: 1 ACRE  
 MAXIMUM GROSS DENSITY: (4 DU. PER ACRE)  
 INTERIOR LOT WIDTH: 20'  
 SETBACKS: FRONT YARD: 20'  
 SIDE YARD (END UNITS): 20'  
 REAR YARD: 20'  
 ALONG THE PERIMETER BOUNDARY LINE OF THE PROJECT, SCREENING SHALL BE PROVIDED WHERE NO PUBLIC ROAD IS LOCATED.  
 NO LESS THAN THREE (3) AND NO MORE THAN SIX (6) DWELLING UNITS SHALL BE PERMITTED IN A GROUP OF SINGLE FAMILY ATTACHED DWELLINGS.

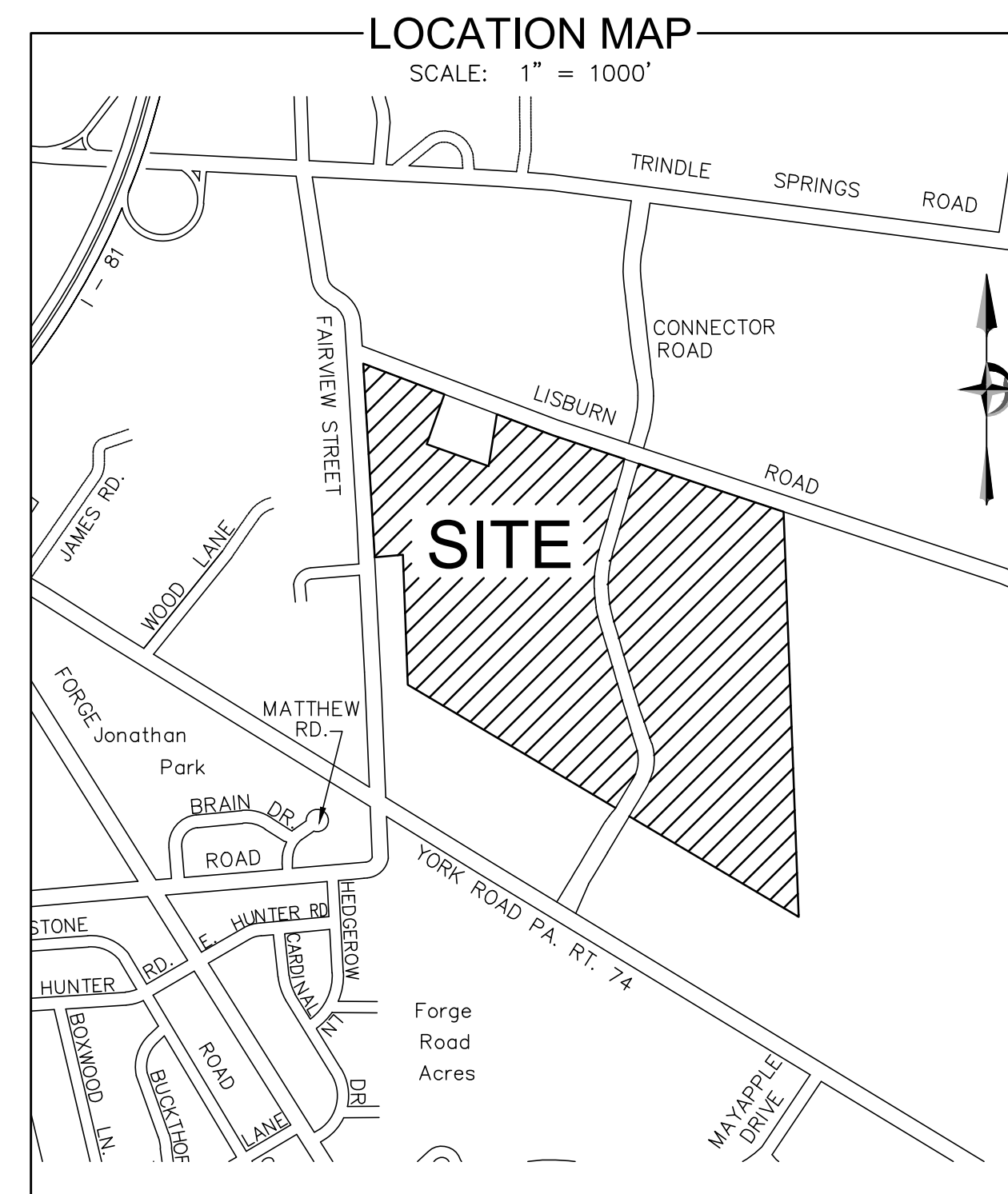
**APARTMENTS (WITHOUT TDR CREDITS)**  
 MINIMUM LOT AREA: 2 ACRES  
 MAXIMUM GROSS DENSITY: (10 DU. PER ACRE)  
 SETBACKS: FRONT YARD: 20'  
 SIDE YARD: 15'  
 REAR YARD: 20'  
 ALONG THE PERIMETER BOUNDARY LINE OF THE PROJECT, SCREENING SHALL BE PROVIDED WHERE NO PUBLIC ROAD IS LOCATED.

**GENERAL REQUIREMENTS FOR ALL USES:**  
 USES SHALL BE SERVED WITH PUBLIC WATER AND SEWER  
 BUILDING HEIGHT (MAXIMUM) 40'  
 BUILDING COVERAGE (MAXIMUM) 40%  
 IMPERIOUS COVERAGE, INCLUDING BUILDINGS 50%  
 CORNER LOT RESTRICTIONS (SECTION 1602):  
 FRONT YARDS ARE REQUIRED ON ALL STREET FRONTAGES  
 ALL OTHER YARDS TO BE REAR YARDS  
 NO MORE THAN ONE PRINCIPLE USE MAY BE ERCTED ON A SINGLE LOT  
 1607 - SCREENING REQ. (PER SALDO 711)  
 PARKING UNDER ARTICLE VII

**POTENTIAL MODIFICATION OF SALDO REQUIREMENTS (WAIVERS)**

SUBDIVISION ORDINANCE SECTION 703.n.(4)	APPROACHES TO AN INTERSECTION
SUBDIVISION ORDINANCE SECTION 704(b)	BLOCK LENGTH
SUBDIVISION ORDINANCE SECTION 716.b.(4)(b)	MIN. INTERSECTION SEPARATION
SUBDIVISION ORDINANCE SECTION 708.a.	STANDARDS FOR CURBS AND GUTTERS

**LOCATION MAP**  
 SCALE: 1" = 1000'



**SHEET INDEX**

1. COVER SHEET
2. EXISTING CONDITIONS PLAN
3. LAYOUT PLAN
4. PHASING PLAN
5. SINGLE FAMILY LOT PLAN 1
6. SINGLE FAMILY LOT PLAN 2
7. SINGLE FAMILY LOT PLAN 3
8. SINGLE FAMILY LOT PLAN 4 AND TOWNHOUSE AREA
9. SINGLE FAMILY LOT PLAN 5 AND TOWNHOUSE AREA
10. APARTMENT AREA PLAN
11. SINGLE FAMILY LOT PLAN 6
12. SINGLE FAMILY LOT PLAN 5 AND TOWNHOUSE AREA
13. TOWNHOUSE AREA

**OWNER/DEVELOPER**

**NB LAND LLC**  
 3335 Morgantown Road, PO Box 7  
 Mohnton, PA 19540

**SOURCE OF TITLE**

INSTRUMENT # 201912384  
 Tax Map 40-09-0533-016  
 INSTRUMENT # 201912384  
 Tax Map 40-09-0533-017  
 INSTRUMENT # 201912384  
 Tax Map 40-09-0533-018  
 INSTRUMENT # 201912384  
 Tax Map 40-09-0533-019

**CONDITIONAL USE NOTES**

1. THE REPRESENTATIONS MADE BY APPLICANT IN THE APPLICATION, THE SUPPORTING DOCUMENTATION, AND THE TESTIMONY AT THE HEARING BY APPLICANT AND ITS EXPERTS AND AGENTS, SHALL BE CONSIDERED CONDITIONS OF THIS CONDITIONAL USE APPROVAL. CHANGES FROM SAID REPRESENTATIONS, DOCUMENTATION AND TESTIMONY, OTHER THAN MINOR TECHNICAL CHANGES OR THOSE EXPRESSLY PERMITTED ELSEWHERE IN THIS CONDITIONAL USE APPROVAL, OR FAILURE TO COMPLY WITH THE CONDITIONS OF CONDITIONAL USE APPROVAL SHALL BE CONSIDERED A VIOLATION OF THE CONDITIONAL USE, AND MAY RESULT IN REVOCATION OF THE CONDITIONAL USE APPROVAL IF NOT BROUGHT INTO FULL COMPLIANCE WITHIN SIXTY (60) DAYS OF WRITTEN NOTICE OF NON-COMPLIANCE FROM THE TOWNSHIP, OR WITHIN SUCH OTHER PERIOD IF EXTENDED BY THE BOARD.
2. CONDITIONS OF APPROVAL:  
 (1) THE APPLICANT SHALL DESIGN THE LANDSCAPE SCREENING TO MEET THE REQUIREMENT OF THE ZONING ORDINANCE AND THE SUBDIVISION AND LAND DEVELOPMENT ORDINANCE AT THE LAND DEVELOPMENT PHASE OF THE APPLICATION.  
 (2) FIRE HYDRANTS SHALL BE PROVIDED AND LOCATED DURING THE LAND DEVELOPMENT PHASE IN CONSULTATION WITH THE FIRE MARSHALL.  
 (3) BUILDING IDENTIFICATION WILL BE SUBMITTED TO THE TOWNSHIP FIRE MARSHAL DURING THE LAND DEVELOPMENT PHASE FOR APPROVAL.

4250 Crums Mill Road  
 Suite 301 PA 17112  
 T: 856.432.6656  
 F: 717.732.8596  
**DAWOOD**

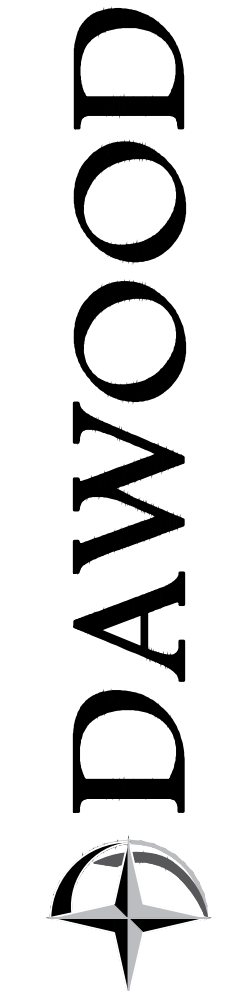
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2	6/6/2023	REVISED PER TOWNSHIP COMMENTS		

CONDITIONAL USE  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 CUMBERLAND COUNTY  
 PENNSYLVANIA

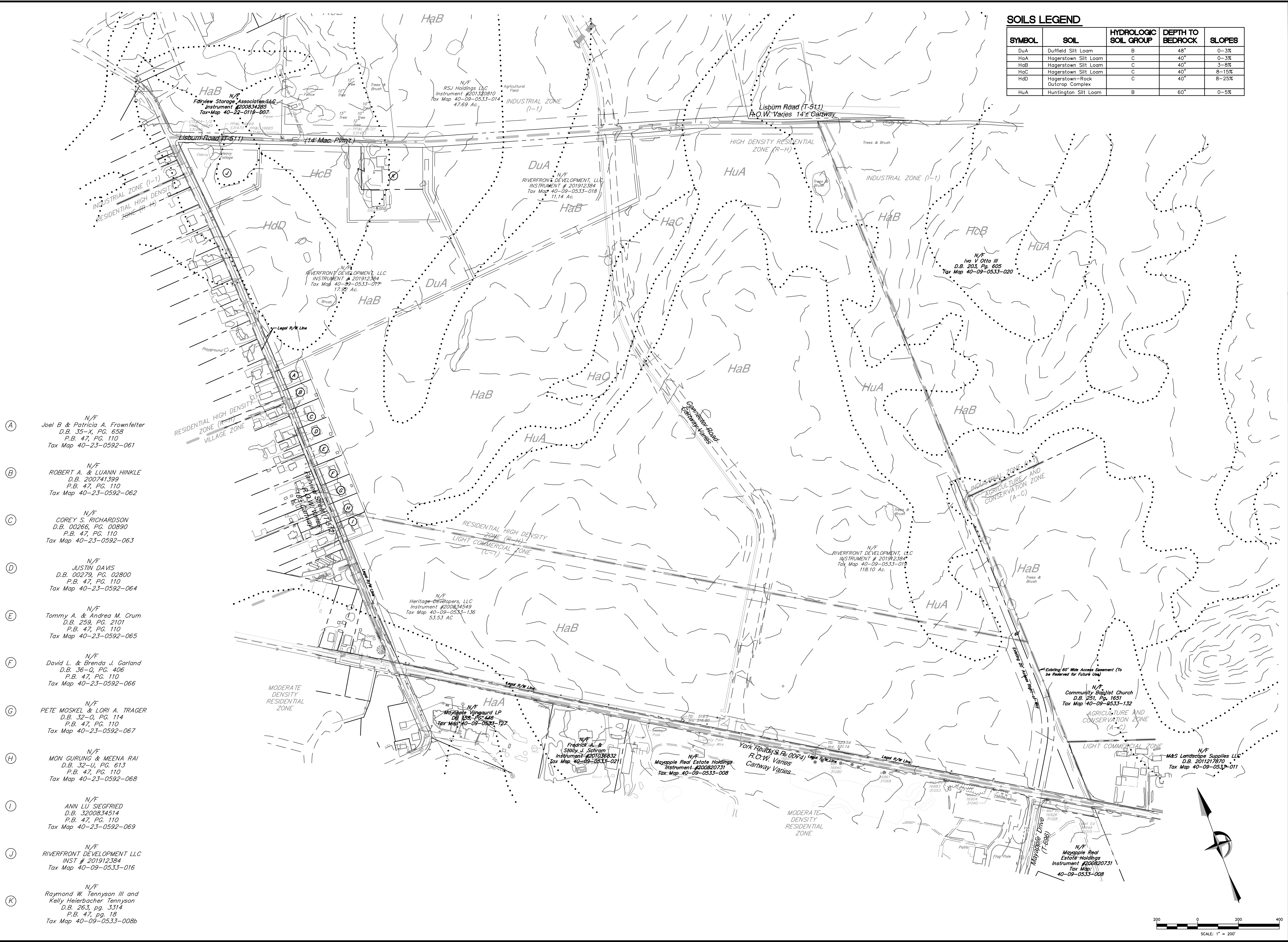
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**COVER SHEET**

DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-FL-CV01
DRAWN BY	TKM / ZM
CHECKED BY	CJZ
SHEET NO.	

