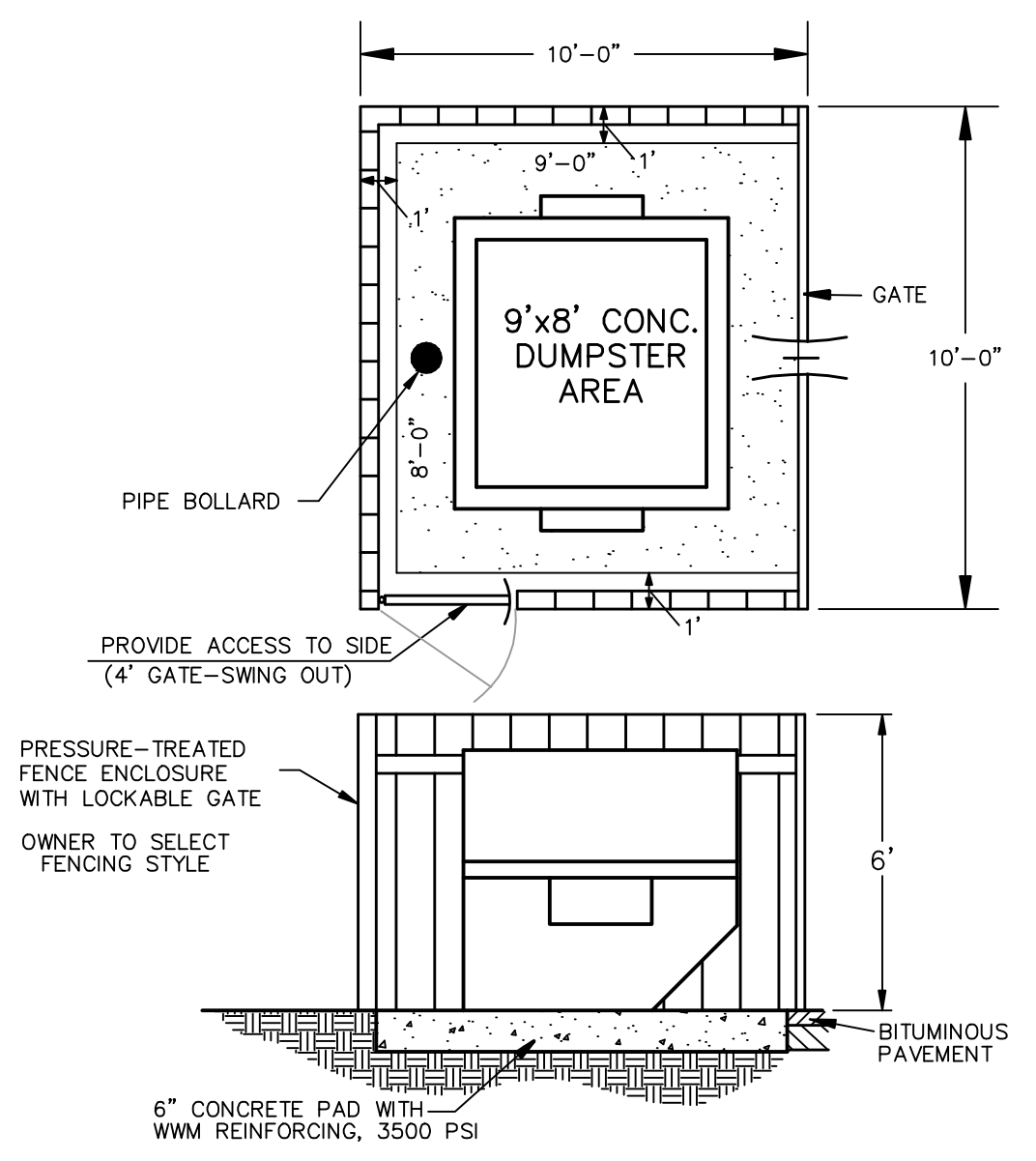
