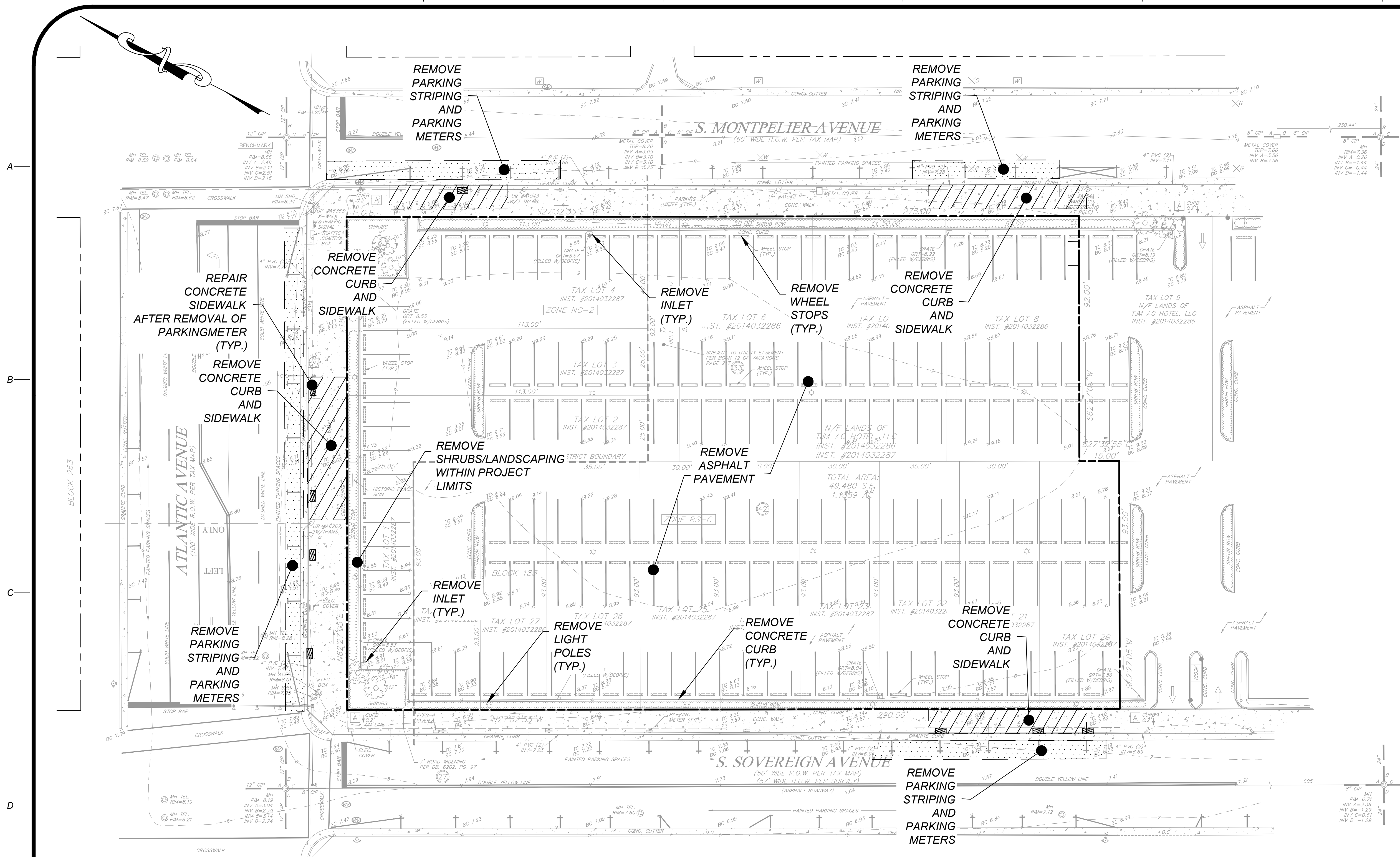


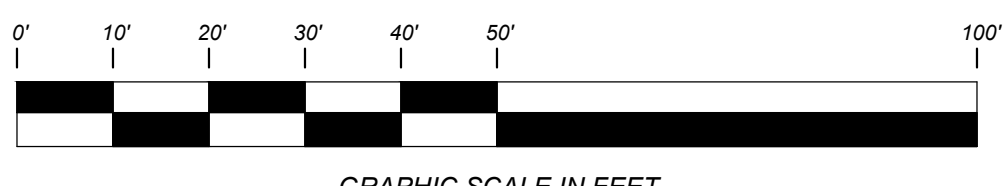
- GENERAL NOTES:**
- THIS PLAN HAS BEEN PREPARED BASED ON REFERENCES INCLUDING:
    - ATLANTIC CITY TAX MAPS
    - NJDEP 2012 AERIAL PHOTOGRAPHY
    - 'ALTA' ASCM LAND TITLE SURVEY FOR BLOCK 183, LOTS 1-8 & 20-28, CITY OF ATLANTIC CITY, COUNTY OF ATLANTIC, PREPARED BY STEPHEN D. PARENT OF DPK CONSULTING, DATED 10/06/2014.
  - OWNER: T.J.M AC HOTEL, LLC  
5801 ULMERTON ROAD, SUITE 200  
CLEARWATER, FL 33760
  - APPLICANT: CEDAR PROPERTIES, LLC  
14000 HORIZON WAY  
MT. LAUREL, NJ 08054
  - PARCEL DATA: BLOCK 183, LOTS 1-8 & 20-28  
3218 ATLANTIC AVENUE  
CITY OF ATLANTIC CITY  
ATLANTIC COUNTY, NEW JERSEY  
ZONE: RS-C (RESORT COMMERCIAL DEVELOPMENT)  
NC-2 (NEIGHBORHOOD COMMERCIAL DISTRICT)  
PROPOSED USE: DRUG STORE - PERMITTED USE ( § 163 ATTACHMENT 17 )  
DRIVE-THRU - NON-SPECIFIED USE

- CONSTRUCTION NOTES:**
- OUTBOUND AND TOPOGRAPHIC INFORMATION SHOWN HEREON ARE TAKEN FROM A SURVEY PERFORMED BY OTHERS. TOTAL LOT AREA AND PROJECT BENCHMARKS ARE SHOWN ON SURVEY. SEE SURVEY FOR ADDITIONAL NOTES.
  - ELEVATIONS ARE BASED ON NGVD 1988 (SEE TOPOGRAPHICAL BOUNDARY SURVEY).
  - ALL WORK SHALL CONFORM TO N.J.D.O.T. STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION 2001 OR LATEST REVISION; MUNICIPAL OR COUNTY SPECIFICATIONS OR REQUIREMENTS OR UTILITY COMPANY SPECIFICATIONS.
  - CONTRACTOR SHALL PROVIDE CONSTRUCTION SIGNAGE AND TRAFFIC PROTECTION IN ACCORDANCE WITH CURRENT N.J.D.O.T. STANDARDS AND THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.
  - CONTRACTOR SHALL COMPLY WITH ALL REQUIREMENTS OF THE MUNICIPALITY, COUNTY, NJDOT, SOIL CONSERVATION DISTRICT, BOCA, OSHA, AND ANY AND ALL OTHER AGENCIES HAVING JURISDICTION.
