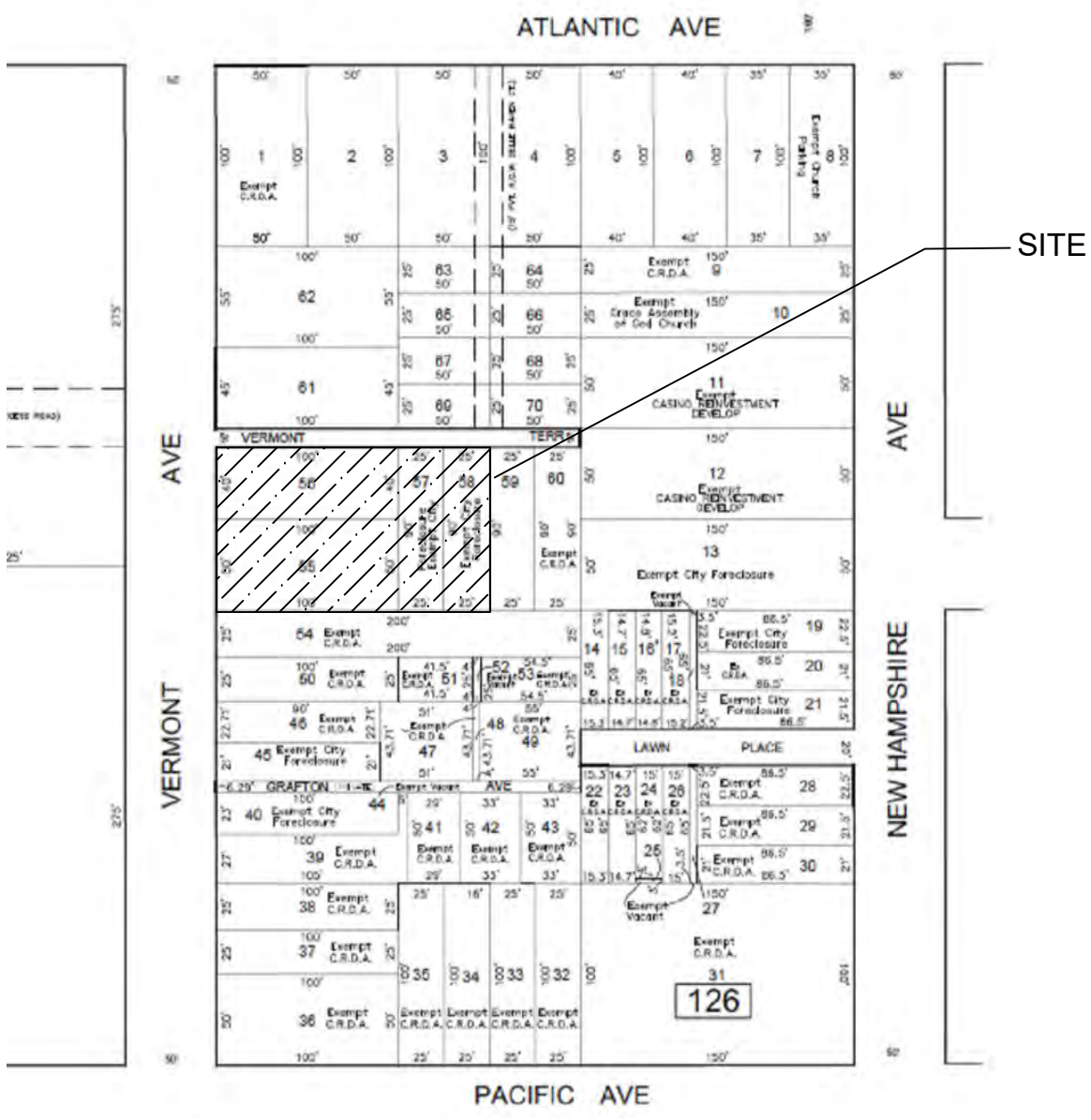




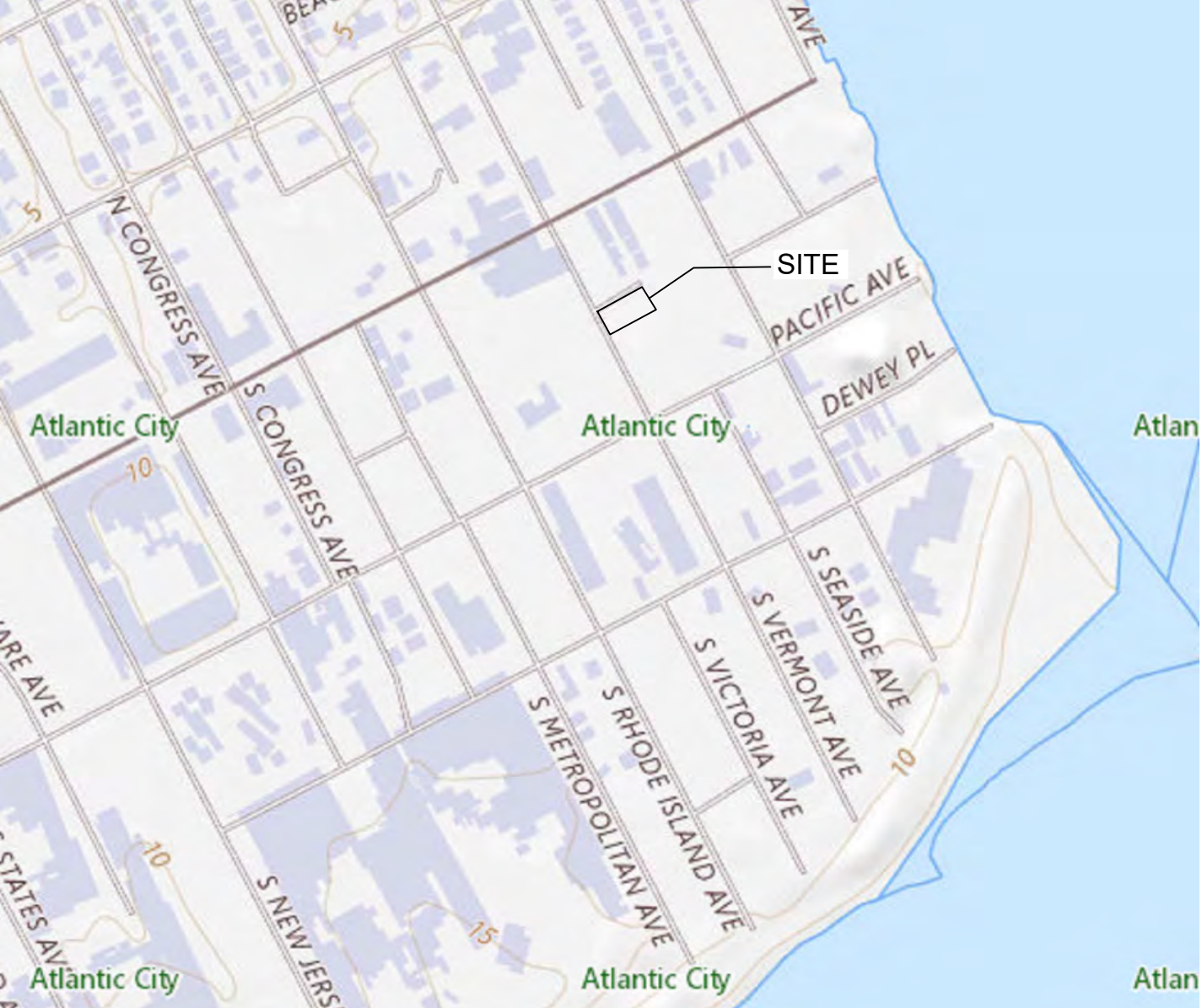
ATLANTIC CITY ZONING & TOURISM DISTRICT MAP



ATLANTIC CITY TAX MAP SHEET (SHEET 24)



FEMA FIRM (34001C0456G - JANUARY 30, 2015)



USGS QUAD MAP

MAJOR SUBDIVISION & SITE PLAN

LIGHTHOUSE ROW PHASE II - 7 UNIT SINGLE FAMILY HOME DEVELOPMENT BLOCK 129 LOTS 55, 56, 57, AND 58 ATLANTIC CITY ATLANTIC COUNTY NJ

DRAWING INDEX:
SHEET 1 - T1 - COVER SHEET / ZONING SCHEDULE
SHEET 2 - T2 - EXISTING SITE CONDITION
SHEET 3 - T3 - PROPOSED SUB-DIVISION / EROSION & SEDIMENT CONTROL PLAN
SHEET 4 - T4 - SITE, GRADING, AND LANDSCAPING PLAN
SHEET 5 - T5 - UTILITY PLAN

STATE OF NEW JERSEY

MICHAEL J. INTRIERI

No.