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SOILS LEGEND				
SYMBOL	SOIL	HYDROLOGIC SOIL GROUP	DEPTH TO BEDROCK	SLOPES
DuA	Duffield Silt Loom	B	48"	0-3%
HsA	Hagerstown Silt Loom	C	40"	0-3%
HsB	Hagerstown Silt Loom	C	40"	3-8%
HsC	Hagerstown Silt Loom	C	40"	8-15%
HsD	Hagerstown-Rock Outcrop Complex	C	40"	8-25%
HuA	Huntington Silt Loom	B	60"	0-5%



- (A) N/F  
Joel B & Patricia A. Frownfelter  
D.B. 35-X, PG. 658  
P.B. 47, PG. 110  
Tax Map 40-23-0592-061
- (B) N/F  
ROBERT A. & LUANN HINKLE  
D.B. 200741399  
P.B. 47, PG. 110  
Tax Map 40-23-0592-062
- (C) N/F  
COREY S. RICHARDSON  
D.B. 00266, PG. 00890  
P.B. 47, PG. 110  
Tax Map 40-23-0592-063
- (D) N/F  
JUSTIN DAVIS  
D.B. 00279, PG. 02800  
P.B. 47, PG. 110  
Tax Map 40-23-0592-064
- (E) N/F  
Tommy A. & Andrea M. Crum  
D.B. 259, PG. 2101  
P.B. 47, PG. 110  
Tax Map 40-23-0592-065
- (F) N/F  
David L. & Brenda J. Garland  
D.B. 36-0, PG. 406  
P.B. 47, PG. 110  
Tax Map 40-23-0592-066
- (G) N/F  
PETE MOSKEL & LORI A. TRAGER  
D.B. 32-0, PG. 114  
P.B. 47, PG. 110  
Tax Map 40-23-0592-067
- (H) N/F  
MON GURUNG & MEENA RAI  
D.B. 32-U, PG. 613  
P.B. 47, PG. 110  
Tax Map 40-23-0592-068
- (I) N/F  
ANN LU SIEGFRIED  
D.B. 3200834514  
P.B. 47, PG. 110  
Tax Map 40-23-0592-069
- (J) N/F  
RIVERFRONT DEVELOPMENT LLC  
INST # 201912384  
Tax Map 40-09-0533-016
- (K) N/F  
Raymond W. Tennyson III and  
Kelly Heterbacher Tennyson  
D.B. 263, pg. 3314  
P.B. 47, pg. 18  
Tax Map 40-09-0533-008b

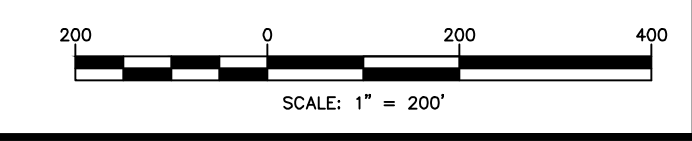
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2	6/6/2023	REVISED PER TOWNSHIP COMMENTS		

CONDITIONAL USE  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 CUMBERLAND COUNTY  
 PENNSYLVANIA

DRAWING TITLE  
 EXISTING  
 CONDITIONS PLAN

DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-FL-BM01
DRAWN BY	TKM / ZM
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SHEET NO.	

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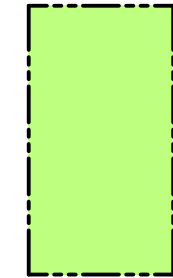

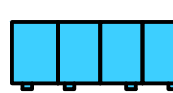
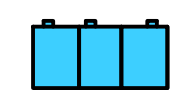
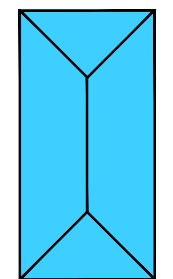


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NOTE:  
 WITHIN THE ROAD FRONTAGE OF FAIRVIEW STREET THE FOLLOWING IS PROPOSED:  
 1. ADDITIONAL RIGHT-OF-WAY TO BE OFFERED FOR DEDICATED  
 2. PUBLIC SIDEWALK TO BE CONSTRUCTED WITHIN THE RIGHT-OF-WAY  
 CONNECTION BETWEEN SIDEWALK AND PATH

KEY MAP

	SINGLE FAMILY LOTS	179
	TRIPLE, FOUR, FIVE AND SIX TOWNHOUSE UNITS	279
		
		
	24 UNIT APARTMENT COMPLEX	288
	<b>ANTICIPATED TOTAL UNITS</b>	<b>746</b>

ANTICIPATED UNIT DENSITY

WESTERN LOT: (TOTAL 82.4 ACRES)  
 APARTMENTS: (10 DWELLING UNITS PER ACRE)  
 PROPOSED 288 UNITS  
 $288 \text{ UNITS} / 10 \text{ units per acre} = 28.8 \text{ acres required}$

TOWNHOUSE UNIT: (4 DWELLING UNITS PER ACRE)  
 PROPOSED 112 UNITS  
 $112 \text{ UNITS} / 4 \text{ units per acre} = 28.00 \text{ acres required}$

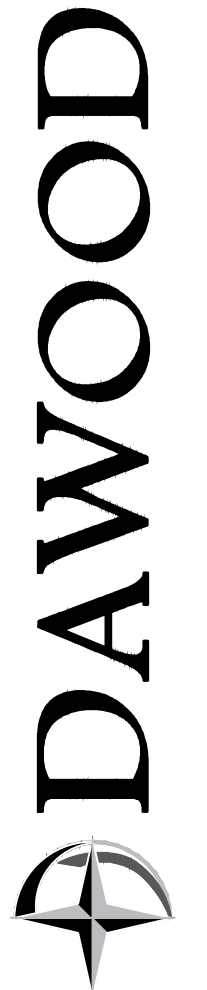
SINGLE FAMILY DETACHED LOTS: (4 LOTS PER ACRE)  
 PROPOSED 97 UNITS  
 $97 \text{ UNITS} / 4 \text{ units per acre} = 24.25 \text{ acres required}$

TOTAL AREA REQUIRED = 81.05 ACRES

EASTERN LOT: (TOTAL 62.5 ACRES)  
 TOWNHOUSE UNIT: (4 DWELLING UNITS PER ACRE)  
 PROPOSED 167 UNITS  
 $167 \text{ UNITS} / 4 \text{ units per acre} = 41.75 \text{ acres required}$

SINGLE FAMILY DETACHED LOTS: (4 LOTS PER ACRE)  
 82 UNITS/4 units per acre = 20.5 acres required  
 TOTAL AREA REQUIRED = 62.25 ACRES

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 Suite 301 PA 17112  
 T: 855.432.8655  
 F: 717.732.8598

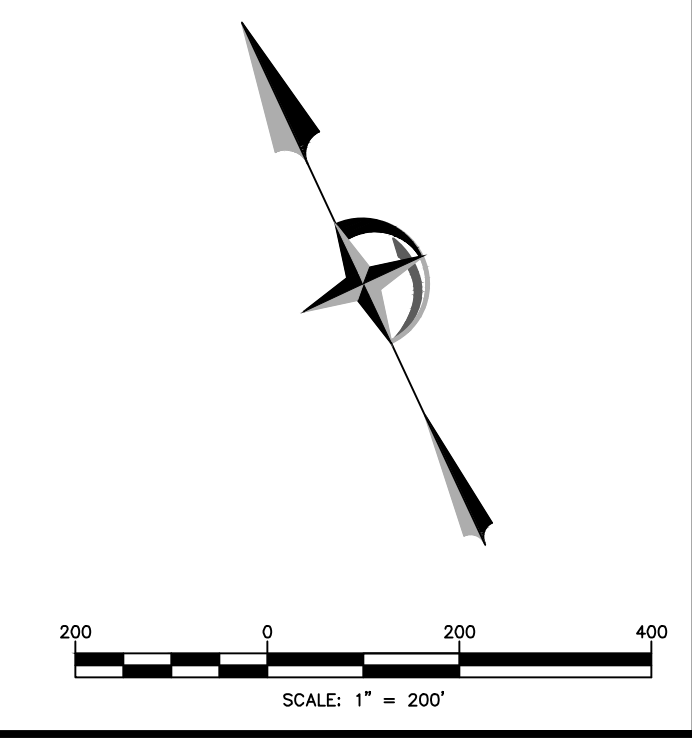


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CONDITIONAL USE FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 CUMBERLAND COUNTY  
 PENNSYLVANIA

DRAWING TITLE  
 LAYOUT PLAN

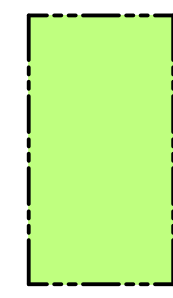
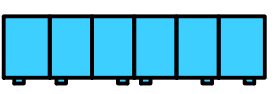
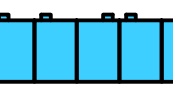
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FILE NAME	LD-CU-LY01
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SHEET NO.	3 OF 13



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**KEY MAP**

-  SINGLE FAMILY LOTS 179
-  TRIPLE, FOUR, FIVE AND SIX TOWNHOUSE UNITS 279
-  24 UNIT APARTMENT COMPLEX 288

ANTICIPATED TOTAL UNITS 746

**NOTE:**  
 WITHIN THE ROAD FRONTAGE OF FAIRVIEW STREET THE FOLLOWING IS PROPOSED:  
 1. ADDITIONAL RIGHT-OF-WAY TO BE OFFERED FOR DEDICATED  
 2. PUBLIC SIDEWALK TO BE CONSTRUCTED WITHIN THE RIGHT-OF-WAY

CONNECTION BETWEEN SIDEWALK AND PATH

**PHASING SCHEDULE**

- PHASE 1= 97 SINGLE FAMILY LOTS  
112 TOWNHOMES  
288 APARTMENTS**
- PHASE 2= 39 SINGLE FAMILY LOTS  
87 TOWNHOMES**
- PHASE 3= 43 SINGLE FAMILY LOTS  
80 TOWNHOMES**

**GENERAL NOTE:**  
 THE POTENTIAL EMERGENCY ACCESS LOCATIONS ARE SHOWN TO PROVIDE A SECONDING POINT OF ACCESS PRIOR TO THE CONSTRUCTION OF SUBSEQUENT PHASES. THE LOCATION AND DETAILED DESIGN WILL BE ELABORATED PRIOR TO FINAL PLAN APPROVAL FOR EACH PHASE, AND WILL BE REVIEWED FOR COMPLIANCE WITH TOWNSHIP ORDINANCES BY THE TOWNSHIP ENGINEER AND EMERGENCY SERVICES. IN ALL PHASES, THERE ARE AT LEAST TWO POINTS OF INGRESS/EGRESS PROVIDED TO THE PROPERTY.