  - CONTRACTOR SHALL VERIFY ALL SUBGRADE ELEVATIONS PRIOR TO PAVING.
  - CONTRACTOR SHALL LOCATE ALL UTILITIES BOTH HORIZONTALLY AND VERTICALLY PRIOR TO CONSTRUCTION AND ADVISE OWNER AND ENGINEER OF ANY CONFLICTS.
  - ALL UTILITY CONNECTIONS TO BE VERIFIED WITH BUILDING PLANS PRIOR TO CONSTRUCTION.
  - ALL SEDIMENT SPILLED, DROPPED, WASHED, OR TRACKED ONTO PAVED RIGHT-OF-WAYS MUST BE REMOVED IMMEDIATELY.
  - CONTRACTOR SHALL VERIFY EXISTING GRADES PRIOR TO BEGINNING SITE PREPARATION. IF EXIST. GRADES VARY FROM THE DRAWINGS, NOTIFY THE OWNER, SURVEYOR & ENGINEER AND RECEIVE INSTRUCTIONS PRIOR TO PROCEEDING. NO ADDITIONAL COMPENSATION WILL BE CONSIDERED RESULTING FROM GRADE VARIANCES ONCE SITE CLEARING HAS COMMENCED.
  - ALL EXISTING BUILDING, FENCES OR OTHER STRUCTURES WITHIN THE PROPERTY LINES SHALL BE REMOVED.
  - THIS SITE WILL BE SERVICED BY PUBLIC WATER AND SEWER.
  - ALL BUILDING DIMENSIONS AND DOOR LOCATIONS SHALL BE VERIFIED WITH THE ARCHITECTURAL DRAWINGS.
  - ASPHALT PARKING LOT TO BE STRIPED WITH 4" WIDE WHITE PAINTED LINES.
  - ALL DIMENSIONS ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
  - PROPOSED TOP OF CURB ELEVATIONS ARE 6" ABOVE BOTTOM OF CURB ELEVATIONS UNLESS NOTED OTHERWISE.
  - MATERIAL STAGING AREAS MUST BE STABILIZED BY APPROPRIATE TEMPORARY SOIL EROSION AND SEDIMENT CONTROL MEASURES DURING CONSTRUCTION. THESE AREAS SHALL BE PERMANENTLY STABILIZED FOLLOWING ITS USE.
  - THE OWNER OR HIS REPRESENTATIVE IS TO DESIGNATE AN INDIVIDUAL RESPONSIBLE FOR CONSTRUCTION SITE SAFETY DURING THE COURSE OF SITE IMPROVEMENTS PURSUANT TO N.J.A.C. 5:23 - 2.21 (e) OF THE NEW JERSEY UNIFORM CONSTRUCTION CODE AND C.F.R. 1926 (f) (OSHA COMPETENT PERSON).
  - ALL UTILITIES SHALL BE PLACED UNDERGROUND.
  - ALL ROOFTOP EQUIPMENT SHALL BE SCREENED.