GE54323

PROFESSIONAL ENGINEER

24GE05432300

9/26/2025

MICHAEL J. INTRIERI

NJ PROFESSIONAL ENGINEER NO

24GE05432300

ZONING / BULK & AERA SCHEDULE – LH-1 (CRDA Zoning)																
19 S VERMONT AVE																
Regulation Reference	Standard	Required (LH-1)	Proposed 55.01 UNIT A		Proposed 55.02 UNIT B		Proposed 55.03 UNIT C		Proposed 55.04 UNIT D		Proposed 55.04 UNIT E		Proposed 55.04 UNIT F		Proposed 55.04 UNIT G	
19:66-5.18 (a)1.i	Permitted Use	Multi-family residential, low-rise			1 Residential Townhome	C	1 Residential Townhome	C	1 Residential Townhome	C	1 Residential Townhome	C	1 Residential Townhome	C	1 Residential Townhome	C
19:66-5.18 (a)1.iii(1)	Conditional Use (Variance)	Single-family detached dwelling (conditional)	1 Detached Dwelling	RCA												
19:66-5.18 (a)1.iv(2)	Minimum Lot Area	7,500 sf	2,317.5 sf	DNC	1,867.5 SF	DNC	1,867.5 SF	DNC	1,867.5 SF	DNC	1,867.5 SF	DNC	1,867.5 SF	DNC	1,845 SF	DNC
19:66-5.18 (a)1.iv(4)	Minimum Lot Width	50 ft	25.75 ft	DNC	20.75 ft	DNC	20.75 ft	DNC	20.75 ft	DNC	20.75 ft	DNC	20.75 ft	DNC	20.5 ft	DNC
19:66-5.18 (a)1.iv(3)	Minimum Lot Depth	150 ft	90 ft	DNC	90 ft	DNC	90 ft	DNC	90 ft	DNC	90 ft	DNC	90 ft	DNC	90 ft	DNC
19:66-5.18 (a)1.iv(5)	Minimum Lot Frontage	50 ft	25.75 ft	DNC	20.75 ft	DNC	20.75 ft	DNC	20.75 ft	DNC	20.75 ft	DNC	20.75 ft	DNC	20.5 ft	DNC
19:66-5.18 (a)1.iv(6)	Maximum Building Coverage	70%	44%	C	55%	C	55%	C	55%	C	55%	C	55%	C	55%	C
19:66-5.18 (a)1.iv(7)	Maximum Impervious Coverage	80%	62%	C	74%	C	74%	C	74%	C	74%	C	74%	C	75%	C
19:66-5.18 (a)1.iv(8)	Front Yard Setback	0 ft (≤35 ft bldg ht); 20 ft (>35 ft)	27 ft	C	27 ft	C	27 ft	C	27 ft	C	27 ft	C	27 ft	C	27 ft	C
19:66-5.18 (a)1.iv(9)	Side Yard Setback	0 ft (≤35 ft bldg ht); 20 ft (>35 ft)	5 ft	C	3.75 ft	C	3.75 ft	C	3.75 ft	C	3.75 ft	C	3.75 ft	C	3.5 ft	C
19:66-5.18 (a)1.iv(10)	Rear Yard Setback	20 ft	3 ft	DNC	3 ft	DNC	3 ft	DNC	3 ft	DNC	3 ft	DNC	3 ft	DNC	3 ft	DNC
19:66-5.18 (a)1.iv(1)	Maximum Height (Principal)	300 ft (from BFE)	34.75 ft	C	34.75 ft	C	34.75 ft	C	34.75 ft	C	34.75 ft	C	34.75 ft	C	34.75 ft	C
19:66-5.18 (a)1.iv(1)	Maximum Height (Accessory)	35 ft														
19:66-5.18 (a)1.iv(13)	Maximum Density	25 DU/A (low-rise); 50 DU/A (mid-rise); 75 DU/A (high-rise)	18.796	C	23.325	C	23.325	C	23.325	C	23.325	C	23.325	C	23.61	C
19:66-5.8 (a) + N.J.A.C. 5:21	Resident Parking	Pre RSIS (N.J.A.C. 5:21) For ~2,100 SF homes, 4 BR per unit -> 3.0 spaces per unit	3.5 (2-car garage + 24' driveway)	C	3.5 (2-car garage + 24' driveway)	C	3.5 (2-car garage + 24' driveway)	C	3.5 (2-car garage + 24' driveway)	C	3.5 (2-car garage + 24' driveway)	C	3.5 (2-car garage + 24' driveway)	C	3.5 (2-car garage + 24' driveway)	C

C = CONFORMS, NA = NOT APPLICABLE, DNC = DOES NOT CONFORM, RCA = REQUIRES CONDITIONAL APPROVAL

NOTE: NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88) IS THE VERTICAL DATUM USED WITHIN ALL PLAN SHEETS OF THIS APPLICATION SET

APPROVED BY RESOLUTION #

CRDA PLANNER

CRDA ENGINEER

CRDA LAND USE REGULATION & ENFORCEMENT OFFICER

CRDA HEARING OFFICER

PROJECT

19 S VERMONT AVE
7 UNIT SINGLE FAMILY HOME DEVELOPMENT
ATLANTIC CITY, NJ 08401

TITLE

TITLE SHEET

DWN. M.I. DATE 9-26-2025

REV. 0 DATE

JOB NO. 202505

DWG NO. T1

DATED:

DATED:

DATED:

DATED:

DATED:

DATED:

DATED:

DATED:

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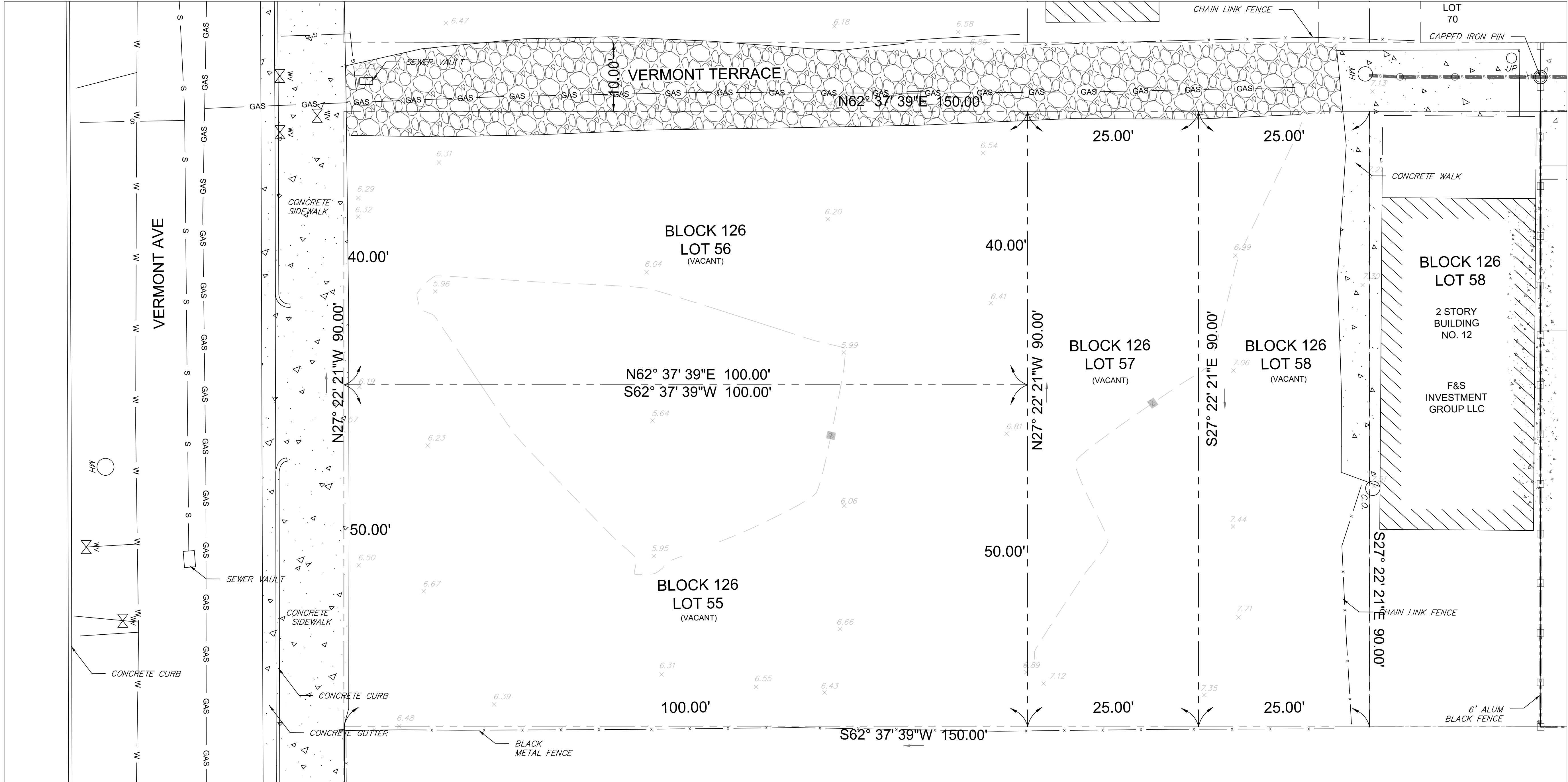