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 Suite 301 PA 17112  
 T: 856.432.8665  
 F: 717.732.8598

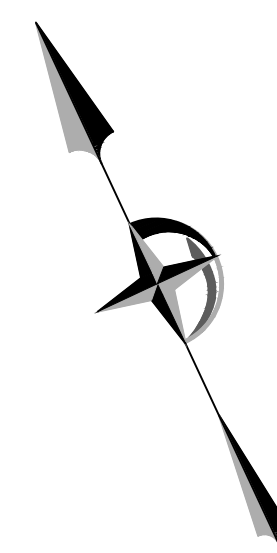
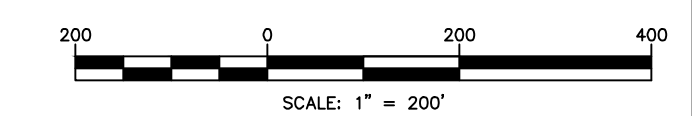
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2	6/6/2023	REVISED PER TOWNSHIP COMMENTS	C/JZ	TKM

CONDITIONAL USE FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 PENNSYLVANIA  
 CUMBERLAND COUNTY

DRAWING TITLE  
**PHASING PLAN**

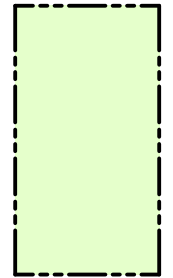
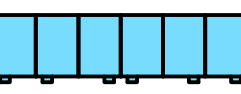
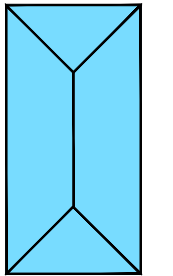
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SHEET NO.	4 OF 13



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**KEY MAP**

-  SINGLE FAMILY LOTS 179
-  TRIPLE, FOUR, FIVE AND SIX TOWNHOUSE UNITS 279
-  24 UNIT APARTMENT COMPLEX 288

ANTICIPATED TOTAL UNITS 746

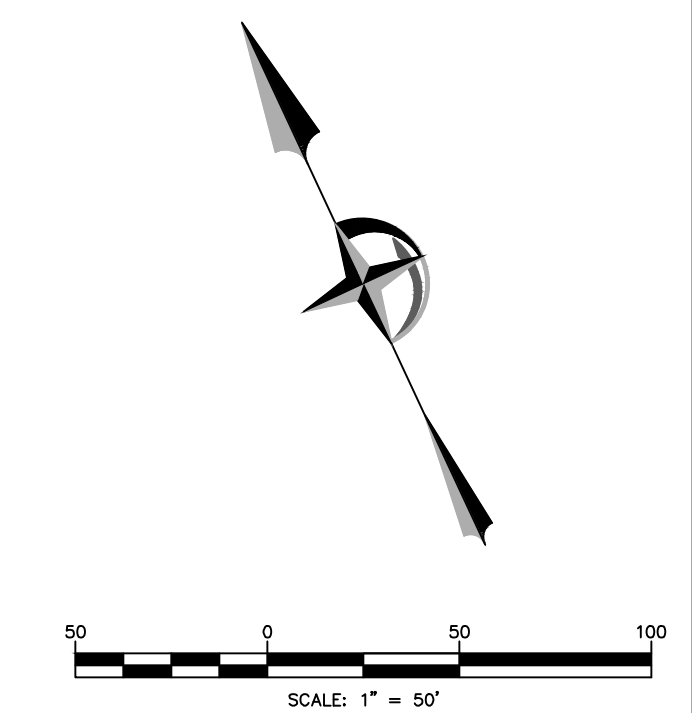
**BUILDING HEIGHT REQUIREMENTS**  
 <40' = PROPOSED SINGLE FAMILY DETACHED BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 STORIES = PROPOSED STORIES

**SINGLE FAMILY DETACHED : MAX IMPERVIOUS REQUIREMENTS**  
 TYPICAL SINGLE FAMILY LOT AREA:  
 AS SHOWN 0.24 AC (10,500 S.F.)  
 2,500 S.F. (24% = ANTICIPATED PROPOSED BUILDING AREA BASED ON A MINIMUM 10,500 LOT)  
 4,200 S.F. (40% MAXIMUM BUILDING AREA BASED ON A MINIMUM 10,500 LOT)

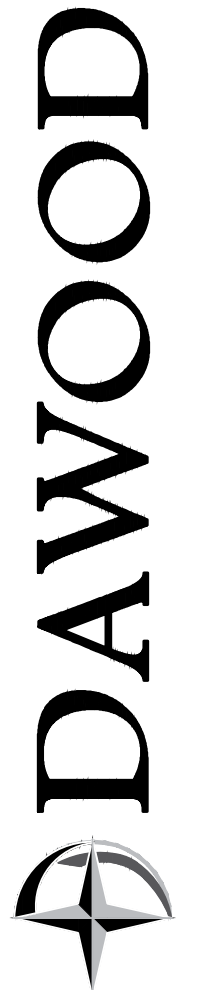
**MAX BUILDING AREA REQUIREMENTS**  
 TYPICAL SINGLE FAMILY LOT AREA  
 AS SHOWN 0.24 AC (10,500 S.F.)  
 4,500 S.F. (43% = ANTICIPATED PROPOSED IMPERVIOUS AREA)  
 (ASSUMES 2,400 SF HOUSE PLUS 2,000 SF FOR DRIVEWAY, PATIO, SIDEWALK, ETC)  
 5,250 S.F. (50% MAXIMUM IMPERVIOUS AREA BASED ON A MINIMUM 10,500 LOT)

**PARKING REQUIREMENTS**  
 REQUIRED = 2 SPACES PER UNIT  
 PROVIDED = 2 SPACES PROVIDED  
 (1 IN GARAGE AND 1 IN DRIVEWAY)  
 NOTE: 2 CAR GARAGE ANTICIPATED WITH EACH TOWNHOUSE

**NOTE:**  
 1. THE FINAL LAYOUT AND LOCATION OF LOTS AND STRUCTURES MAY BE SUBJECT TO MINOR TECHNICAL CHANGES OR THOSE EXPRESSLY PERMITTED IN THE CONDITIONAL USE APPROVAL CONSISTENT WITH TOWNSHIP ORDINANCES. SUCH CHANGES SHALL BE REVIEWED BY THE TOWNSHIP PLANNING STAFF FOR APPROPRIATENESS AND CONSISTENCY WITH THE APPROVED CONDITIONAL USE PLAN. THE BOARD OF SUPERVISORS WILL HAVE THE FINAL DETERMINATION AS TO WHETHER ANY PROPOSED CHANGES ARE CONSIDERED SUBSTANTIAL, FOR PURPOSES OF COMPLYING WITH THE CONDITIONAL USE DECISION. THIS DETERMINATION SHALL BE THE SOLE AND ABSOLUTE DISCRETION OF THE BOARD OF SUPERVISORS



4250 Crums Mill Road  
 Suite 301 PA 17112  
 T: 855.432.8655  
 F: 717.732.8598



REVISIONS		CHECKED	DRAWN
NO.	DATE	DESCRIPTION	
1	5/6/2023	REVISED PER TOWNSHIP COMMENTS	CJZ TKM
2	6/6/2023	REVISED PER TOWNSHIP COMMENTS	CJZ TKM

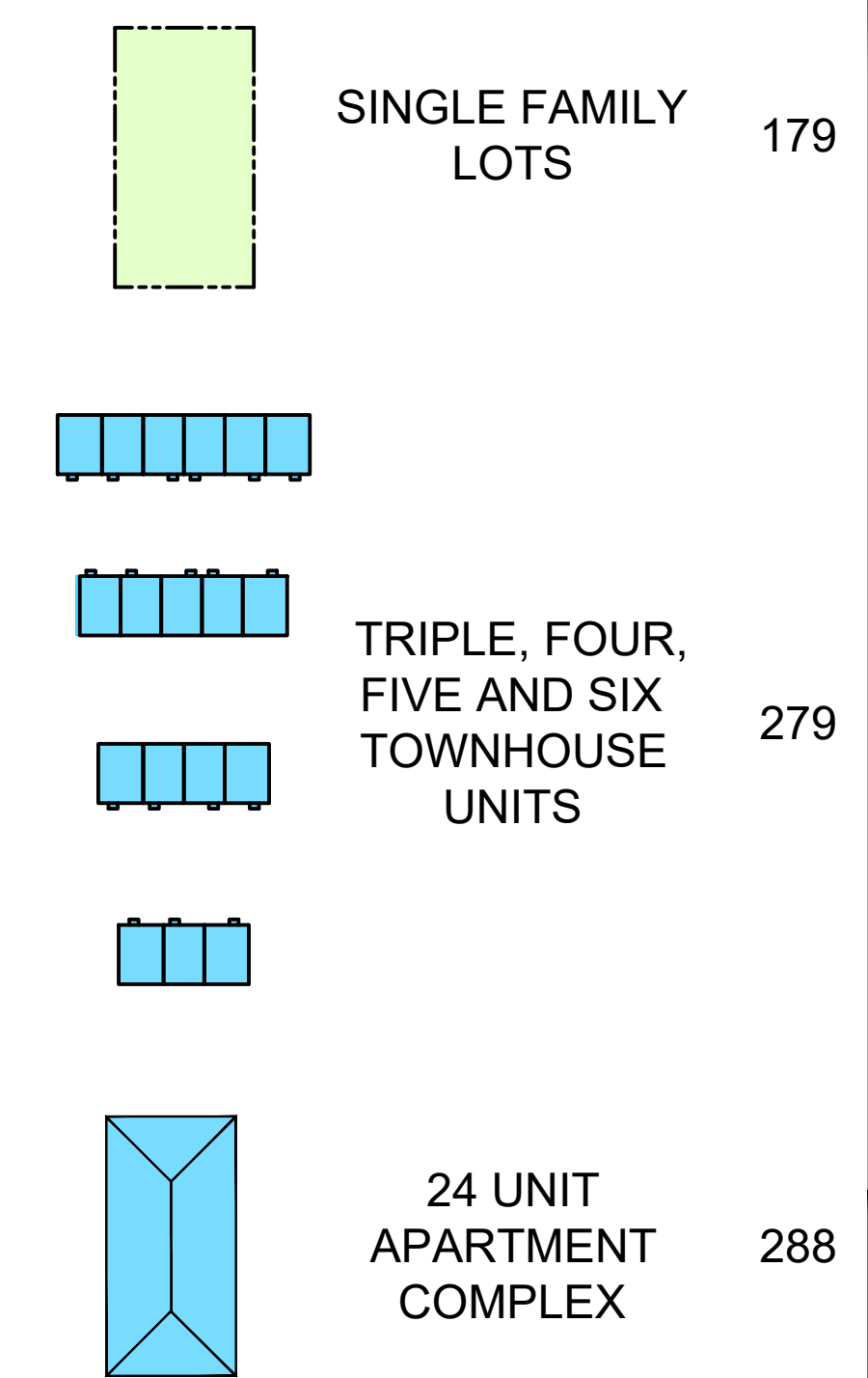
CONDITIONAL USE FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 CUMBERLAND COUNTY  
 PENNSYLVANIA

DRAWING TITLE	
SINGLE FAMILY LOT PLAN-1	
DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CJZ
SHEET NO.	5 OF 13

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KEY MAP



ANTICIPATED TOTAL UNITS 746

**BUILDING HEIGHT REQUIREMENTS**  
 <40' = PROPOSED SINGLE FAMILY DETACHED BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 STORIES = PROPOSED STORIES

4250 Crums Mill Road  
 Suite 301 PA 17112  
 T: 856.432.8665  
 F: 717.732.8596

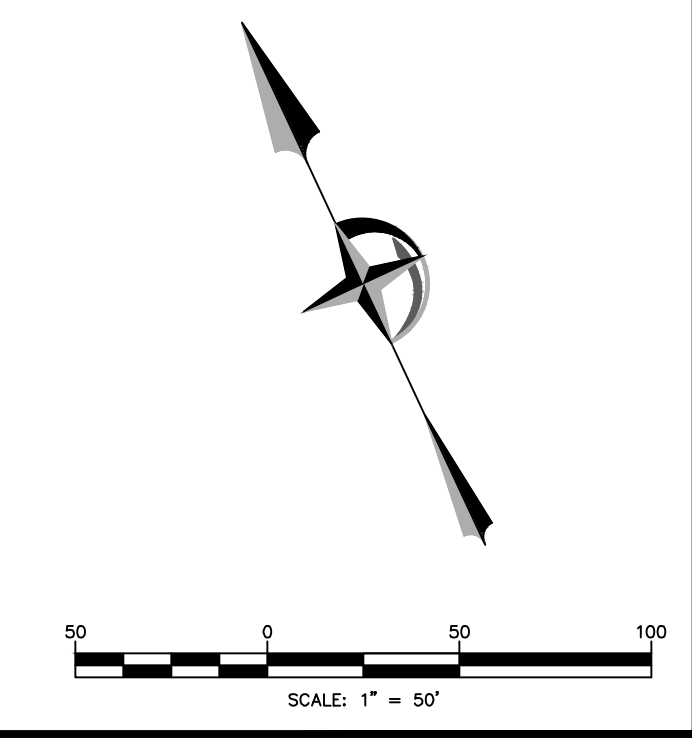
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NO.	DATE	DESCRIPTION	CHECKED/DRAWN	
			CJZ	TKM
1	5/6/2023	REVISED PER TOWNSHIP COMMENTS	CJZ	TKM
2	6/6/2023	REVISED PER TOWNSHIP COMMENTS	CJZ	TKM

CONDITIONAL USE  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 PENNSYLVANIA  
 CUMBERLAND COUNTY

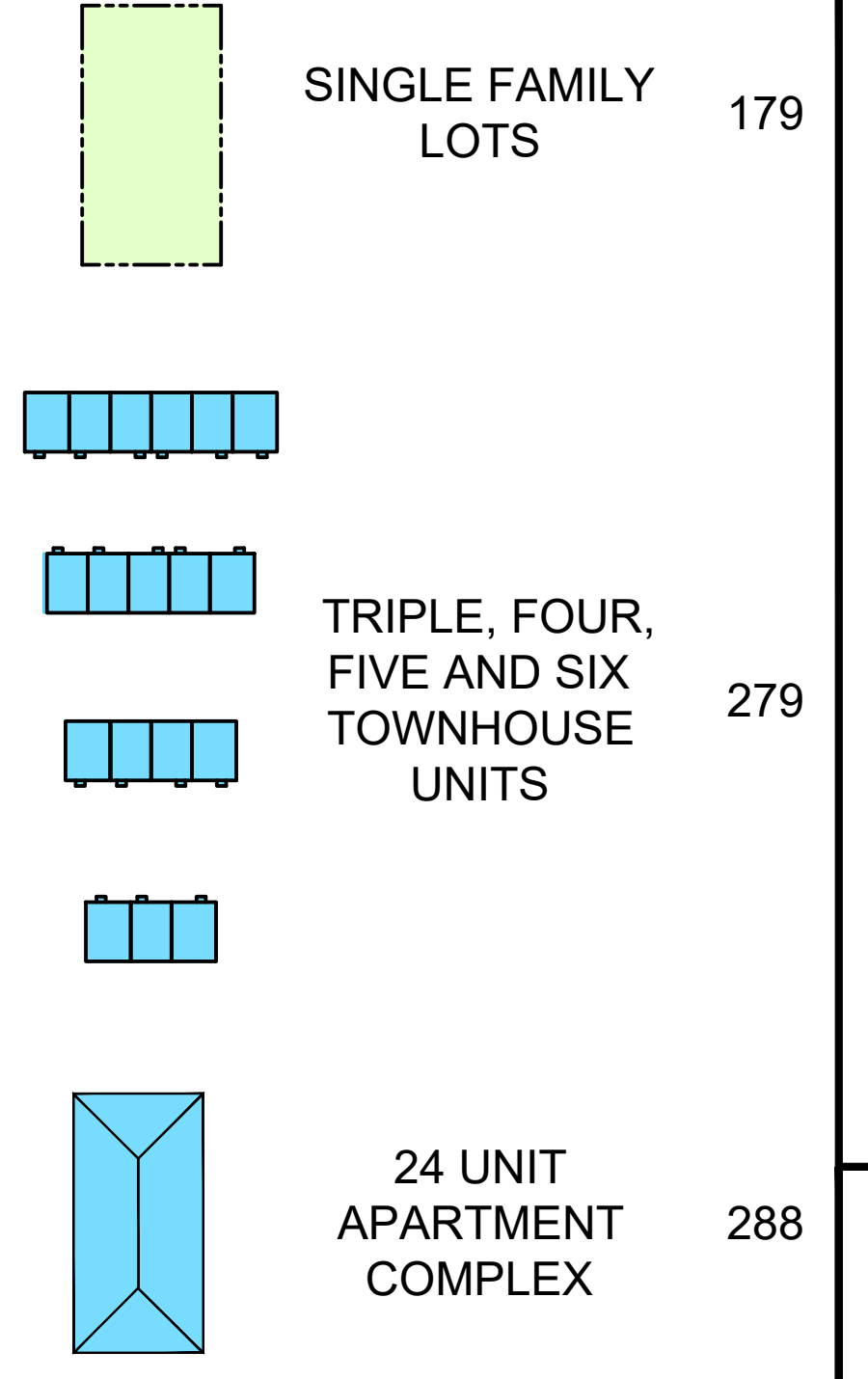
DRAWING TITLE  
**SINGLE FAMILY LOT PLAN-2**

DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CJZ
SHEET NO.	6 OF 13



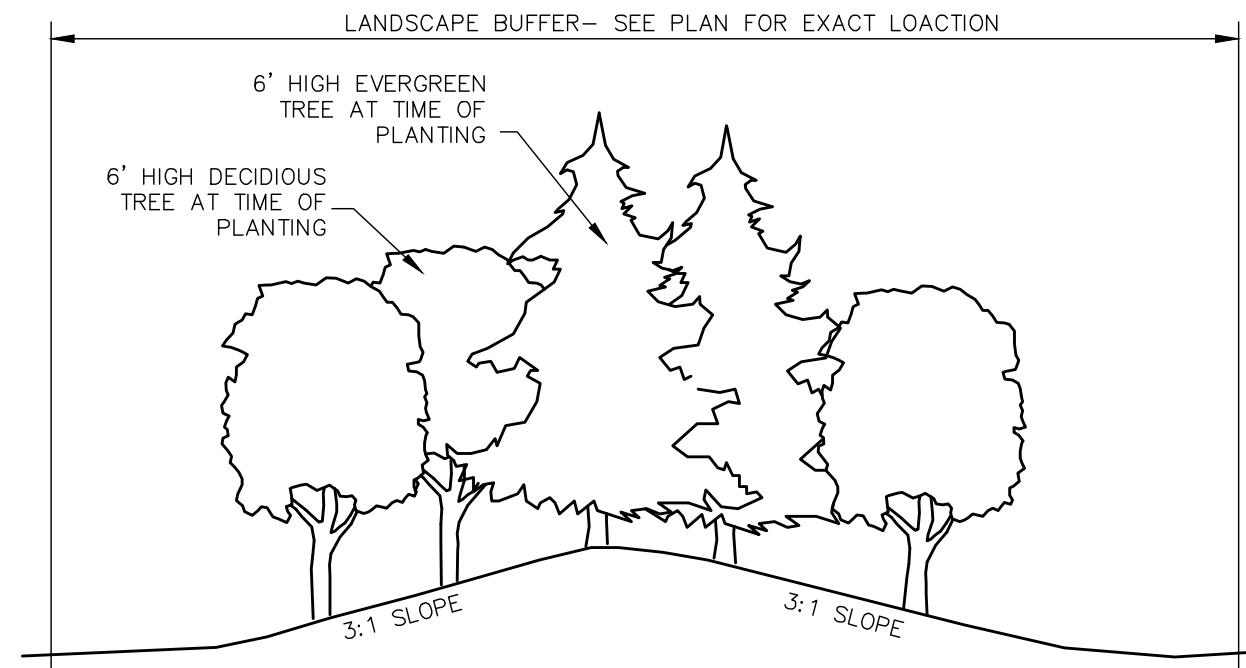


KEY MAP



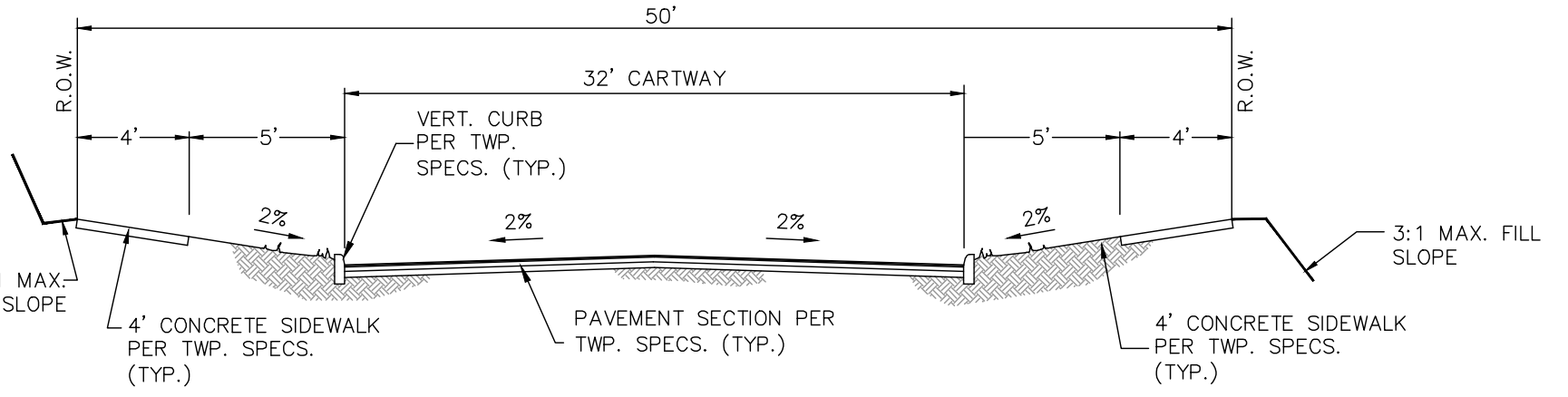
ANTICIPATED TOTAL UNITS 746

**BUILDING HEIGHT REQUIREMENTS**  
 <40' = PROPOSED SINGLE FAMILY DETACHED BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 STORIES = PROPOSED STORIES



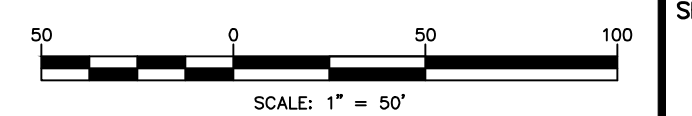
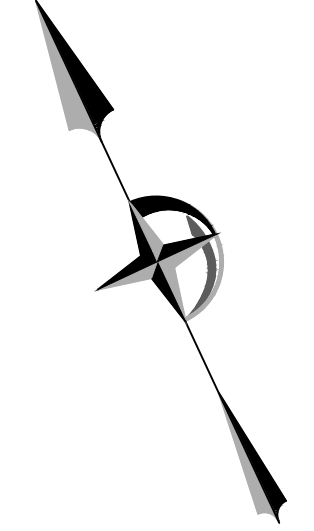
**GENERAL NOTES:**  
 1. TREES AND SHRUBS SHALL BE USED FOR SCREENING AND CONSIST OF AT LEAST 50% EVERGREEN TREES AND SHRUBS, AND SHALL BE ARRANGED AS TO PROVIDE AN IMMEDIATE VISUAL SCREEN OF 50% PLANT MATERIAL USED IN THE SCREEN PLANTING SHALL BE AT LEAST SIX (6') FEET IN HEIGHT WHEN PLANTED AND BE OF A SPECIES WHICH WILL PRODUCE A COMPLETE VISUAL SCREEN OR AT LEAST EIGHT (8') FEET IN HEIGHT AT MATURITY.  
 2. WHEN ADDITIONAL HEIGHT IS DEEMED NECESSARY, A ROW OF TREES SHALL BE PLANTED AT INTERVALS OF NOT MORE THAN FORTY (40') FEET ON CENTER.  
 3. NO PLANTINGS SHALL BE PLACED WITH THEIR CENTER CLOSER THAN FIVE (5') FEET FROM THE PROPERTY LINE OF THE TRACT.

TYPICAL CROSS-SECTION OF LANDSCAPE BUFFER  
 NOT TO SCALE



LOCAL STREET CROSS-SECTION  
 NOT TO SCALE

**NOTE:**  
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NO.	DATE	CHECKED	DRAWN	REVISIONS	
				DESCRIPTION	DATE
1	5/6/2023	CJZ	TKM	REVISED PER TOWNSHIP COMMENTS	
2	6/6/2023	CJZ	TKM	REVISED PER TOWNSHIP COMMENTS	

CONDITIONAL USE  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 PENNSYLVANIA  
 CUMBERLAND COUNTY

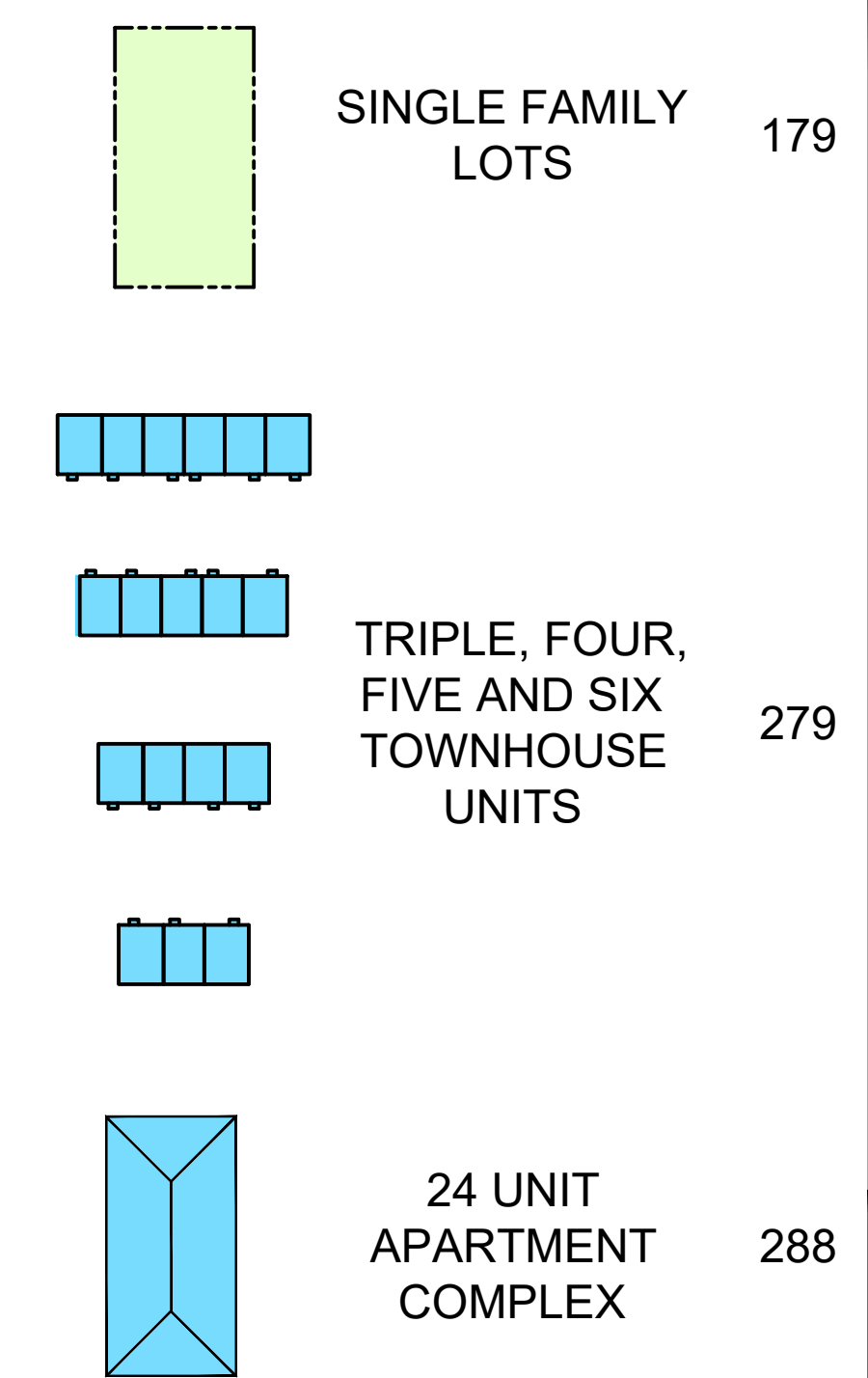
DRAWING TITLE  
 SINGLE FAMILY  
 LOT PLAN-3

DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CJZ

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**KEY MAP**



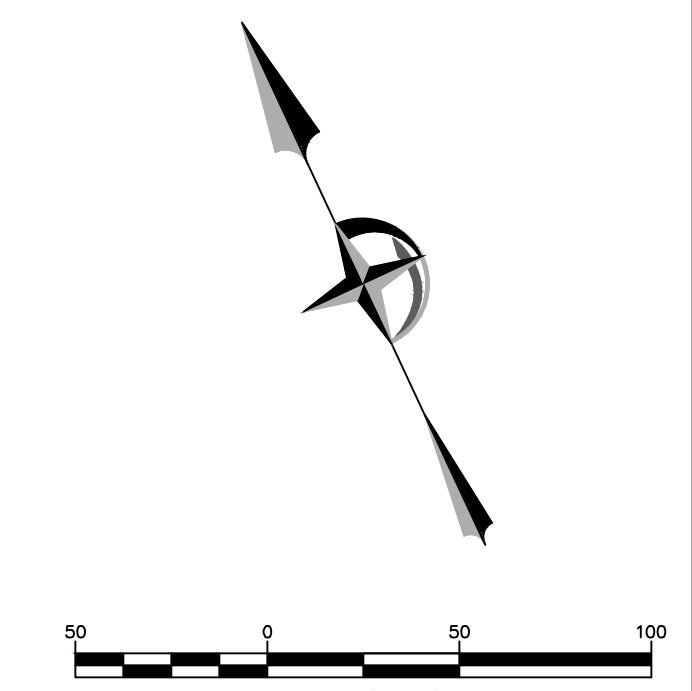
ANTICIPATED TOTAL UNITS 746

**BUILDING HEIGHT REQUIREMENTS**

<40' = PROPOSED SINGLE FAMILY ATTACHED (TOWNHOUSE) BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 AND 3 STORIES = PROPOSED STORIES

<40' = PROPOSED SINGLE FAMILY DETACHED BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 STORIES = PROPOSED STORIES

**NOTE:**  
 1. THE FINAL LAYOUT AND LOCATION OF LOTS AND STRUCTURES IS SUBJECT TO MINOR REVISION DURING THE PRELIMINARY PLAN PROCESS AS NECESSARY TO ADDRESS FINAL ENGINEERING AND GRADING. ANY REVISION WILL BE IN COMPLIANCE WITH ALL TOWNSHIP ORDINANCES.  
 2. PLANS DEPICTING THE TOWNHOUSE AREAS ARE SHOWN HEREON FOR ILLUSTRATIVE PURPOSES ONLY



NO.	DATE	DESCRIPTION	CHECKED/DRAWN	
			CJZ	TKM
1	5/6/2023	REVISED PER TOWNSHIP COMMENTS		
2	6/6/2023	REVISED PER TOWNSHIP COMMENTS		

CONDITIONAL USE FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 PENNSYLVANIA  
 CUMBERLAND COUNTY

DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CJZ
SHEET NO.	8 OF 13

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**SINGLE FAMILY ATTACHED (TOWNHOUSES):**  
**MAX IMPERVIOUS REQUIREMENTS FOR TOWNHOUSE AREA 5**  
 TOTAL TOWNHOUSE AREA 5 = 10.0 AC (435,600 S.F.)  
 1.57 AC (68,400 S.F.) 15.7% = PROPOSED TOWNHOUSE BUILDING AREA BASED ON THE 10.0 AC TOWNHOUSE AREA)  
 (ASSUMES 34,800 SF TOWNHOUSE BUILDING AREA PLUS 33,600 SF FOR DRIVEWAY AREA, SIDEWALKS)  
 5.0 AC (217,800 S.F.) (50% MAX IMPERVIOUS AREA BASED ON THE 10.0 AC TOWNHOUSE AREA)

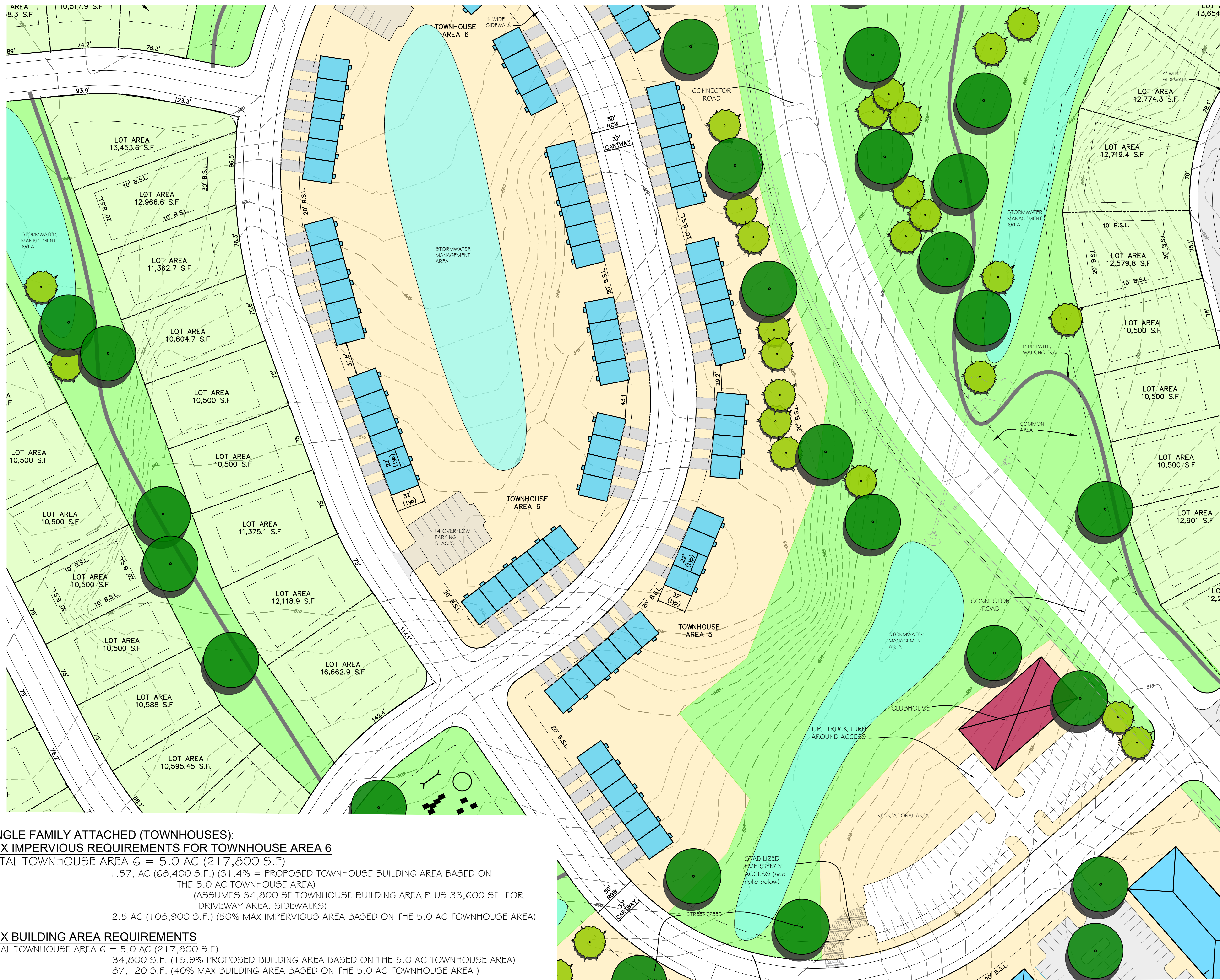
**MAX BUILDING AREA REQUIREMENTS**  
 TOTAL TOWNHOUSE AREA 5 = 10.0 AC (435,600 S.F.)  
 34,800 S.F. (18.0% PROPOSED BUILDING AREA BASED ON THE 10.0 AC TOWNHOUSE AREA)  
 174,240 S.F. (40% MAX BUILDING AREA BASED ON THE 10.0 AC TOWNHOUSE AREA)

**PARKING REQUIREMENTS**  
 2 SPACES PER UNIT  
 1 SPACE WITHIN THE GARAGE AND 1 SPACE IN THE DRIVEWAY  
 NOTE: 2 CAR GARAGE ANTICIPATED WITH EACH TOWNHOUSE

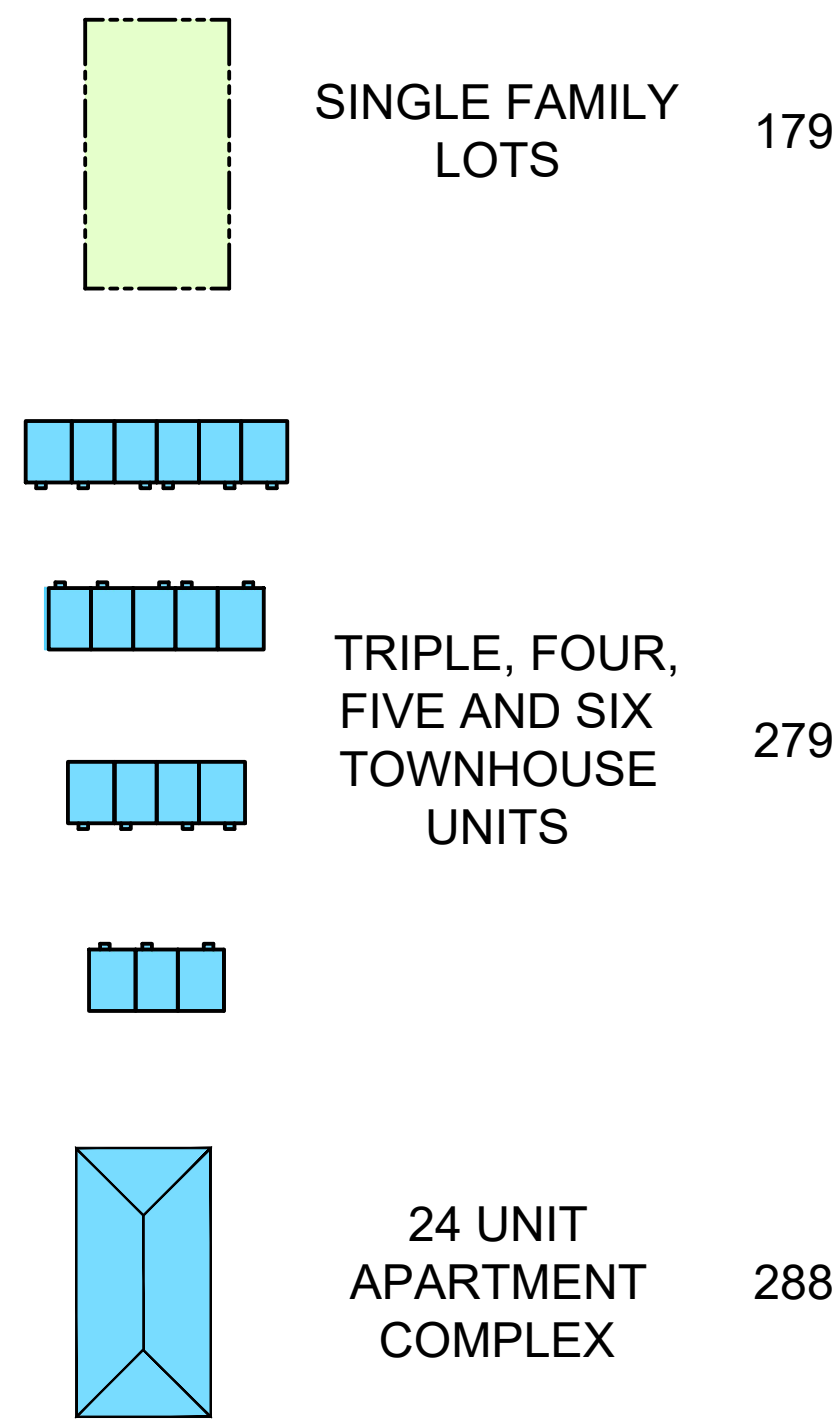
**SINGLE FAMILY ATTACHED (TOWNHOUSES):**  
**MAX IMPERVIOUS REQUIREMENTS FOR TOWNHOUSE AREA 7**  
 TOTAL TOWNHOUSE AREA 7 = 13.0 AC (566,280 S.F.)  
 0.59 AC (25,650 S.F.) (4.5% = PROPOSED TOWNHOUSE BUILDING AREA BASED ON THE 13.0 AC TOWNHOUSE AREA)  
 (ASSUMES 13,050 SF TOWNHOUSE BUILDING AREA PLUS 12,600 SF FOR DRIVEWAY AREA, SIDEWALKS)  
 7.5 AC (326,700 S.F.) (50% MAX IMPERVIOUS AREA BASED ON THE 13.0 AC TOWNHOUSE AREA)

**MAX BUILDING AREA REQUIREMENTS**  
 TOTAL TOWNHOUSE AREA 7 = 13.0 AC (566,280 S.F.)  
 13,050 S.F. (2.3% PROPOSED BUILDING AREA BASED ON THE 13.0 AC TOWNHOUSE AREA)  
 226,512 S.F. (40% MAX BUILDING AREA BASED ON THE 13.0 AC TOWNHOUSE AREA)

**PARKING REQUIREMENTS**  
 2 SPACES PER UNIT  
 1 SPACE WITHIN THE GARAGE AND 1 SPACE IN THE DRIVEWAY  
 NOTE: 2 CAR GARAGE ANTICIPATE WITH EACH TOWNHOUSE



**KEY MAP**



ANTICIPATED TOTAL UNITS 746

**BUILDING HEIGHT REQUIREMENTS**

<40' = PROPOSED SINGLE FAMILY ATTACHED (TOWNHOUSE) BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 AND 3 STORIES = PROPOSED STORIES

<40' = PROPOSED SINGLE FAMILY DETACHED BUILDING HEIGHT  
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 2 STORIES = PROPOSED STORIES