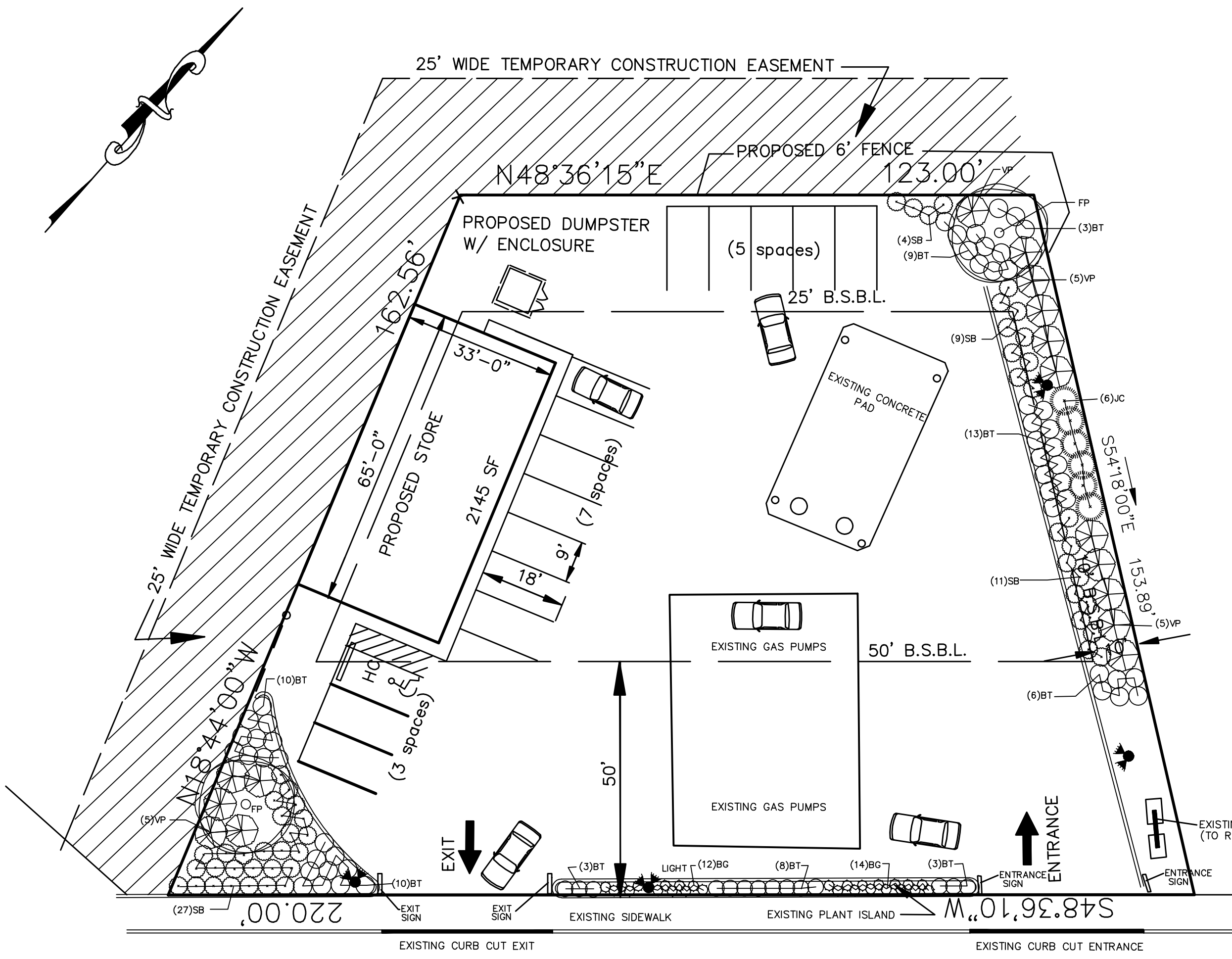