SURVEYOR:
TRISTATE ENGINEERING AND SURVEYING, PC
ANTHONY F. DIROSA
PO BOX 1304 BLACKWOOD, NJ 08012

ENGINEER:
MPMB DEVELOPERS, LLC
70 ARTHUR DR
RUTHERFORD, NJ. 07087

OWNER/APPLICANT:
DANIEL FAST II LLC
56 SLEEPY HOLLOW DR
TABERNACLE, NJ

DRAWN BY:
MICHAEL J. INTRIERI
MPMB DEVELOPERS LLC
NJ PROFESSIONAL ENGINEER 24GE05432300



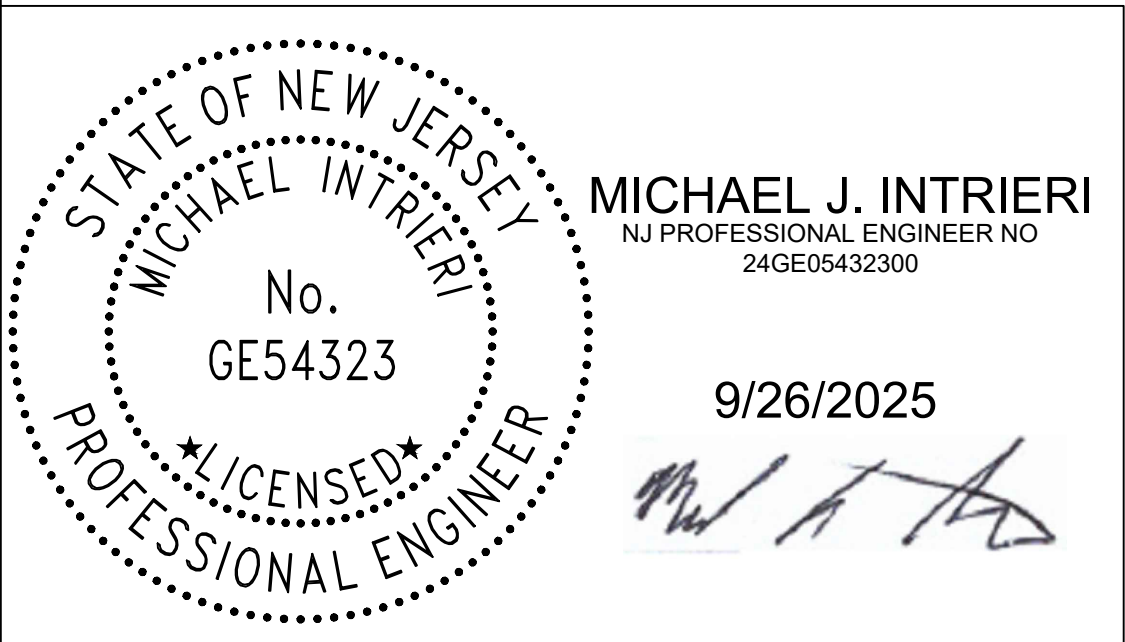
PLAN VIEW - EXISTING CONDITION

REFERENCE: SURVEY (DATED 9/10/25 BY ANTHONY F. DIROSA FOR SURVEY OF EXISTING SITE CONDITIONS)

EXISTING PERVIOUS COVERAGE = 13,500 SF

GENERAL NOTES:

- 1.) THIS SITE PLAN DEPICTS INDEPENDENT IMPROVEMENTS TO 19 S VERMONT AVE, BLOCK 126, LOT 55, 56, 57, AND 58.
- 2.) REF: SURVEY (DATED 9/2/25 BY ANTHONY F. DIROSA FOR EXISTING SITE CONDITIONS)
- 3.) EXISTING UTILITY INFORMATION SHOWN ON THESE PLANS IS FURNISHED BY THE UTILITY COMPANIES AND/OR THE SURVEYOR AND THE ACCURACY THEREOF IS NOT THE RESPONSIBILITY OF MPMB DEVELOPERS LLC. IT IS THE RESPONSIBILITY OF THE OWNERS AND/OR CONTRACTOR TO CALL 1-800-272-1000 FOR FIELD LOCATION OF UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION.
- 4.) THESE PLANS ARE NOT FOR CONSTRUCTION UNTIL "ISSUED FOR CONSTRUCTION" APPEARS IN THE TITLE BLOCK.
- 5.) THE PROPERTY IS LOCATED WITHIN FLOOD ZONE AE 10 AS PER FEMA FIRM (34001C0456G - JANUARY 30, 2015)

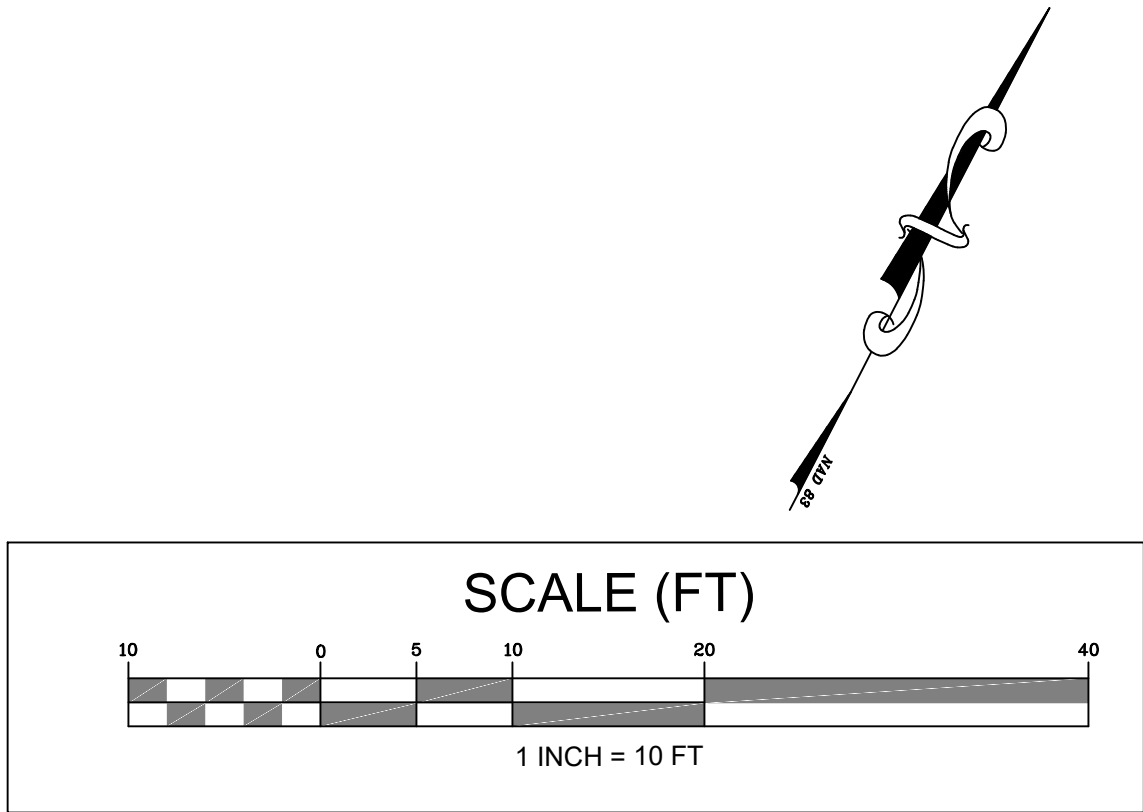


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ANTHONY F. DIROSA
PO BOX 1304 BLACKWOOD, NJ 08012