**NOTE:**

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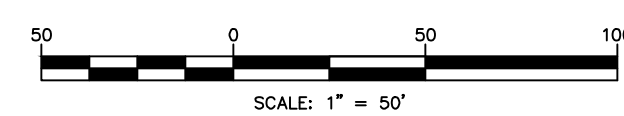
2. PLANS DEPICTING THE TOWNHOUSE AREAS ARE SHOWN HEREON FOR ILLUSTRATIVE PURPOSES ONLY

**SINGLE FAMILY ATTACHED (TOWNHOUSES):**  
**MAX IMPERVIOUS REQUIREMENTS FOR TOWNHOUSE AREA 6**  
 TOTAL TOWNHOUSE AREA 6 = 5.0 AC (217,800 S.F.)  
 1.57, AC (68,400 S.F.) (31.4% = PROPOSED TOWNHOUSE BUILDING AREA BASED ON THE 5.0 AC TOWNHOUSE AREA)  
 (ASSUMES 34,800 SF TOWNHOUSE BUILDING AREA PLUS 33,600 SF FOR DRIVEWAY AREA, SIDEWALKS)  
 2.5 AC (108,900 S.F.) (50% MAX IMPERVIOUS AREA BASED ON THE 5.0 AC TOWNHOUSE AREA)

**MAX BUILDING AREA REQUIREMENTS**  
 TOTAL TOWNHOUSE AREA 6 = 5.0 AC (217,800 S.F.)  
 34,800 S.F. (15.9% PROPOSED BUILDING AREA BASED ON THE 5.0 AC TOWNHOUSE AREA)  
 87,120 S.F. (40% MAX BUILDING AREA BASED ON THE 5.0 AC TOWNHOUSE AREA)

**PARKING REQUIREMENTS**  
 2 SPACES PER UNIT  
 1 SPACE WITHIN THE GARAGE AND 1 SPACE IN THE DRIVEWAY  
 NOTE: 2 CAR GARAGE ANTICIPATE WITH EACH TOWNHOUSE

STABILIZED EMERGENCY ACCESS:  
 THE PROPOSED EMERGENCY ACCESS LOCATIONS AND DETAILS WILL BE FINALIZED DURING PRELIMINARY PLAN APPROVAL AND WILL BE SUBJECT TO REVIEW AND APPROVAL BY THE TOWNSHIP ENGINEER AND EMERGENCY SERVICES



4550 Crums Mill Road  
 Suite 301 PA 17112  
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 F: 717.732.8598

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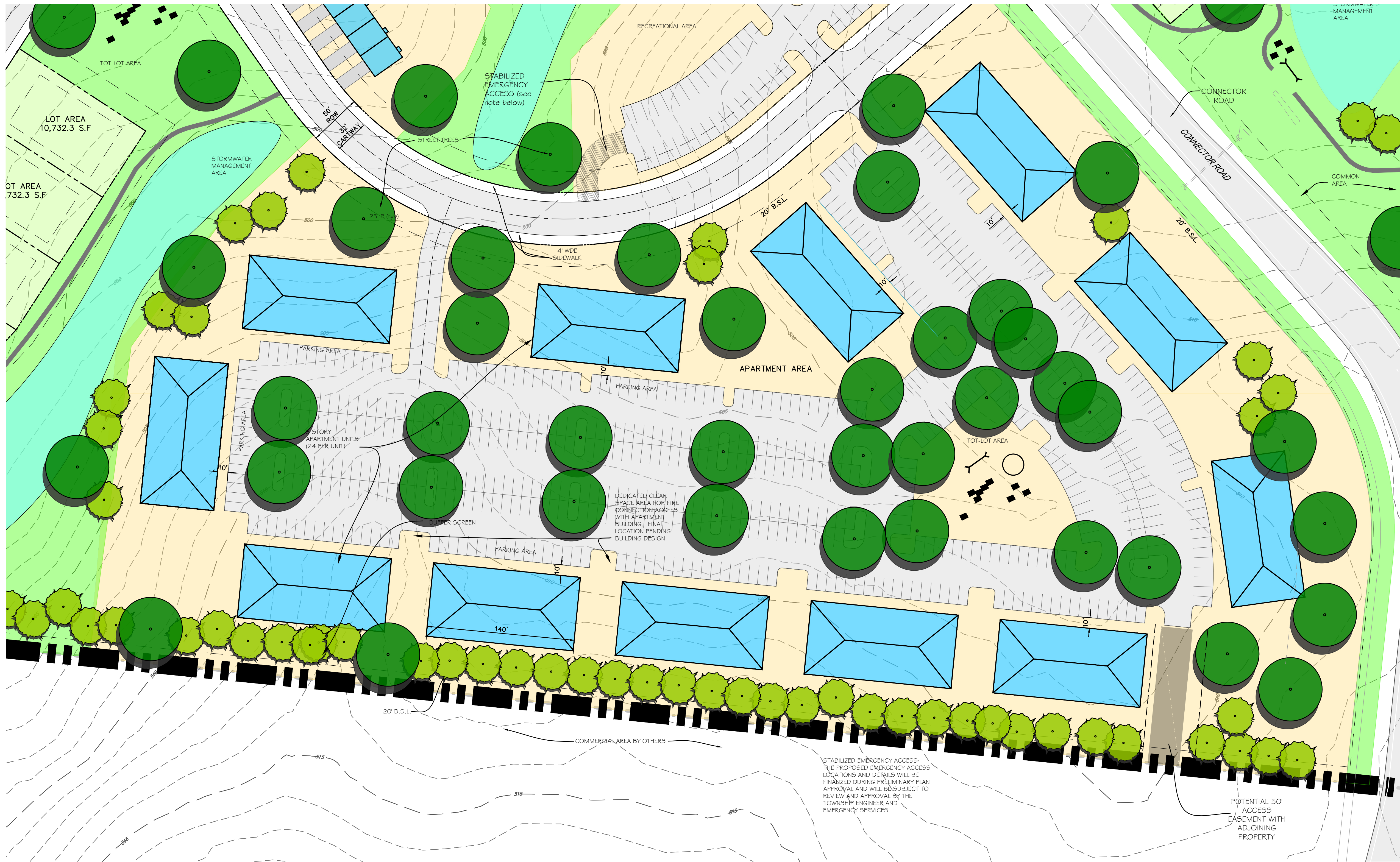
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2	6/6/2023	REVISED PER TOWNSHIP COMMENTS	CJZ	TKM

CONDITIONAL USE  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 PENNSYLVANIA  
 CUMBERLAND COUNTY

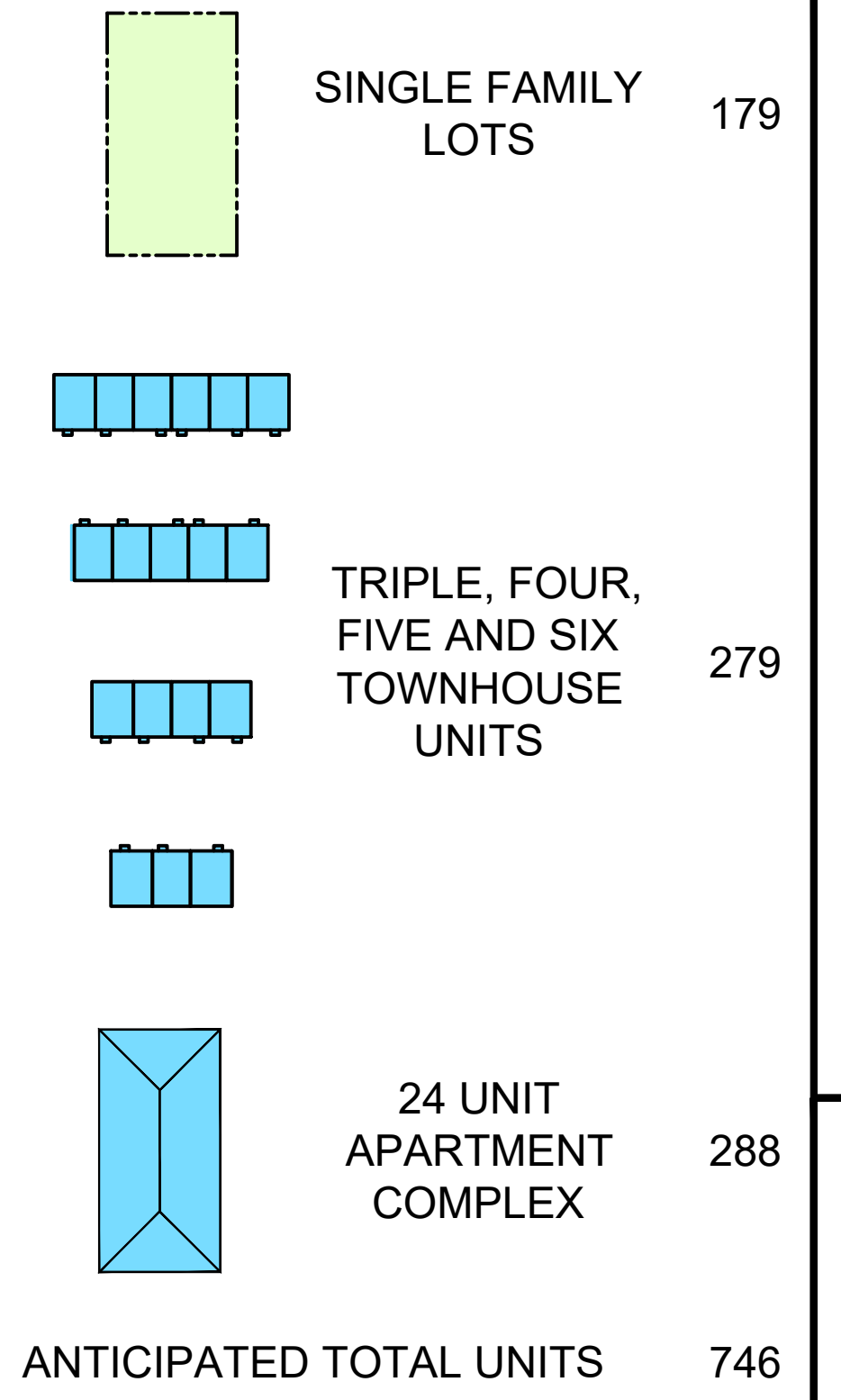
DRAWING TITLE  
**SINGLE FAMILY  
 LOT PLAN-5 AND  
 TOWNHOUSE AREA**

DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CJZ
SHEET NO.	9 OF 13

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**KEY MAP**



**NOTE:**  
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 2. PLANS DEPICTING THE TOWNHOUSE AREAS ARE SHOWN HEREON FOR ILLUSTRATIVE PURPOSES ONLY

**APARTMENTS:**

**MAX IMPERVIOUS REQUIREMENTS**

TOTAL APARTMENT AREA = 28.8 AC (1,254,528 S.F.)  
 7.7 AC (335,412 S.F.) (26.7% = PROPOSED APARTMENT BUILDING AREA BASED ON THE 28.8 AC APARTMENT AREA)  
 (ASSUMES 115,920 SF APARTMENT BUILDING AREA PLUS 219,492 SF FOR PARKING LOT AREA, SIDEWALKS)  
 14.4 (627,264 S.F.) (50% MAX IMPERVIOUS AREA BASED ON THE 28.8 AC APARTMENT AREA)

**MAX BUILDING AREA REQUIREMENTS**

TOTAL APARTMENT AREA AS SHOWN 16.5 AC (1,254,528 S.F.)  
 115,920 S.F. (9.2% PROPOSED BUILDING AREA BASED ON THE 28.8 AC APARTMENT AREA)  
 501,811 S.F. (40% MAX BUILDING AREA BASED ON THE 28.8 AC APARTMENT AREA)

**PARKING REQUIREMENTS**

2 SPACES PER UNIT = 576 PARKING SPACES REQUIRED  
 591 PARKING SPACES PROVIDED WITHIN SURFACE PARKING  
 (NO GARAGES ARE PROPOSED WITH THE APARTMENT UNITS)

**BUILDING HEIGHT REQUIREMENTS**

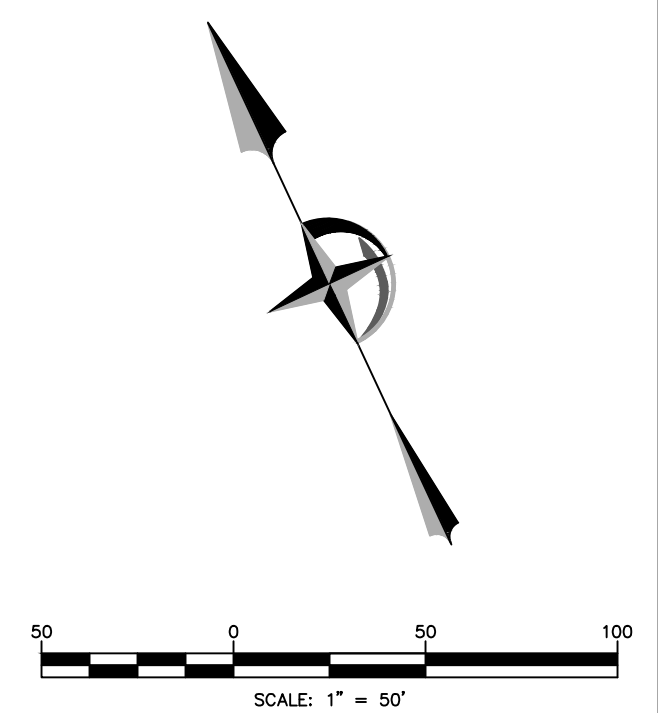
<40' = PROPOSED APARTMENT BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 3 STORIES = PROPOSED STORIES

