

602



KEY MAP
SCALE 1"=400'

NOTES:
1. KEY MAP TAKEN FROM WALPACK TOWNSHIP TAX MAP SHEET 6
2. PROPERTY IN QUESTION IS TAX LOTS 13, 13.01 AND 13.02, BLOCK 601
3. ALL LANDS WITHIN 200 FT. OF BLOCK 601, LOTS 13, 13.01 AND 13.02
ARE OWNED BY THE UNITED STATES OF AMERICA (OVERSEA)

AREA = 0.553 Acs +/-
TO BE ADDED TO TAX LOT 13, BLOCK 601
AS SHOWN ON REG. MAP 252, AND RESOLUTION
FILED IN BOOK 3375, Pg. 77.

WALPACK
FLATBROOK ROAD

REMANENT LOT 13.01
AREA = 1.495 Acs +/-

PROPOSED NEW LOT 13.03
AREA = 0.382 Acs +/-

PROPOSED TAX LOT 13.02
BLOCK 601
AREA = 5.500 Acs +/-

392288 S.F.
9.00 Acres

8.500 Acre PARCEL
AS SHOWN ON REG. MAP 252, AND RESOLUTION
FILED IN BOOK 3375, Pg. 77. THIS PARCEL, AND
TOGETHER WITH 3375, Pg. 77, THIS PARCEL, AND
IS TO BE ADDED TO TAX LOT 13, BLOCK 601

WALPACK INN

FLATBROOK RIVER

300' BUFFER C-1 WATERS

WALPACK INN

FLATBROOK RIVER

WALPACK INN

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RESULTANT TAX LOT 13, BLOCK 601
AREA = 29.037 Acs +/-
OF THE WALPACK - FLATBROOK ROAD

WALPACK INN

FLATBROOK RIVER

WALPACK INN

FLATBROOK RIVER

WALPACK INN

FLATBROOK RIVER

WALPACK INN

FLATBROOK RIVER

WALPACK INN

FLATBROOK RIVER

WALPACK INN

FLATBROOK RIVER

NOTES:

1. OWNER
WALPACK INN, a NEW JERSEY PARTNERSHIP
WALPACK, NEW JERSEY 07861

2. REFERENCES:
ENTIRE TRACT
WALPACK INN, a NEW JERSEY PARTNERSHIP
WALPACK, NEW JERSEY 07861
RECORDED JANUARY 25, 2011
DEED BOOK 3305, Pg. 628
DEED CORNERS SHOWN THIS.

3. AREA SCHEDULE
TAX LOT 13, BLOCK 601
(MERGED WITH A PART OF THE 8.500 ACRE
PARCEL TOGETHER WITH THE 0.553 ACRE
AREA) AREA = 29.037 Acs +/-
TAX LOT 13.01, BLOCK 601
EXISTING AREA = 1.495 Acs +/-
LESS ANNEALATION = -0.553 Acs +/-
LESS PROP. LOT 13.03 = -0.382 Acs +/-
RESULTANT LOT 13.01 = 1.495 Acs +/-
PROPOSED TAX LOT 13.03, BLOCK 601
PROPOSED NEW LOT 13.03 AREA = 0.382 Acs +/-
PROPOSED TAX LOT 13.02, BLOCK 601
PROPOSED TAX LOT 13.02 AREA = 5.500 Acs +/-

4. SURVEY NOTES
THIS PLAN WAS PREPARED FROM ACTUAL FIELD SURVEYS MADE ON THE
SITE DURING OCTOBER, 1985, OCTOBER, 1991, NOVEMBER, 1992, NOVEMBER, 2008,
APRIL, 2015 AND NOVEMBER, 2020, AND FROM DEEDS OF RECORD NOTED HEREON
AND IS SUBJECT TO SUCH STATE OF FACTS AS MAY BE DISCLOSED BY A COMPLETE
AND CURRENT SURVEY OF THE SUBJECT PREMISES.

5. GENERAL NOTES
THE LOCATION OF THE 80' FLATBROOK IS BASED ON CONTROLLED AERIAL
PHOTOGRAPHY AND IS SUBJECT TO VERIFICATION BY AN ACTUAL FIELD SURVEY.

(A) LOT 13 HAS ITS OWN WELL AND SEWAGE DISPOSAL SYSTEM.

(B) LOT 13.01 HAS ITS OWN WELL AND SEWAGE DISPOSAL SYSTEM.

(C) PROPOSED LOT 13.03 HAS ITS OWN SEWAGE DISPOSAL SYSTEM. POTABLE
WATER IS PROVIDED BY THE WELL ON LOT 13.01.

(D) LOT 13.02 HAS ITS OWN WELL AND SEWAGE DISPOSAL SYSTEM.

(E) LOT 13.03 HAS ITS OWN WELL AND SEWAGE DISPOSAL SYSTEM.

(F) LOT 13.04 HAS ITS OWN WELL AND SEWAGE DISPOSAL SYSTEM.

(G) LOT 13.05 HAS ITS OWN WELL AND SEWAGE DISPOSAL SYSTEM.

(H) LOT 13.06 HAS ITS OWN WELL AND SEWAGE DISPOSAL SYSTEM.

(I) LOT 13.07 HAS ITS OWN WELL AND SEWAGE DISPOSAL SYSTEM.

INSET

GRAPHIC SCALE: 1"=50'

0' 50' 100' 150'

SUBDIVISION PLAT

TAX LOTS 13, 13.01 AND 13.02, BLOCK 601,
WALPACK - FLATBROOKVILLE ROAD (N.P.S. RTE. 615)
WALPACK TOWNSHIP, SUSSEX COUNTY, NEW JERSEY

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DELAWARE VALLEY ASSOCIATES, INC.
ENGINEERS, PLANNERS, & SURVEYORS
1000 N. 10TH STREET
NEWTON, NJ 07840
TEL: 973-942-4242 FAX: 973-942-7472
N.J. CERTIFICATE OF AUTHORIZATION #240427985100

CERTIFIED TO:
I HEREBY CERTIFY THAT THIS PLAN HAS BEEN PREPARED UNDER MY
IMMEDIATE SUPERVISION AND IS ACCURATE AND CORRECT TO THE
BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF.

DANIEL E. KENT, III, L.S. & P.P.
PROFESSIONAL LAND SURVEYOR N.J. LIC. NO. 14818
PROFESSIONAL PLANNER
N.J. LIC. NO. 1550