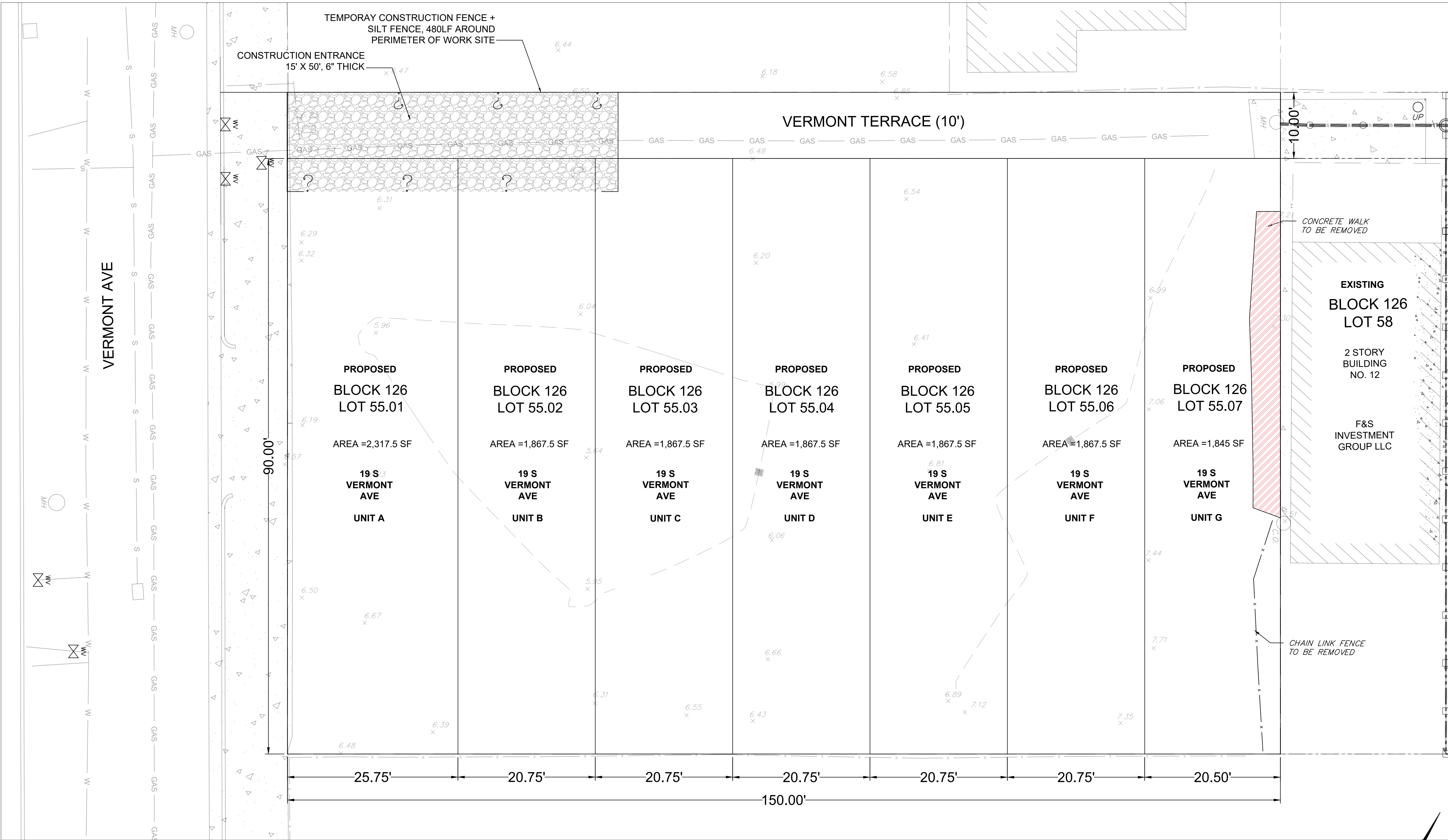
ENGINEER:
MPMB DEVELOPERS, LLC
70 ARTHUR DR.
RUTHERFORD, NJ. 07087

OWNER/APPLICANT:
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56 SLEEPY HOLLOW DR
TABERNACLE, NJ

DRAWN BY:
MICHAEL J. INTRIERI
MPMB DEVELOPERS LLC
NJ PROFESSIONAL ENGINEER 24GE05432300



PROJECT 19 S VERMONT AVE 7 UNIT SINGLE FAMILY HOME DEVELOPMENT ATLANTIC CITY, NJ 08401			
TITLE EXISTING SITE CONDITION			
DWN. M.I. DATE 9-26-2025	REV.	DATE	
JOB NO. 202505	DWG NO. T2		



CONSTRUCTION ENTRANCE

INSTALL STABILIZED CONSTRUCTION ENTRANCE AT ACCESS POINT CONSISTING OF 6" THICK LAYER OF 2-3" WASHED STONE (NJDOT NO. 3) UNDERLAIN BY NON-WOVEN GEOTEXTILE FABRIC, MINIMUM 50' LONG x 15' WIDE. MAINTAIN ENTRANCE THROUGHOUT CONSTRUCTION; REPLENISH STONE AS NEEDED. CONTRACTOR SHALL CLEAN ADJACENT STREETS DAILY TO PREVENT SEDIMENT TRACKING..

- TEMPORARY SILT FENCE**
- GEOTEXTILE FABRIC, 36" HIGH, TRENCHED IN 6" MIN. DEPTH AND BACKFILLED.
 - WOOD/STEEL POSTS @ 8' O.C. MAX
 - INSTALL AT DOWNSLOPE PROPERTY BOUNDARIES AND AROUND SOIL STOCKPILES
 - NOTE: INSTALL TEMPORARY SILT FENCE AT ALL DOWNSLOPE LIMITS OF DISTURBANCE AND AROUND STOCKPILES, PER NJDEP STANDARDS. FABRIC SHALL BE TRENCHED MINIMUM 6" INTO GROUND AND MAINTAINED UPRIGHT. REMOVE SEDIMENT WHEN ACCUMULATION REACHES 1/3 HEIGHT OF FENCE.

TEMPORARY FENCE:
INSTALL TEMPORARY SAFETY FENCING ALONG PROJECT FRONTAGE AND AROUND LIMITS OF DISTURBANCE AS SHOWN ON PLAN. FENCE SHALL REMAIN IN PLACE UNTIL SITE STABILIZATION IS ACHIEVED.

ADDITIONAL MEASURES:

ALL EXISTING AND PROPOSED STORM DRAIN INLETS WITHIN AND ADJACENT TO THE PROJECT AREA SHALL BE PROTECTED WITH FILTER FABRIC BAGS, STONE WEEPERS, OR EQUIVALENT DEVICES DURING CONSTRUCTION. MAINTAIN PROTECTION UNTIL ALL DISTURBED AREAS ARE STABILIZED.

PROVIDE A DESIGNATED, LINED CONCRETE WASHOUT AREA OR WATERTIGHT CONTAINER ON SITE. NO CONCRETE, MORTAR, OR STUCCO WASHOUT SHALL BE DISCHARGED TO THE GROUND SURFACE, STORM DRAINS, OR WATERWAYS.

ALL SOIL STOCKPILES SHALL BE SURROUNDED BY SILT FENCE OR EQUIVALENT PERIMETER CONTROL AND STABILIZED WITH TEMPORARY SEEDING OR SECURED COVERING IF NOT USED WITHIN 14 DAYS.

THE CONTRACTOR SHALL APPLY WATER OR OTHER APPROVED DUST SUPPRESSION METHODS AS NECESSARY TO CONTROL DUST FROM DISTURBED SOIL AND UNPAVED SURFACES.

ALL DISTURBED AREAS INACTIVE FOR FOURTEEN (14) DAYS OR MORE SHALL BE STABILIZED WITH TEMPORARY SEED AND MULCH OR EQUIVALENT STABILIZATION MEASURES. FINAL STABILIZATION SHALL BE ACHIEVED BY PERMANENT VEGETATION, PAVEMENT, OR STRUCTURES.

REFERENCE: MAJOR SUBDIVISION PLAN, 'FINAL PLAN OF LOTS' DATED 9/2/25 BY ANTHONY F. DIROSA, PROVIDED IN ACCORDANCE WITH NJ MAP FILING LAW.

