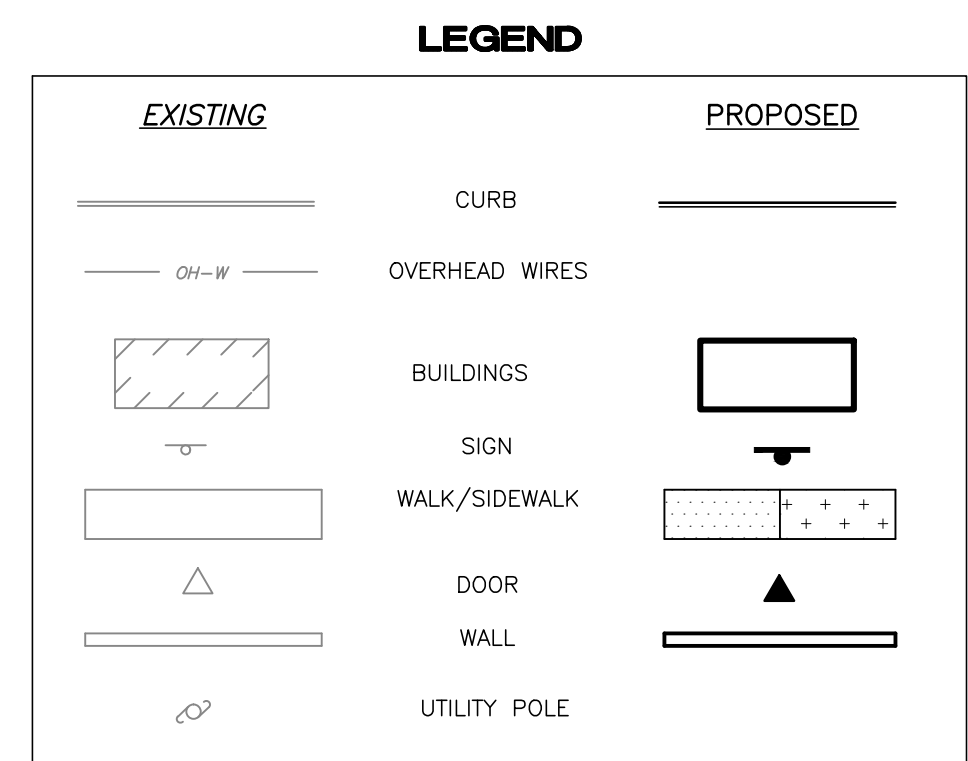




- GENERAL NOTES:**
- FOOTPRINT FOR THE PROPOSED BUILDING BASED ON ARCHITECTURAL PLANS, PREPARED BY ARCHITECTURE.
 - LOT AREA INFORMATION, BOUNDARY AND TOPOGRAPHY, AND EXISTING UTILITY INFORMATION BASED ON A MAP ENTITLED "BOUNDARY & TOPOGRAPHIC SURVEY, 9-19 GREENWOOD AVENUE MADISON, 9-19 GREENWOOD AVENUE - TAX BLOCK 1803, LOT 12, 13 & 14, BOROUGH OF MADISON, MORRIS COUNTY, STATE OF NEW JERSEY", PREPARED BY KORZEN ENGINEERING AND DATED NOVEMBER 9, 2012.
 - IMPROVEMENTS SHOWN ON THE SITE ENGINEERING PLANS SHALL BE CONSTRUCTED IN ACCORDANCE WITH BOROUGH OF MADISON LAND DEVELOPMENT STANDARDS. IN THE ABSENCE OF SPECIFIC BOROUGH STANDARD(S), THE SUBJECT IMPROVEMENT(S) SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION'S "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION (1998)", AS SUPPLEMENTED.
 - EXISTING UTILITY INFORMATION SHOWN ON THE PLANS IS BASED ON MAP REFERENCED IN NOTE 2 ABOVE AND IS NOT GUARANTEED AS TO ACCURACY OR COMPLETENESS. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO CONSTRUCTION, ESPECIALLY AT PROPOSED CROSSINGS, AND SHALL PROCURE AN UPDATED UTILITY MARK-OUT FROM THE N.J. ONE-CALL SYSTEM. PRIOR TO COMMENCING ANY CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER, IN WRITING, OF ACCEPTANCE OF UTILITIES OR OF DISCREPANCIES REQUIRING RESOLUTION.
 - EXISTING STRUCTURES AND TREES IN THE DEVELOPMENT AREA SHALL BE REMOVED, AS REQUIRED.
 - PROPOSED LANDSCAPING IMPROVEMENTS SHOWN ON A SEPARATE "LANDSCAPING PLAN" (SHEET L-1), PREPARED BY BERTIN ENGINEERING ASSOCIATES.
 - PROPOSED CONCRETE PAVEMENT ALONG STREETS CAPES SHALL BE 12"x12" PLAZA PAVERS, COLOR: WAVERLY TAN, MANUFACTURED BY GRINNELL CONCRETE PAVING STONES, INC. BRICK PAVERS AT STREETScape HANDICAPPED RAMP SHALL BE HOLLAND STONE, COLOR: CHARCOAL. PROPOSED STREETScape IMPROVEMENTS SHALL BE IN ACCORDANCE WITH BOROUGH OF MADISON DOWNTOWN DEVELOPMENT STANDARDS AND SHALL MATCH IMPROVEMENTS CONSTRUCTED WEST OF CENTRAL AVENUE. THE CONTRACTOR SHALL CONTACT AND COORDINATE WITH BOROUGH OF MADISON PUBLIC WORKS DEPARTMENT PRIOR TO ORDERING STREETScape IMPROVEMENT MATERIALS.
 - THE APPLICANT SHALL MAINTAIN A TRASH COMPACTOR AND TRASH RECEPTACLES FOR TENANTS IN THE BASEMENT OF THE PROPOSED BUILDING.
 - THE APPLICANT SHALL MAINTAIN AN ADDITIONAL 2 YD. RECYCLING DUMPSTER IN THE TRASH ENCLOSURE FOR THE DELI/RESTAURANT/BAR.