**GENERAL LEGEND**

---	EXISTING ADJOINING PROPERTY LINES	---	PROPERTY LINES
---	EXISTING EASEMENT OR SETBACK LINES	---	PROPOSED EASEMENT OR SETBACK LINES
---	EXISTING CONTOUR LINE	---	PROPOSED CONTOUR LINE
.52	EXISTING SPOT ELEVATION	x .52 26	PROPOSED SPOT ELEVATION
---	EXISTING WOOD FENCE	---	PROPOSED TOP OF CURB
x x x x	EXISTING CHAIN LINK FENCE	x	PROPOSED BOTTOM OF CURB
OR	EXISTING SIGN	---	PROPOSED WOODED FENCE
OR	EXISTING WATER VALVE	---	PROPOSED CHAIN LINK FENCE
OR	EXISTING UTILITY POLE	---	PROPOSED SILT FENCE
OR	EXISTING OVERHEAD WIRES	---	PROPOSED SIGNS
---	EXISTING WATER LINE	---	PROPOSED WATER VALVE
---	EXISTING GAS LINE	---	PROPOSED UTILITY POLE
---	EXISTING SANITARY SEWER	---	PROPOSED OVERHEAD WIRES
---	EXISTING STORM SEWER	---	PROPOSED WATER LINE
---	EXISTING MANHOLE	---	PROPOSED GAS LINE
---	EXISTING GAS VALVE	---	PROPOSED SANITARY SEWER
---	EXISTING LIGHT POLES	---	PROPOSED STORM SEWER
---	EXISTING FIRE HYDRANTS	---	PROPOSED LIGHT POLES
---	EXISTING PARKING SPACES	---	PROPOSED PARKING TEXT
		---	PROPOSED SOIL BORING



No.	REVISION	DATE	BY

**PETER J. DOLCY**  
PROFESSIONAL ENGINEER  
NEW JERSEY LICENSE No.30331

**DUFFY · DOLCY · McMANUS & ROESCH**  
634 Lost Pine Way, Galloway, N.J. 08205 Phone: (609) 652 - 0105 Fax: (609) 652-2032

**EXISTING CONDITIONS/DEMOLITION PLAN**  
RITE AID CORPORATION #3422  
Block 183 Lots 1-8 and 20-28  
County of Atlantic ATLANTIC CITY State of New Jersey

Scale: 1"=20'	Proj: 9822	Date: 6-15-15	Dwg: 2 of 12
Dwn. By: AVD	Chk. By: PJD	Fd. Bk.	File No.