PLAN VIEW - PROPOSED SUBDIVISION / EROSION & SEDIMENT CONTROL PLAN

STATE OF NEW JERSEY

MICHAEL INTRIERI

No.

GE54323

LICENSED

PROFESSIONAL ENGINEER

MICHAEL J. INTRIERI

NJ PROFESSIONAL ENGINEER NO

24GE05432300

9/26/2025

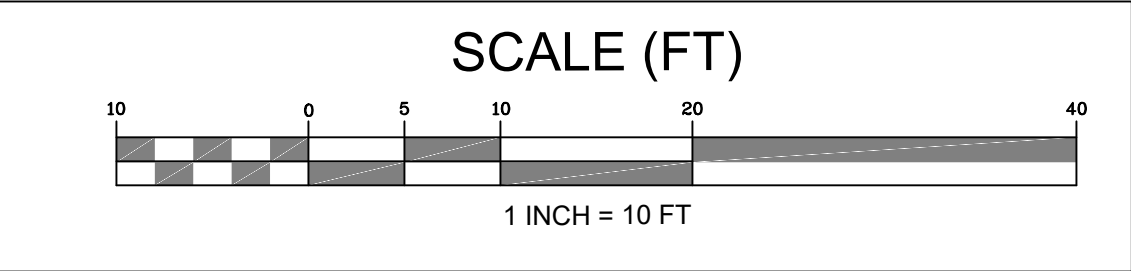


SURVEYOR:
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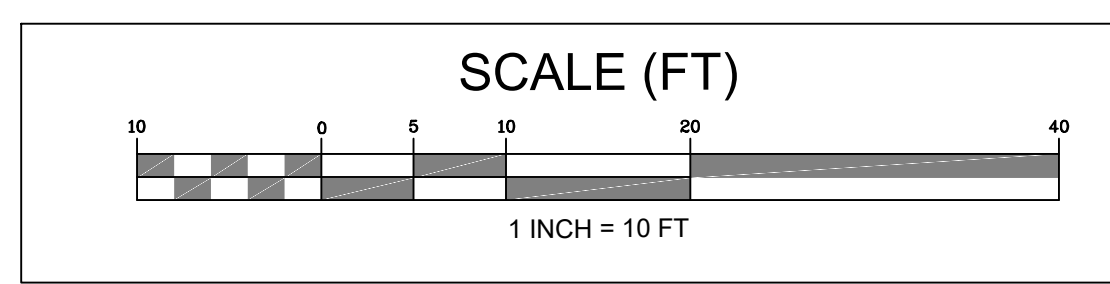
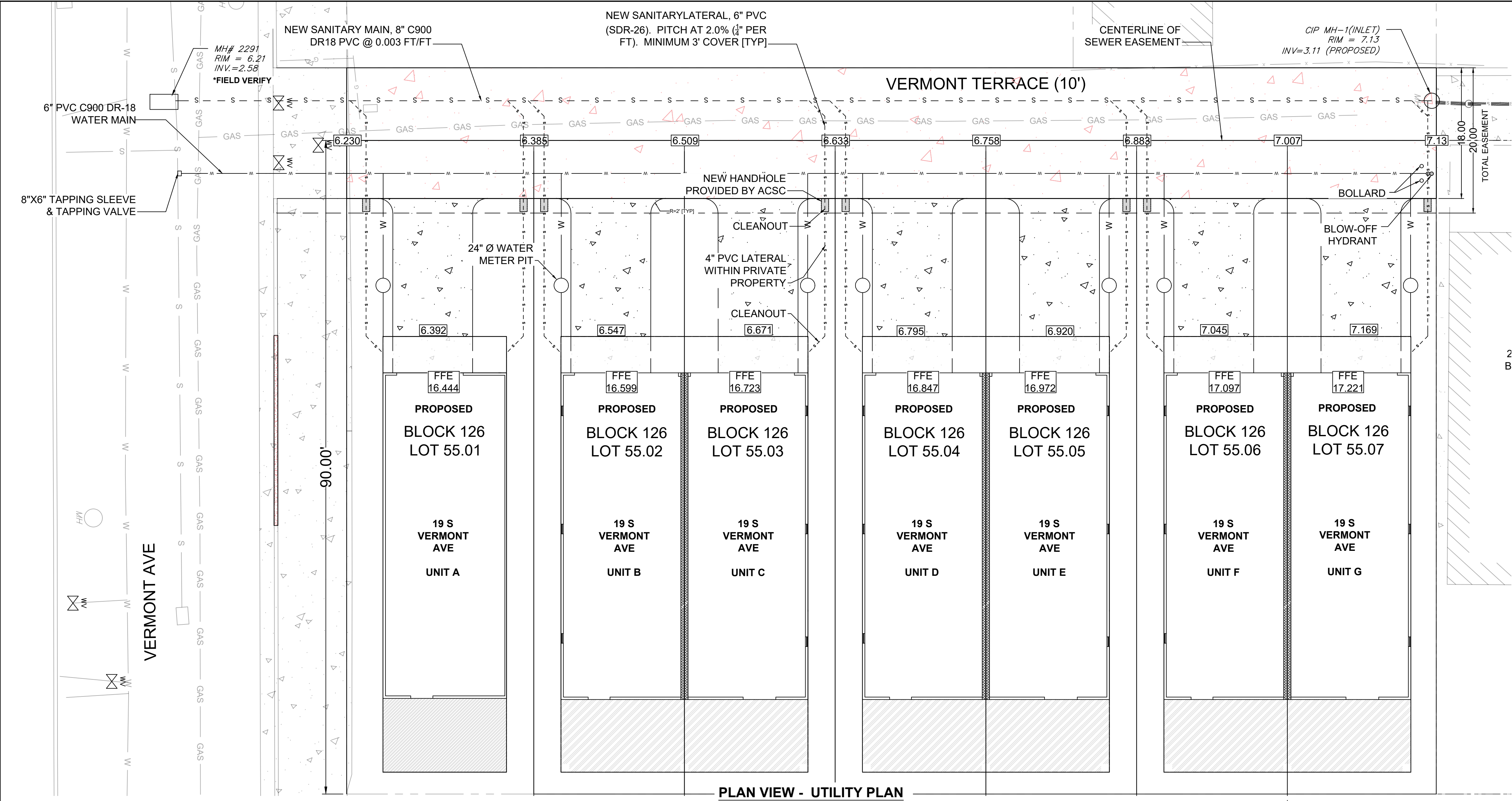
DRAWN BY:
MICHAEL J. INTRIERI
MPMB DEVELOPERS LLC
NJ PROFESSIONAL ENGINEER 24GE05432300



PROJECT			
19 S VERMONT AVE 7 UNIT SINGLE FAMILY HOME DEVELOPMENT ATLANTIC CITY, NJ 08401			
TITLE			
PROPOSED SUBDIVISION / EROSION & SEDIMENT CONTROL PLAN			
DWN.	M.I.	DATE	9-26-2025
REV.		DATE	
JOB NO.	202505		
DWG NO.	T3		







UTILITY EASEMENT NOTE:
A 20' WIDE SANITARY SEWER UTILITY EASEMENT SHALL BE ESTABLISHED ALONG THE FULL LENGTH OF VERMONT TERRACE, OFFSET APPROXIMATELY 1' FROM THE CENTERLINE OF THE PROPOSED 18' WIDE ACCESS DRIVE. THIS EASEMENT IS GRANTED TO THE ATLANTIC CITY SEWERAGE COMPANY (ACSC) FOR OWNERSHIP, OPERATION, INSPECTION, AND MAINTENANCE OF THE SANITARY SEWER MAIN, LATERALS, AND ASSOCIATED HANDHOLES/STRUCTURES LOCATED WITHIN THE EASEMENT.

ALL SANITARY LATERALS SHALL BE 6" PVC (SDR-26 OR SDR-35) INSTALLED AT A MINIMUM 2.0% SLOPE, WITH CLEANOUTS PROVIDED AS SHOWN. LATERALS SHALL CONNECT TO THE 8" C900 DR-18 MAIN THROUGH ACSC-OWNED HANDHOLES USING WATERTIGHT BOOTS OR CONNECTORS, WITH CONNECTIONS MADE BY AN 8"X6" C900 TEE, INSERT-A-TEE, OR APPROVED SADDLE SET AT OR ABOVE SPRINGLINE.