NO.	DATE	DESCRIPTION	CHECKED/DRAWN	
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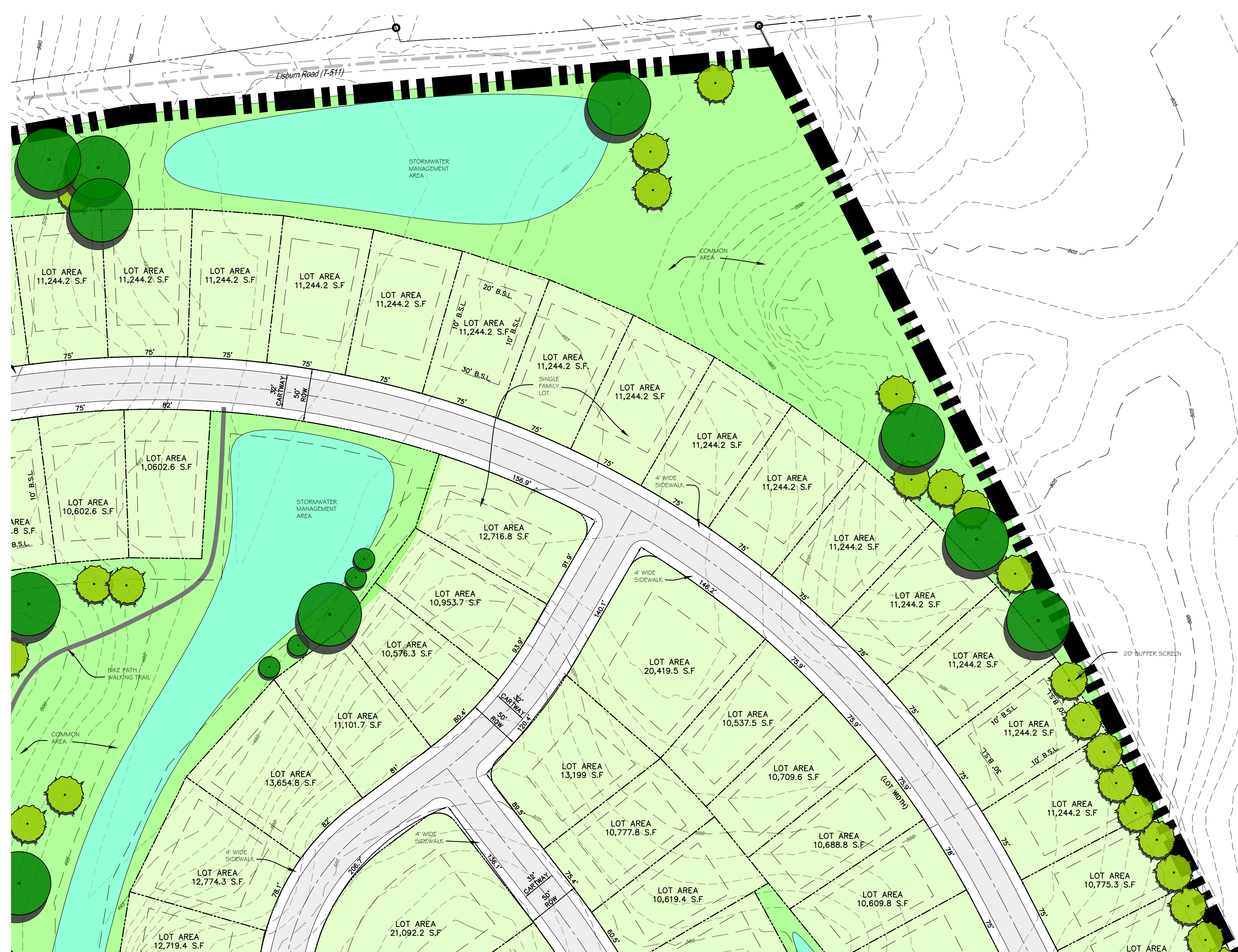
CONDITIONAL USE  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 PENNSYLVANIA  
 CUMBERLAND COUNTY

DRAWING TITLE  
**SINGLE FAMILY  
 LOT PLAN-6**

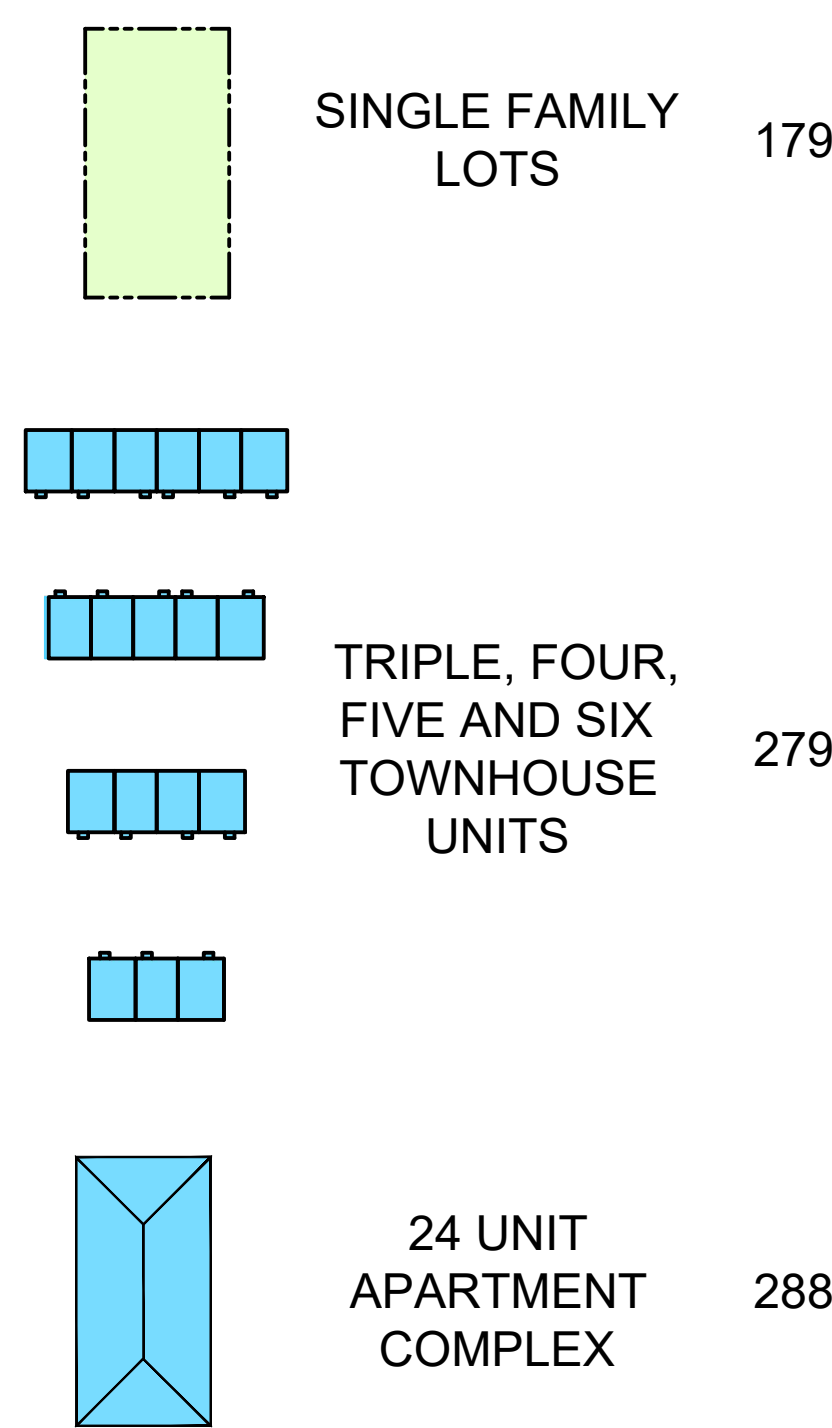
DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CJZ
SHEET NO.	10 OF 13



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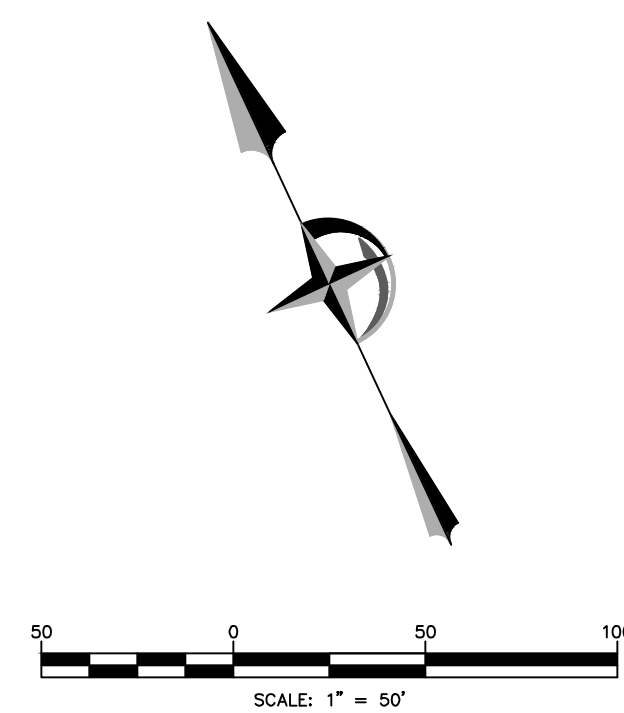
KEY MAP



ANTICIPATED TOTAL UNITS 746

**NOTE:**  
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**BUILDING HEIGHT REQUIREMENTS**  
 40' = PROPOSED SINGLE FAMILY DETACHED BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 STORIES = PROPOSED STORIES



NO.	DATE	DESCRIPTION	CHECKED/DRAWN	
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2	6/6/2023	REVISED PER TOWNSHIP COMMENTS	CJZ	TKM

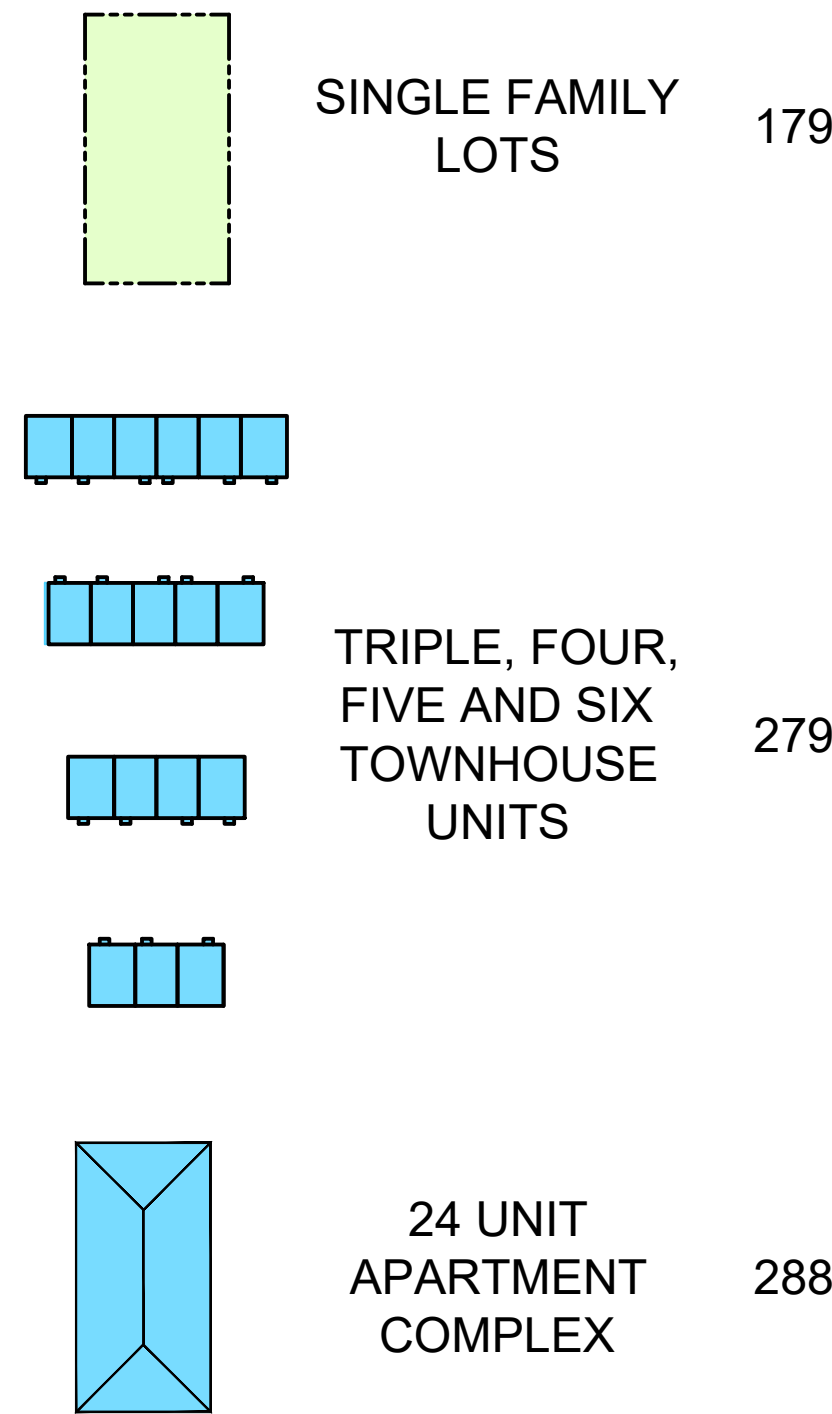
CONDITIONAL USE  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 PENNSYLVANIA  
 CUMBERLAND COUNTY

DRAWING TITLE  
 SINGLE FAMILY  
 LOT PLAN-7

DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CJZ
SHEET NO.	