SOURCE: BUCKS COUNTY, PENNSYLVANIA, TAX MAP DATED: 01/13/08
LOCATION MAP
 SCALE: 1"=800'



WOOD DUMPSTER ENCLOSURE DETAIL
 NOT TO SCALE



ZONING CLASSIFICATION H-C1 HIGHWAY COMMERCIAL

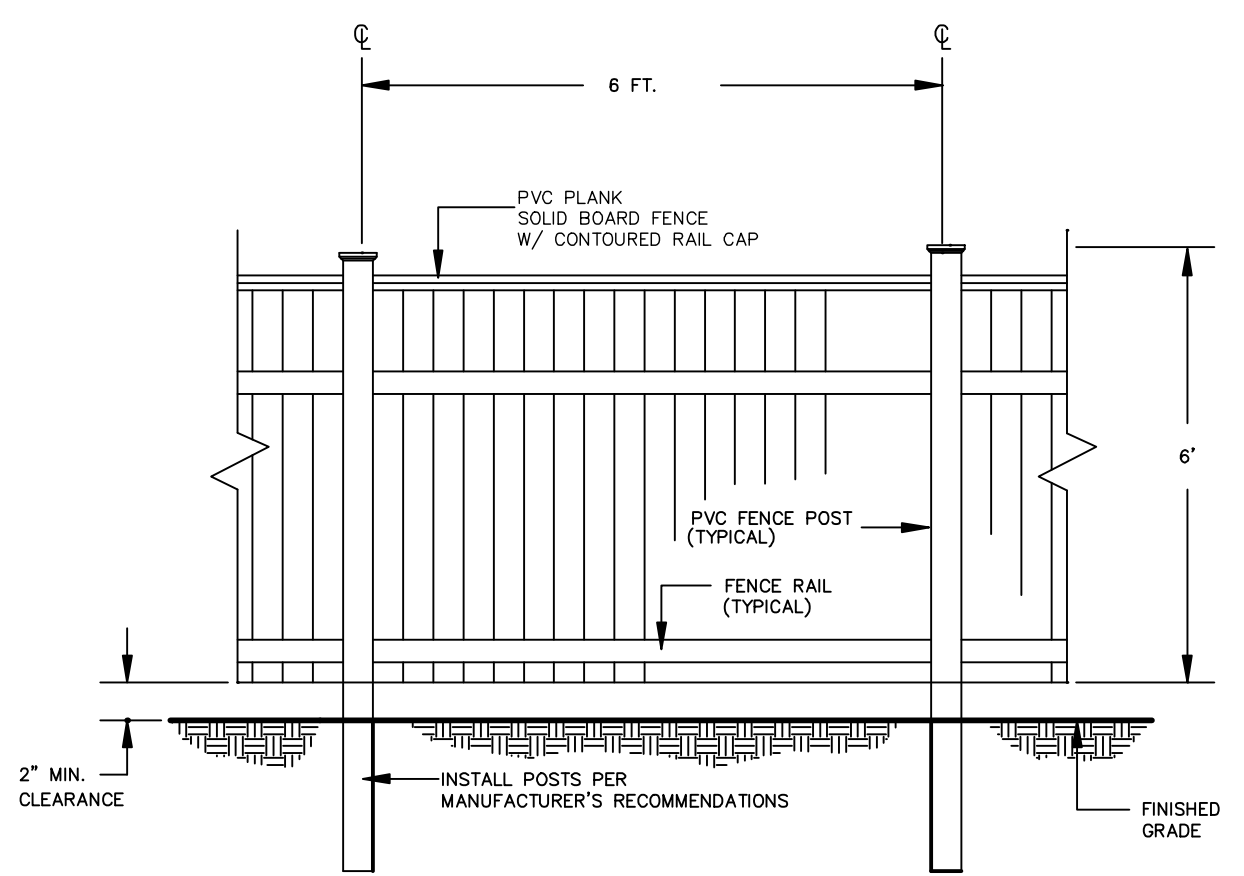
ZONING REQUIREMENTS	REQUIRED	PROPOSED
MINIMUM LOT WIDTH	70.00 FEET	220.25 FEET
MINIMUM LOT AREA	30,000 SQ.FT.	25,801.5 SQ.FT.**
MINIMUM YARD SETBACKS:		
FRONT YARD	50 FEET	54.5 FEET
REAR YARD	25 FEET	27.8 FEET
SIDE YARD	10 FEET	00.0 FEET *
MAXIMUM FLOOR AREA	3000 SF	2418 SF
MAX. IMPERVIOUS AREA	60%	58.65%**
MAX. BLDG. HEIGHT	35.0 FEET	20.00 FEET