SEWER NOTES:
LATERALS: 6" PVC SDR-26 (OR SDR-35), GASKETED JOINTS, 2.0% MIN SLOPE; CLEANOUTS AS REQUIRED. HANDHOLES: PER ACSC STANDARD. PROVIDE WATERTIGHT BOOT AT PIPE PENETRATIONS; SET TO GRADE. MAIN CONNECTION: 8"X8" C900 TEE, INSERT-A-TEE (C900 OD), OR APPROVED C900 SERVICE SADDLE. LATERAL ENTRY ≥ SPRINGLINE, TRIM FLUSH; SEAL PER MANUFACTURER.

BEDDING/BACKFILL: BEDDING 4" MIN GRANULAR; HAUNCH AND INITIAL BACKFILL TO 12" ABOVE CROWN WITH CLASS III GRANULAR; FINAL BACKFILL COMPACTED PER CITY STANDARD (ASTM D2321 / AWWA C605).

WATER NOTES:
TAP THE EXISTING 8" WATER MAIN IN VERMONT AVE WITH AN 8"X6" TAPPING SLEEVE & TAPPING VALVE PER UTILITY STANDARDS. INSTALL A 6" GATE VALVE IMMEDIATELY DOWNSTREAM OF THE TAP FOR ISOLATION OF THE NEW LINE.

FURNISH AND INSTALL A 6" PVC C900 DR-18 WATER MAIN ALONG VERMONT TERRACE, APPROXIMATELY 173 LF, WITHIN THE PROPOSED 20' UTILITY EASEMENT. MINIMUM COVER: 4'-5'-5.0'.

PROVIDE (7) INDIVIDUAL WATER SERVICES FROM THE 6" MAIN, EACH CONSISTING OF:

- 6" x 1" SERVICE SADDLE (AWWA C907 OR UTILITY-APPROVED)
- 1" CORPORATION STOP AT THE SADDLE (AWWA C900)
- 1" HDPE SDR-9 CTS (POLY) SERVICE TUBING WITH CONTINUOUS TRACER WIRE (#12 INSULATED COPPER) AND DETECTABLE WARNING TAPE
- METER PIT WITH INLET SHUTOFF VALVE, 5/8" x 3/4" METER, METER SETTER, AND OUTLET SHUTOFF VALVE. THE PIT INLET VALVE SHALL SERVE AS THE REQUIRED UPSTREAM SERVICE ISOLATION.
- SERVICE FROM PIT TO BUILDING: 1" TYPE K COPPER OR 1" HDPE SDR-9 CTS, AND DOWNSTREAM SHUTOFF AS APPROVED BY THE WATER UTILITY

MAINTAIN ≥10' HORIZONTAL SEPARATION BETWEEN WATER AND SANITARY SEWER LINES; AT CROSSINGS, WATER SHALL BE INSTALLED ABOVE SEWER WITH A MINIMUM 18" VERTICAL SEPARATION. PROVIDE SPECIAL CONSTRUCTION WHERE SEPARATIONS CANNOT BE ACHIEVED.

PROVIDE THRUST BLOCKS OR RESTRAINED JOINTS AT ALL TEES, BENDS, HYDRANT LEADS, AND DEAD-ENDS PER AWWA STANDARDS.

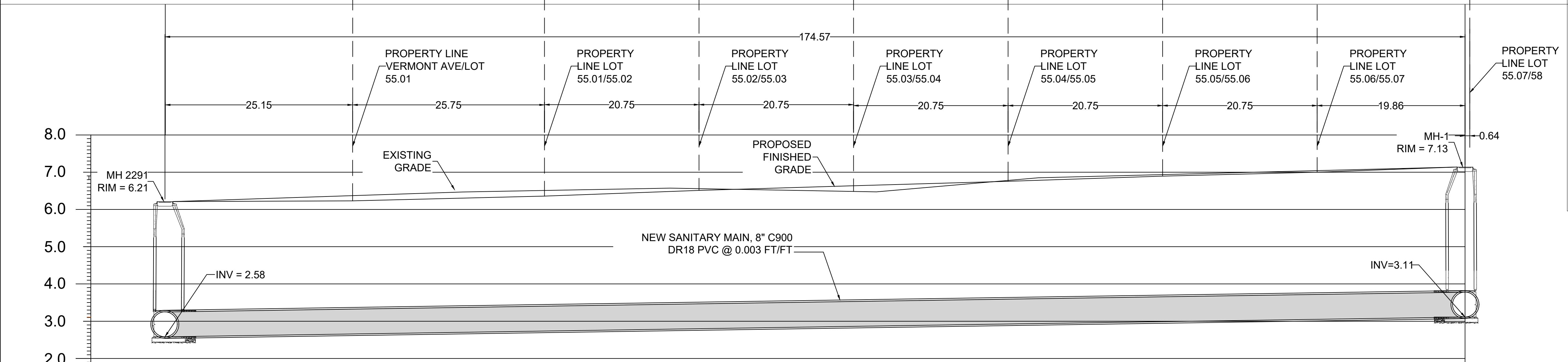
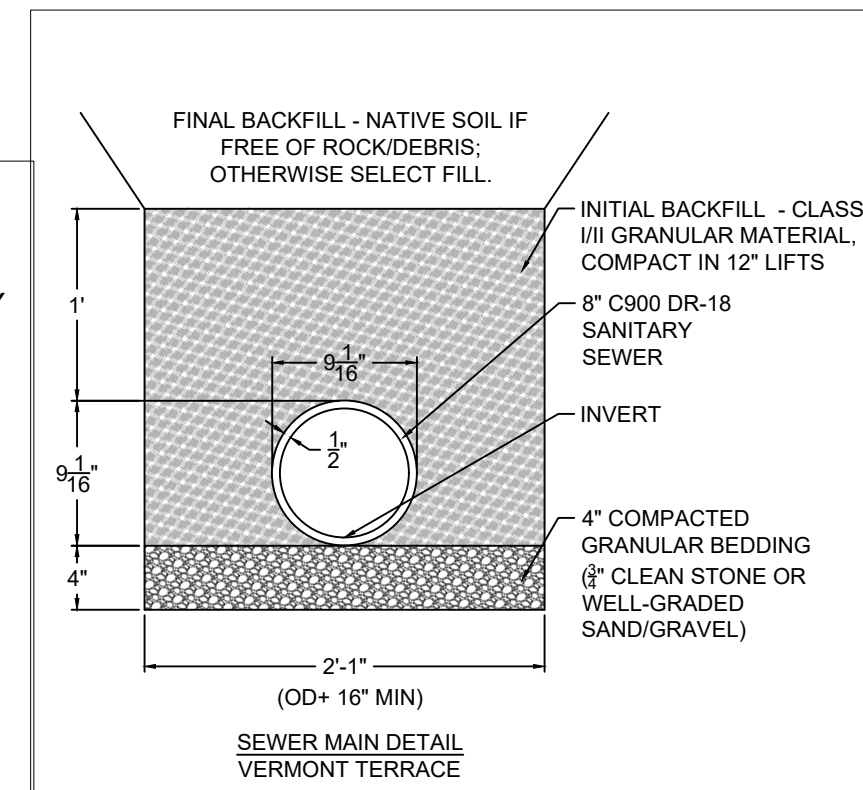
PRESSURE AND LEAKAGE TESTING SHALL CONFORM TO AWWA C600/C605; DISINFECTION, FLUSHING, AND BAC-T TESTING SHALL CONFORM TO AWWA C651 WITH TWO CONSECUTIVE PASSING SAMPLES.

ALL MATERIALS, VALVES, FITTINGS, AND METER PITS SHALL CONFORM TO THE STANDARDS OF ATLANTIC CITY MUNICIPAL UTILITIES AUTHORITY. ALL MATERIALS AND INSTALLATION SHALL CONFORM TO ACMUA STANDARDS AND DETAILS.

WATER BLOW-OFF:

AT THE TERMINUS OF THE PROPOSED 6" PVC C900 DR-18 WATER MAIN ON VERMONT TERRACE, FURNISH AND INSTALL A BLOW-OFF HYDRANT ASSEMBLY CONSISTING OF: 6" TEE ON THE MAIN, 6" AUXILIARY GATE VALVE WITH BOX, REDUCER AND 2" (MINIMUM) BLOW-OFF HYDRANT/POST HYDRANT ASSEMBLY. BLOW-OFF TO CONSIST OF ABOVE-GRADE NOZZLE AND DIFFUSER TO CONTROL DISCHARGE. BLOW-OFF HYDRANT SHALL BE CAPABLE OF DISCHARGING ≥220 GPM TO ACHIEVE A 2.5 FPS FLUSHING VELOCITY IN THE 6" MAIN.