REVISION NO.	DATE	REVISION
10	7/08/21	REVISED PER BOROUGH TCC COMMENTS OF JULY 6, 2021.
9	5/14/21	ADDED/REVISED BUILDING-MOUNTED SIGNS AT NORTHWEST ENTRANCE.
8	11/01/18	BULLETIN 7: REVISED ADA PARKING SPACES AND ACCESS.
7	5/22/18	BULLETIN 6: REVISED TRANSFORMER & SOUTHEAST WALK LOCATIONS.
6	3/02/18	BULLETIN 2: REVISED TRANSFORMER AREA & SURROUNDING WALK WIDTHS.
5	10/11/17	BULLETIN 1: REVISED CURB RAMP AT BUILDING ENTRANCE.
4	5/24/17	REVISED PER BOROUGH ENGINEER'S MEMORANDUM OF MAY 22, 2017.
3	3/27/17	REVISED PER BOROUGH PLANNING BOARD CONDITIONS OF APPROVAL.
2	12/15/16	REVISED PER BOROUGH COMMENTS.
1	5/19/15	REVISED PER BOROUGH TCC COMMENTS.

LAYOUT & DIMENSIONING PLAN
SITE PLAN
 FOR
9-19 GREENWOOD AVENUE MADISON
 SITUATED AT
 9-19 GREENWOOD AVENUE - TAX BLOCK 1803, LOTS 12, 13 & 14
 BOROUGH OF MADISON MORRIS COUNTY NEW JERSEY

RESERVED PARKING NOTE:

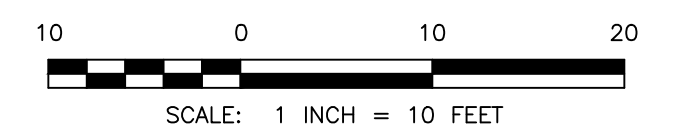
- THE ZONING OFFICER, BOARD ENGINEER, OR APPLICANT ON THE BASIS OF INCREASED PARKING DEMAND FOR THE SITE, MAY REQUIRE THE CONVERSION OF ALL OR PART OF THE RESERVED PARKING AREA TO OFF-STREET PARKING SPACES. THE INCREASED PARKING DEMAND MUST BE SUSTAINED FOR A MINIMUM 14 DAY PERIOD AND BE ATTRIBUTABLE TO CONSISTENT INCREASED BUSINESS DEMAND, NOT LIMITED DURATION SALES EVENTS OR TEMPORARY LOSS OF PARKING DUE TO MAINTENANCE OR OTHER, CONSTRUCTION-RELATED ACTIVITY.

SUCH CONVERSION MUST BE COMPLETED OR CHALLENGED BY THE APPLICANT WITHIN 60 DAYS OF WRITTEN NOTIFICATION BY THE ZONING OFFICER. ANY CHALLENGE SHALL REQUIRE AN APPEARANCE BEFORE THE LAND USE WITH JURISDICTION OVER THE ORIGINAL APPLICATION APPROVAL. SUCH AN APPEARANCE IS FOR ADMINISTRATIVE COMPLIANCE ONLY AND IS NOT SUBJECT TO NOTICE OF THE APPEARANCE.

NOTHING SHALL PREVENT THE APPLICANT FROM ELECTING TO CONVERT THE RESERVED PARKING AREA TO PARKING SPACES UPON FINDING A DEMONSTRABLE NEED. HOWEVER, UNDER THIS PROVISION, THE ZONING OFFICER SHALL BE NOTIFIED OF THE CHANGE WITHIN 60 DAYS OF THE ISSUANCE OF CONSTRUCTION PERMITS.

GREENWOOD AVENUE
 (66' WIDE R.O.W.)

AMENDED PLANNING BOARD APPLICATION NO. P-15-006A



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N.J. CERTIFICATE OF AUTHORIZATION NO. 24G428107900

PROJECT NO 120121
 SCALE 1"=10'
 DATE 1/07/2015
 FB / PG
 SHEET NO 3 of 10

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