PARKING REQUIREMENTS
 GASOLINE DISPENSING FACILITIES WITH ACCESSORY CONVENIENCE STORE
 TEN PLUS ONE FOR HANDICAPPED
 FOURTEEN PLUS ONE FOR HANDICAPPED BEING PROVIDED

* VARIANCE NEEDED
 ** EXISTING NON-COMFORMITY

PLANT SCHEDULE

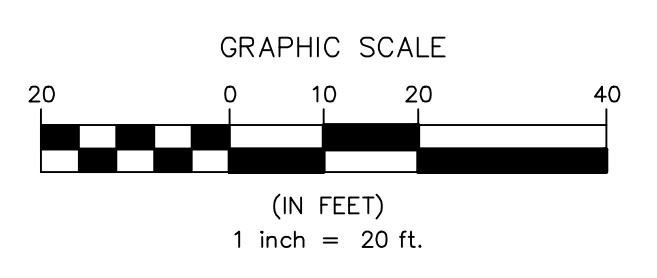
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	QUANTITY	REMARKS
DECIDUOUS TREES					
FP	FRAXINUS PENNSYLVANIA "PATMORE"	PATMORE GREEN ASH	2-21/2" CAL., 12-14' HT.	2	B&B
SHRUBS					
BG	BERBERIS THUNBERGII "BONANZA GOLD"	BONANZA GOLD BARBERRY	12-15" HT.	26	CANS
BT	BERBERIS THUNBERGII "CRIMSON PYGMY"	CRIMSON PYGMY BARBERRY	15-18" HT.	65	CANS
JC	JUNIPERUS CHINENSIS "MINT JULEP"	MINT JULEP JUNIPER	3-4" HT.	6	CANS
SB	SPIREA X BUMALDA "GOLDFLAME"	GOLDFLAME SPIREA	12-15" HT.	51	CANS
VP	VIBURNUM Plicatum tomentosum "SHASTA"	SHASTA DOUBLEFILE VIBURNUM	2-3" HT.	16	B&B



DETAIL: 6 FT. SOLID BOARD PVC FENCE
 NOT TO SCALE

PENNSYLVANIA ONE CALL SYSTEM, INC.
 925 Iron Run Road
 Wall Mills, Pennsylvania
 1922 - 1078

BEFORE YOU DIG ANYWHERE IN PENNSYLVANIA CALL 1-800-242-1776
 NON-MEMBERS MUST BE CONTACTED DIRECTLY
 PA LAW REQUIRES THREE WORKING DAYS NOTICE TO UTILITIES BEFORE YOU EXCAVATE, DRILL, BURY OR SHOOT!
 SERIAL No.



- NOTES:
1. BEING BUCKS COUNTY TAX MAP PARCEL NUMBER 2-001-003-002 CONTAINING 0.5923 ACRES OF LAND MORE OR LESS.
 2. REFERENCE IS MADE TO THE FOLLOWING PLANS:
 A. PLAN OF SURVEY, BY OTT & WARREN LAND ENGINEERING, OF CINNAMINSON, NJ, PLAN DATED 01-04-00
 3. PLAN WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND IS SUBJECT TO EASEMENTS AND DOCUMENTS (UNRECORDED AND UNRECORDED).

1	7/14/08	REVISED PER CLIENT DIRECTION	GAS	CHECKED
REVISIONS				
IVO PASCUCCI				
2506 OLD LINCOLN HIGHWAY TAX MAP PARCEL 02-001-003-002 BENSALEM TOWNSHIP, BUCKS COUNTY, PENNSYLVANIA				
SKETCH PLAN				
ROBERT O. PELKE P.E., P.L.S.			SCALE	1"=20'
 PROFESSIONAL ENGINEER LICENSE No. PE075018 PROFESSIONAL LAND SURVEYOR LICENSE No. SU42306E			DATE	06/05/08
TM ASSOCIATES 1084 TAYLORSVILLE ROAD P.O. BOX 518 WASHINGTON CROSSING PENNSYLVANIA TEL 215-493-5546 FAX 215-493-5663			DESIGNED BY	SPB
PROJECT No. IV00-00010			DRAWN BY	GAS
FILE No.			CHECKED BY	GAS
FIELD Bk. #			9550	
1			OF	1

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