PROVIDE (2) PROTECTIVE BOLLARDS AT THE TERMINAL BLOW-OFF HYDRANT. BOLLARDS SHALL BE 6" DIAMETER SCHEDULE 40 STEEL PIPE, FILLED WITH CONCRETE, SET VERTICALLY IN 30" MINIMUM DEPTH x 12" DIAMETER CONCRETE FOOTING. BOLLARD HEIGHT: 4' ABOVE FINISHED GRADE. PAINT BOLLARDS WITH 2 COATS SAFETY YELLOW ENAMEL. SPACE BOLLARDS TO ALLOW CLEAR OPERATION OF BLOW-OFF HYDRANT WHILE PREVENTING VEHICLE IMPACT.



SEWER MAIN PROFILE



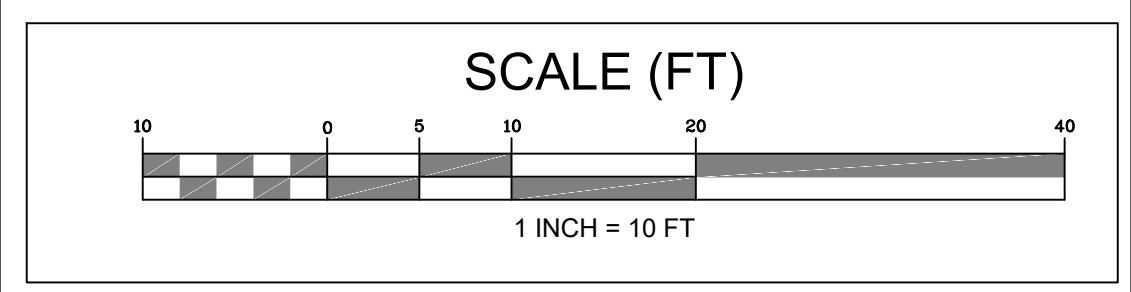
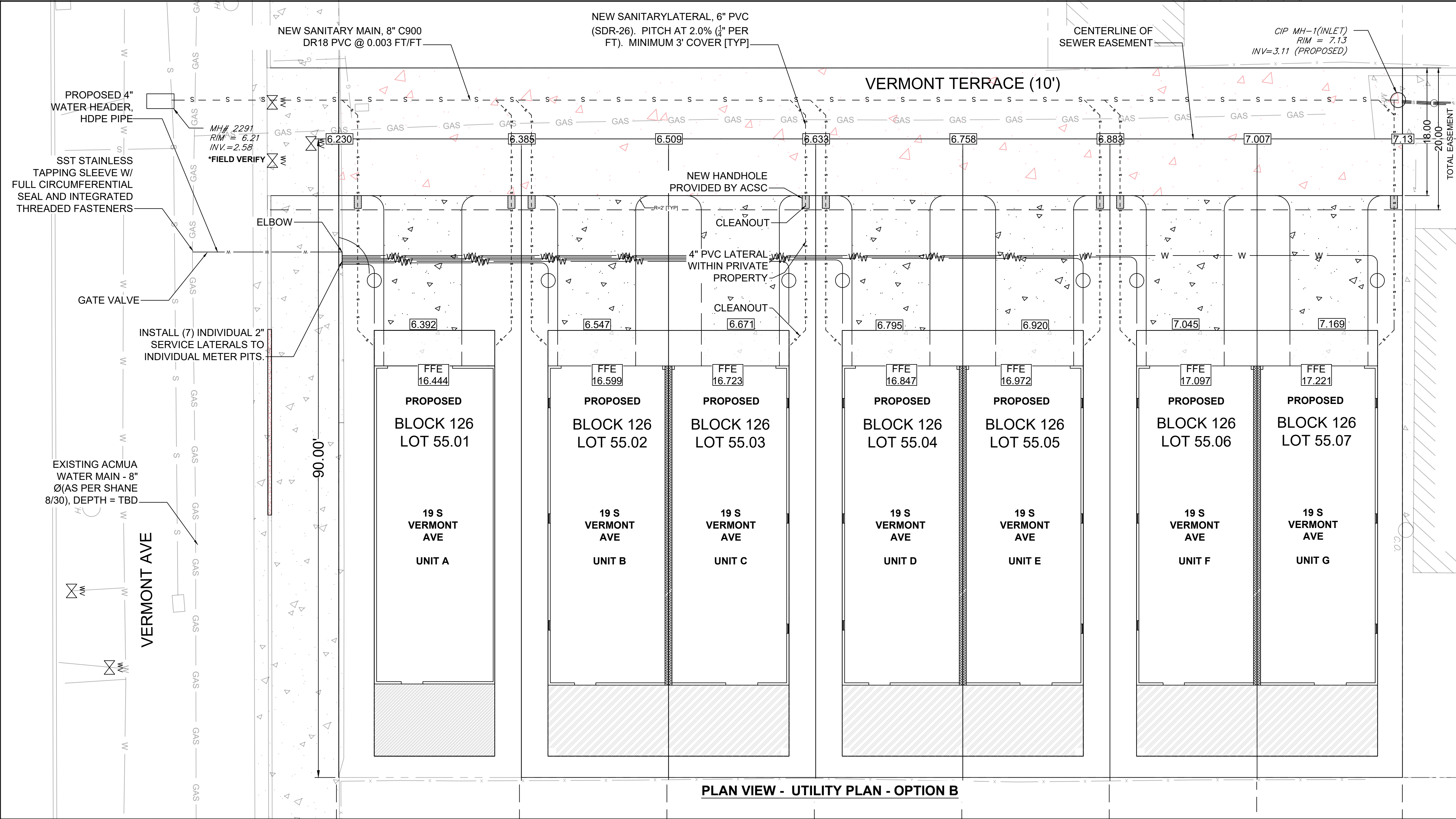
SURVEYOR:
TRISTATE ENGINEERING AND SURVEYING, PC
ANTHONY F. DIROSA
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DRAWN BY:
MICHAEL J. INTRIERI
MPMB DEVELOPERS LLC
NJ PROFESSIONAL ENGINEER 24GE05432300

PROJECT	
19 S VERMONT AVE 7 UNIT SINGLE FAMILY HOME DEVELOPMENT ATLANTIC CITY, NJ 08401	
TITLE	
UTILITY PLAN	
DWN. M.I. DATE 9-26-2025	REV. DATE
JOB NO. 202505	DWG NO. T5



UTILITY EASEMENT NOTE:
A 20' WIDE SANITARY SEWER UTILITY EASEMENT SHALL BE ESTABLISHED ALONG THE FULL LENGTH OF VERMONT TERRACE, OFFSET APPROXIMATELY 1' FROM THE CENTERLINE OF THE PROPOSED 18' WIDE ACCESS DRIVE. THIS EASEMENT IS GRANTED TO THE ATLANTIC CITY SEWERAGE COMPANY (ACSC) FOR OWNERSHIP, OPERATION, INSPECTION, AND MAINTENANCE OF THE SANITARY SEWER MAIN, LATERALS, AND ASSOCIATED HANDHOLES/STRUCTURES LOCATED WITHIN THE EASEMENT.

ALL SANITARY LATERALS SHALL BE 6" PVC (SDR-26 OR SDR-35) INSTALLED AT A MINIMUM 2.0% SLOPE, WITH CLEANOUTS PROVIDED AS SHOWN. LATERALS SHALL CONNECT TO THE 8" C900 DR-18 MAIN THROUGH ACSC-OWNED HANDHOLES USING WATERTIGHT BOOTS OR CONNECTORS, WITH CONNECTIONS MADE BY AN 8"x6" C900 TEE, INSERT-A-TEE, OR APPROVED SADDLE SET AT OR ABOVE SPRINGLINE.

SEWER NOTES:
LATERALS: 6" PVC SDR-26 (OR SDR-35), GASKETED JOINTS, 2.0% MIN SLOPE; CLEANOUTS AS REQUIRED. HANDHOLES: PER ACSC STANDARD. PROVIDE WATERTIGHT BOOT AT PIPE PENETRATIONS, SET TO GRADE. MAIN CONNECTION: 8"x8" C900 TEE, INSERT-A-TEE (C900 OD), OR APPROVED C900 SERVICE SADDLE. LATERAL ENTRY ≥ SPRINGLINE, TRIM FLUSH; SEAL PER MANUFACTURER.

BEDDING/BACKFILL: BEDDING 4" MIN GRANULAR; HAUNCH AND INITIAL BACKFILL TO 12" ABOVE CROWN WITH CLASS III GRANULAR; FINAL BACKFILL COMPACTED PER CITY STANDARD (ASTM D2321 / AWWA C605).