KEY MAP



ANTICIPATED TOTAL UNITS 746

179  
279  
288

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 2. PLANS DEPICTING THE TOWNHOUSE AREAS ARE SHOWN HEREON FOR ILLUSTRATIVE PURPOSES ONLY

**SINGLE FAMILY ATTACHED (TOWNHOUSES):**  
**MAX IMPERVIOUS REQUIREMENTS FOR TOWNHOUSE AREA 3**  
 TOTAL TOWNHOUSE AREA 3 = 3.0 AC (130,680 S.F.)  
 0.65 AC (28,500 S.F.) (21.8% = PROPOSED TOWNHOUSE BUILDING AREA BASED ON THE 3.0 AC TOWNHOUSE AREA)  
 (ASSUMES 14,500 SF TOWNHOUSE BUILDING AREA PLUS 14,000 SF FOR DRIVEWAY AREA SIDEWALKS)  
 1.5 AC (65,340 S.F.) (50.0% MAX IMPERVIOUS AREA BASED ON THE 3.0 AC TOWNHOUSE AREA)

**MAX BUILDING AREA REQUIREMENTS**  
 TOTAL TOWNHOUSE AREA 3 = 3.0 AC (130,680 S.F.)  
 14,500 S.F. (11.1% PROPOSED BUILDING AREA BASED ON THE 3.0 AC TOWNHOUSE AREA)  
 52,272 S.F. (40% MAX BUILDING AREA BASED ON THE 3.0 AC TOWNHOUSE AREA)

**PARKING REQUIREMENTS**  
 2 SPACES PER UNIT  
 1 SPACE WITHIN THE GARAGE AND 1 SPACE IN THE DRIVEWAY  
 NOTE: 2 CAR GARAGE ANTICIPATED WITH EACH TOWNHOUSE

**BUILDING HEIGHT REQUIREMENTS**  
 <40' = PROPOSED SINGLE FAMILY ATTACHED (TOWNHOUSE) BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 AND 3 STORIES = PROPOSED STORIES

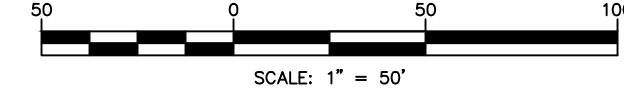
<40' = PROPOSED SINGLE FAMILY DETACHED BUILDING HEIGHT  
 40' = MAXIMUM PERMITTED BUILDING HEIGHT  
 2 STORIES = PROPOSED STORIES

NO.	DATE	DESCRIPTION	CZ	TKM
1	15/6/2023	REVISED PER TOWNSHIP COMMENTS	CZ	TKM
2	6/6/2023	REVISED PER TOWNSHIP COMMENTS	CZ	TKM

CONDITIONAL USE  
 FOR  
**HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP  
 PENNSYLVANIA  
 CUMBERLAND COUNTY

DRAWING TITLE  
 SINGLE FAMILY  
 LOT PLAN-8

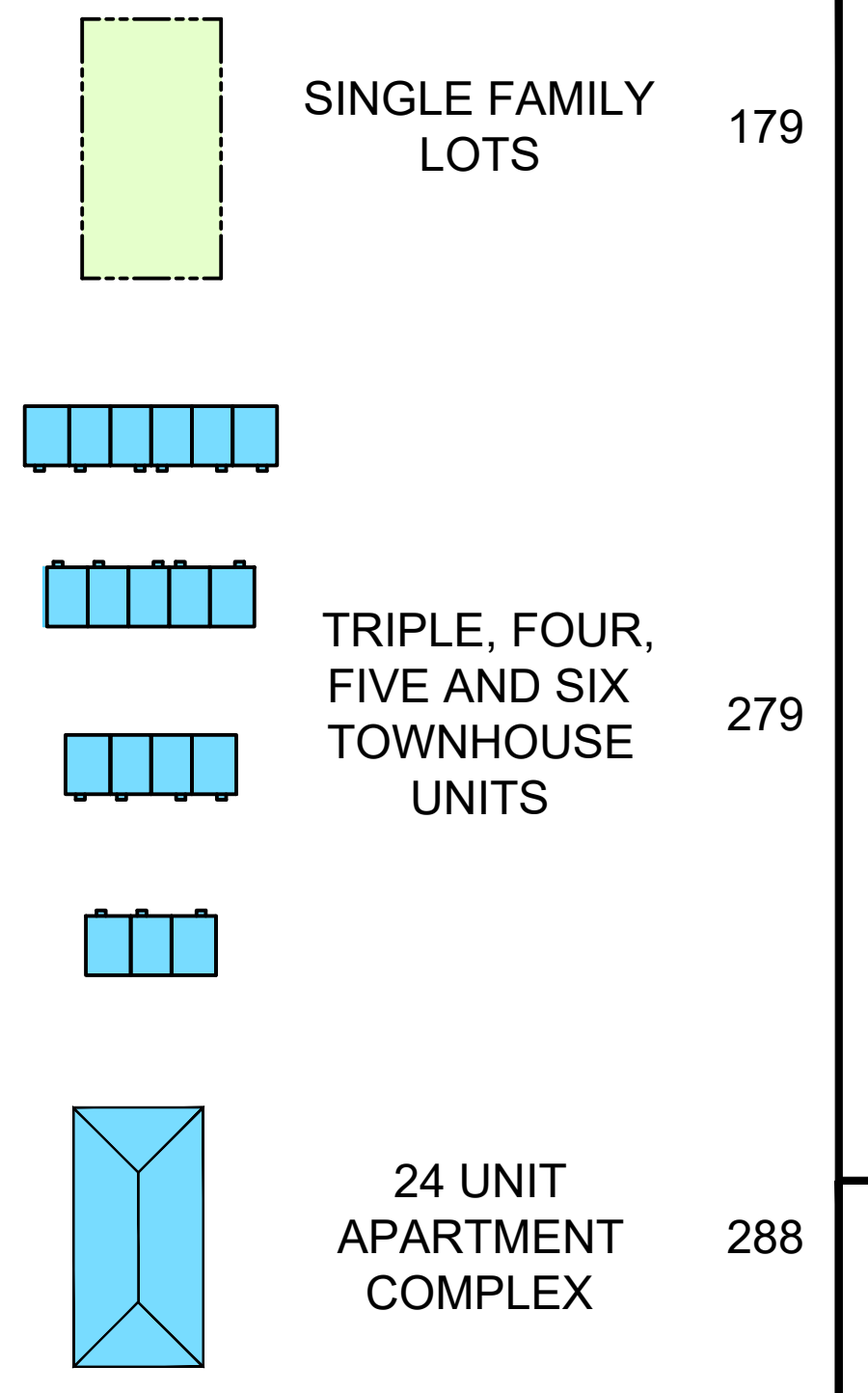
DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CZ
SHEET NO.	



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**KEY MAP**



ANTICIPATED TOTAL UNITS 746

**NOTE:**  
 1. THE FINAL LAYOUT AND LOCATION OF LOTS AND STRUCTURES MAY BE SUBJECT TO MINOR TECHNICAL CHANGES OR THOSE EXPRESSLY PERMITTED IN THE CONDITIONAL USE APPROVAL CONSISTENT WITH TOWNSHIP ORDINANCES. SUCH CHANGES SHALL BE REVIEWED BY THE TOWNSHIP PLANNING STAFF FOR APPROPRIATENESS AND CONSISTENCY WITH THE APPROVED CONDITIONAL USE PLAN. THE BOARD OF SUPERVISORS WILL HAVE THE FINAL DETERMINATION AS TO WHETHER ANY PROPOSED CHANGES ARE CONSIDERED SUBSTANTIAL, FOR PURPOSES OF COMPLYING WITH THE CONDITIONAL USE DECISION. THIS DETERMINATION SHALL BE THE SOLE AND ABSOLUTE DISCRETION OF THE BOARD OF SUPERVISORS  
 2. PLANS DEPICTING THE TOWNHOUSE AREAS ARE SHOWN HEREON FOR ILLUSTRATIVE PURPOSES ONLY

**SINGLE FAMILY ATTACHED (TOWNHOUSES):  
 MAX IMPERVIOUS REQUIREMENTS FOR TOWNHOUSE AREA 1**  
 TOTAL TOWNHOUSE AREA 1 = 3.5 AC (152,460 S.F.)  
 1.24 AC (54,150 S.F.) (35.5% = PROPOSED TOWNHOUSE BUILDING AREA BASED ON THE 3.5 AC TOWNHOUSE AREA)  
 (ASSUMES 27,550 SF TOWNHOUSE BUILDING AREA PLUS 26,600 SF FOR DRIVEWAY AREA, SIDEWALKS)  
 1.75 AC (76,230 S.F.) (50% MAX IMPERVIOUS AREA BASED ON THE 3.5 AC TOWNHOUSE AREA)

**MAX BUILDING AREA REQUIREMENTS**  
 TOTAL TOWNHOUSE AREA 1 = 3.5 AC (152,460 S.F.)  
 27,550 S.F. (18.0% PROPOSED BUILDING AREA BASED ON THE 3.5 AC TOWNHOUSE AREA)  
 60,984 S.F. (40% MAX BUILDING AREA BASED ON THE 3.5 AC TOWNHOUSE AREA)

**PARKING REQUIREMENTS**  
 2 SPACES PER UNIT  
 1 SPACE WITHIN THE GARAGE AND 1 SPACE IN THE DRIVEWAY  
 NOTE: 2 CAR GARAGE ANTICIPATED WITH EACH TOWNHOUSE

**SINGLE FAMILY ATTACHED (TOWNHOUSES):  
 MAX IMPERVIOUS REQUIREMENTS FOR TOWNHOUSE AREA 2**  
 TOTAL TOWNHOUSE AREA 2 = 3.2 AC (139,392 S.F.)  
 1.1 AC (48,450 S.F.) (34.8% = PROPOSED TOWNHOUSE BUILDING AREA BASED ON THE 3.2 AC TOWNHOUSE AREA)  
 (ASSUMES 24,650 SF TOWNHOUSE BUILDING AREA PLUS 23,800 SF FOR DRIVEWAY AREA, SIDEWALKS)  
 1.6 AC (69,696 S.F.) (50% MAX IMPERVIOUS AREA BASED ON THE 3.2 AC TOWNHOUSE AREA)

**MAX BUILDING AREA REQUIREMENTS**  
 TOTAL TOWNHOUSE AREA 2 = 3.2 AC (139,392 S.F.)  
 24,650 S.F. (17.7% PROPOSED BUILDING AREA BASED ON THE 3.2 AC TOWNHOUSE AREA)  
 55,756 S.F. (40% MAX BUILDING AREA BASED ON THE 3.2 AC TOWNHOUSE AREA)

**PARKING REQUIREMENTS**  
 2 SPACES PER UNIT  
 1 SPACE WITHIN THE GARAGE AND 1 SPACE IN THE DRIVEWAY  
 NOTE: 2 CAR GARAGE ANTICIPATED WITH EACH TOWNHOUSE

**SINGLE FAMILY ATTACHED (TOWNHOUSES):  
 MAX IMPERVIOUS REQUIREMENTS FOR TOWNHOUSE AREA 4**  
 TOTAL TOWNHOUSE AREA 4 = 32.0 AC (1,393,920 S.F.)  
 2.45 AC (106,875 S.F.) (7.7% = PROPOSED TOWNHOUSE BUILDING AREA BASED ON THE 32.0 AC TOWNHOUSE AREA)  
 (ASSUMES 54,375 SF TOWNHOUSE BUILDING AREA PLUS 52,500 SF FOR DRIVEWAY AREA, SIDEWALKS)  
 16.0 AC (696,696 S.F.) (50.0% MAX IMPERVIOUS AREA BASED ON THE 32.0 AC TOWNHOUSE AREA)

**MAX BUILDING AREA REQUIREMENTS**  
 TOTAL TOWNHOUSE AREA 4 A= 32.0 AC (431,244 S.F.)  
 54,375 S.F. (12.6% PROPOSED BUILDING AREA BASED ON THE 32.0 AC TOWNHOUSE AREA)  
 557,568 S.F. (40% MAX BUILDING AREA BASED ON THE 32.0 AC TOWNHOUSE AREA)

**PARKING REQUIREMENTS**  
 2 SPACES PER UNIT  
 1 SPACE WITHIN THE GARAGE AND 1 SPACE IN THE DRIVEWAY  
 NOTE: 2 CAR GARAGE ANTICIPATED WITH EACH TOWNHOUSE

**BUILDING HEIGHT REQUIREMENTS**  
 <40' = PROPOSED TOWNHOUSE BUILDING HEIGHT  
 40' = PERMITTED MAXIMUM BUILDING HEIGHT  
 2 AND 3 STORIES = PROPOSED STORIES

4550 Crums Mill Road  
 Suite 301 PA 17112  
 T: 855.432.8656  
 F: 717.732.8598

**DAWOOD**

NO.	DATE	REVISIONS	CHECKED/DRAWN		TOWNSHIP COMMENTS	
			CJZ	TKM	CJZ	TKM
1	5/6/2023	REVISED PER TOWNSHIP COMMENTS				
2	6/6/2023	REVISED PER TOWNSHIP COMMENTS				

**CONDITIONAL USE FOR HERITAGE VILLAGE**  
 SOUTH MIDDLETON TOWNSHIP PENNSYLVANIA  
 CUMBERLAND COUNTY

DRAWING TITLE: SINGLE FAMILY LOT PLAN-9

DATE	MARCH 31, 2023
JOB NO.	2200587
FILE NAME	LD-CU-LY02
DRAWN BY	TKM / ZM
CHECKED BY	CJZ
SHEET NO.	13 OF 13

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