WATER NOTES:
TAP THE EXISTING 8" MAIN IN VERMONT AVE WITH AN 8"x4" TAPPING SLEEVE & TAPPING VALVE (PUBLIC). INSTALL A 4" GATE VALVE IMMEDIATELY DOWNSTREAM TO ISOLATE THE PRIVATE HEADER SYSTEM.

PROVIDE 4" HDPE PE4710 DR11 (AWWA C906) HEADER MANIFOLD ON LOT 55.01. HEADER OUTLETS SHALL BE VIA ELECTROFUSION SERVICE SADDLES WITH 2" CC (AWWA C800) CORPORATION STOPS. THE A HEADER MANIFOLD MAY BE INSTALLED WITHIN AN ACCESSIBLE VALVE VAULT IF REQUIRED BY THE WATER UTILITY.

FROM THE HEADER, INSTALL (7) 2" PEX SDR-9 (CTS OD) SERVICE LATERALS (AWWA C904; ASTM F876/F877) TO INDIVIDUAL METER PITS. FITTINGS FOR PEX SHALL BE AWWA C800 BRASS CTS COMPRESSION/PACK-JOINT (WITH STAINLESS INSERT STIFFENERS) OR ASTM F1960 EXPANSION WHERE APPROVED BY THE WATER UTILITY. PLASTIC INSERT FITTINGS ARE NOT PERMITTED UNDERGROUND.

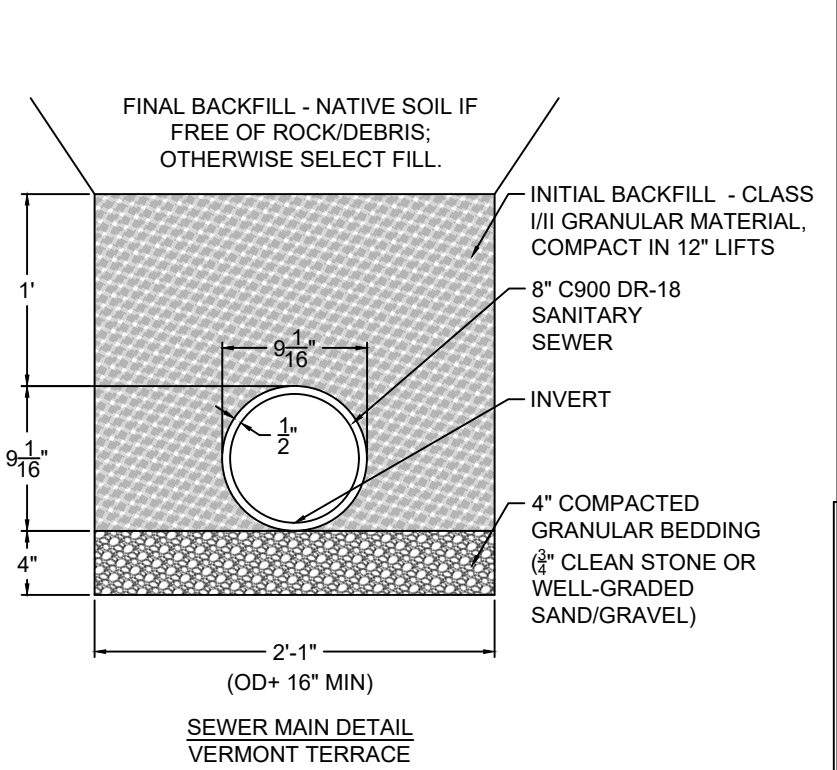
AT EACH METER PIT, REDUCE 2" → 1". INSTALL A METER SETTER WITH 5/8"x3/4" METER, AN INLET SHUTOFF VALVE, AND A DOWNSTREAM SHUTOFF IN THE PIT. SERVICE FROM PIT TO DWELLING SHALL BE 1" TYPE K COPPER OR 1" PEX SDR-9 CTS (MATCH UTILITY). THE PIT INLET VALVE SHALL SERVE AS THE REQUIRED UPSTREAM SERVICE ISOLATION.

PROVIDE CONTINUOUS TRACER WIRE (#12 INSULATED COPPER) ALONG ALL NON-METALLIC SERVICES WITH ACCESSIBLE TEST POINT; INSTALL DETECTABLE WARNING TAPE 12" ABOVE LINES.

MAINTAIN ≥10' HORIZONTAL AND ≥18" VERTICAL (WATER OVER SEWER) SEPARATION FROM SANITARY SEWERS; PROVIDE SPECIAL CONSTRUCTION WHERE SEPARATIONS CANNOT BE ACHIEVED PER THE WATER UTILITY.

MINIMUM COVER OVER ALL WATER PIPING: 4.5'-5.0'. PROVIDE THRUST RESTRAINT AT TEES/BENDS/APURTANCES. DISINFECT AND BAC-T TEST PER AWWA C651; PRESSURE/LEAK TEST PER AWWA STANDARDS.

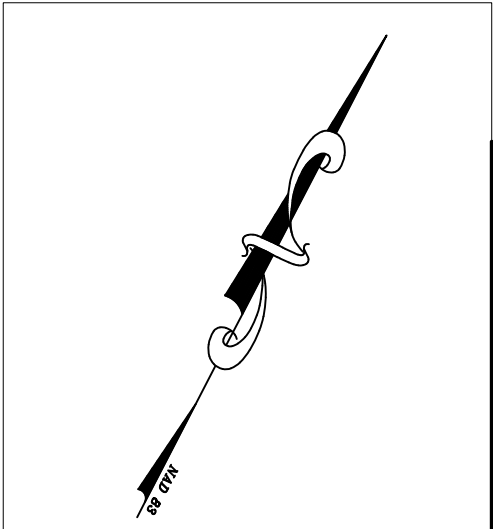
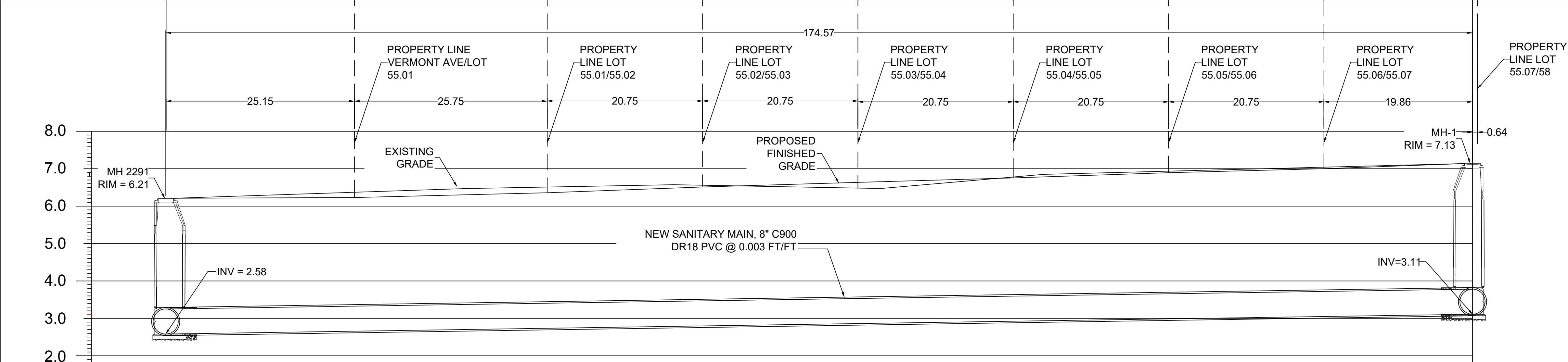
ALL MATERIALS AND INSTALLATION SHALL CONFORM TO ACMUA STANDARDS AND DETAILS.



MICHAEL J. INTRIERI
NJ PROFESSIONAL ENGINEER NO 24GE05432300

9/26/2025

[Signature]



PROJECT			
19 S VERMONT AVE 7 UNIT SINGLE FAMILY HOME DEVELOPMENT ATLANTIC CITY, NJ 08401			
TITLE UTILITY PLAN - OPTION B (MANIFOLD METHOD)			
DWN. M.I. DATE 9-26-2025	REV.	DATE	
JOB NO. 202505	DWG NO. T5		



SURVEYOR:
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OWNER/APPLICANT:
DANIEL FAST II LLC
56 SLEEPY HOLLOW DR
TABERNACLE, NJ

DRAWN BY:
MICHAEL J. INTRIERI
MPMB DEVELOPERS LLC
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