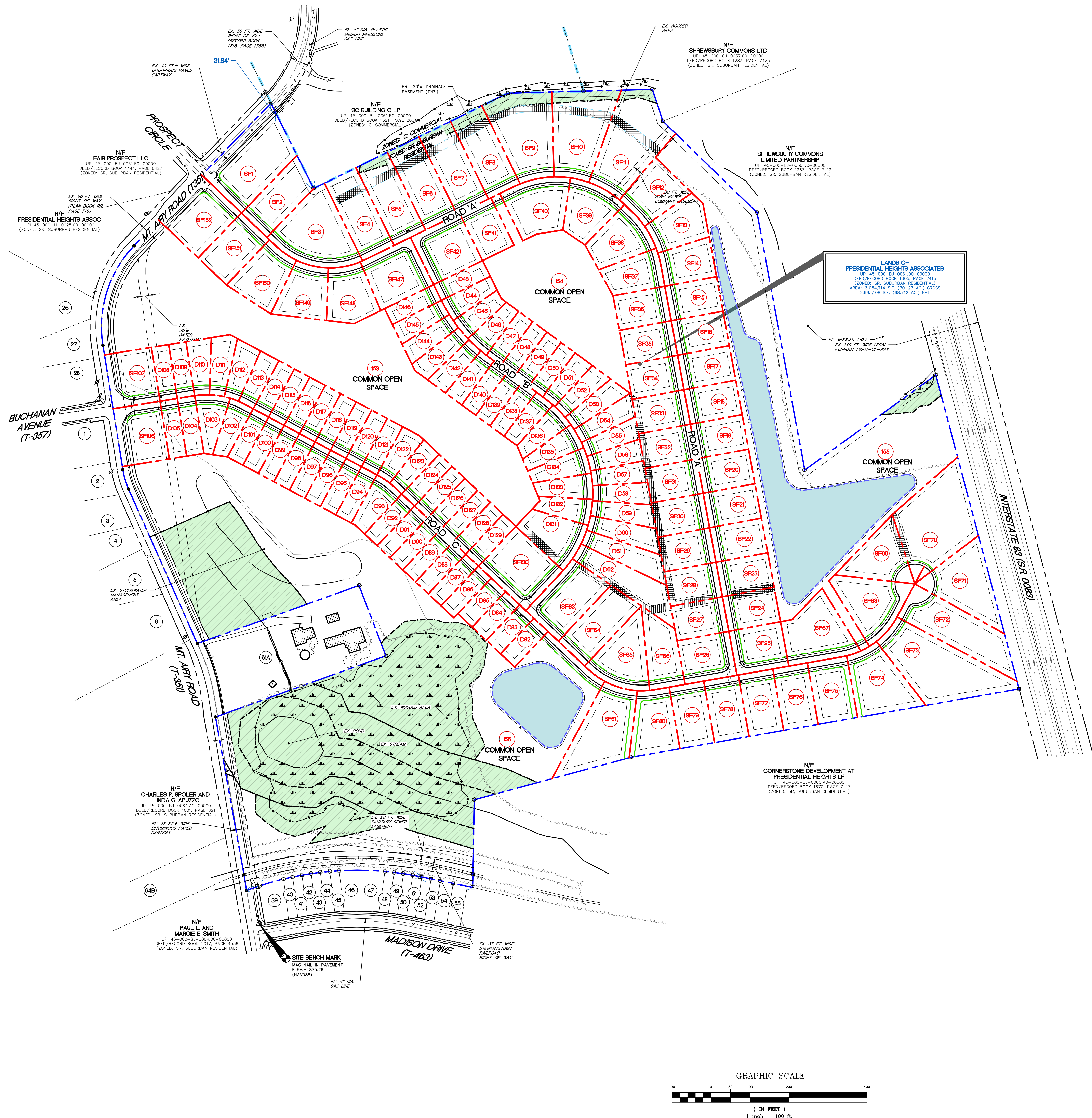


MT. AIRY ROAD
SHREWSBURY TOWNSHIP, YORK COUNTY, PENNSYLVANIA

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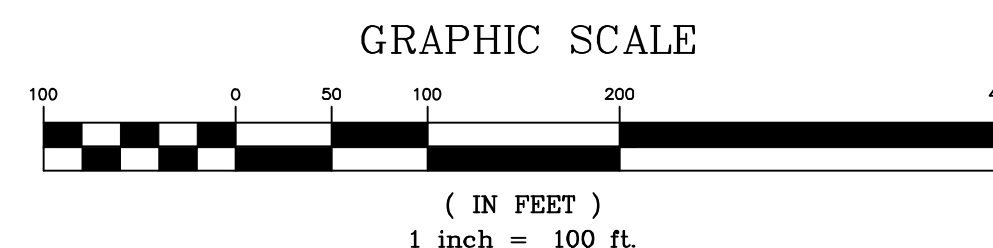
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12992-FSD-1.dwg



PROPOSED LOT AREA TABLE							
LOT NO.	GROSS LOT AREA	NET LOT AREA	LOT NO.	GROSS LOT AREA	NET LOT AREA	LOT NO.	GROSS LOT AREA
SF1	32,481 S.F. (0.746 AC)	22,121 S.F. (0.508 AC)	D53	7,847 S.F. (0.180 AC)	6,845 S.F. (0.157 AC)	D105	6,750 S.F. (0.155 AC)
SF2	17,064 S.F. (0.392 AC)	14,814 S.F. (0.340 AC)	D54	7,962 S.F. (0.183 AC)	6,961 S.F. (0.159 AC)	SF106	18,308 S.F. (0.420 AC)
SF3	29,745 S.F. (0.683 AC)	23,337 S.F. (0.536 AC)	D55	7,051 S.F. (0.160 AC)	6,050 S.F. (0.139 AC)	SF107	17,063 S.F. (0.391 AC)
SF4	19,880 S.F. (0.459 AC)	17,730 S.F. (0.407 AC)	D56	6,615 S.F. (0.152 AC)	5,614 S.F. (0.129 AC)	D108	6,300 S.F. (0.145 AC)
SF5	19,880 S.F. (0.459 AC)	17,730 S.F. (0.407 AC)	D57	6,599 S.F. (0.151 AC)	5,597 S.F. (0.128 AC)	D109	6,300 S.F. (0.145 AC)
SF6	19,880 S.F. (0.459 AC)	17,730 S.F. (0.407 AC)	D58	6,999 S.F. (0.161 AC)	5,998 S.F. (0.138 AC)	D110	7,376 S.F. (0.169 AC)
SF7	19,880 S.F. (0.459 AC)	17,730 S.F. (0.407 AC)	D59	7,873 S.F. (0.181 AC)	6,872 S.F. (0.158 AC)	D111	8,104 S.F. (0.186 AC)
SF8	19,884 S.F. (0.459 AC)	17,734 S.F. (0.407 AC)	D60	9,352 S.F. (0.215 AC)	8,350 S.F. (0.192 AC)	D112	7,607 S.F. (0.175 AC)
SF9	30,712 S.F. (0.705 AC)	26,346 S.F. (0.601 AC)	D61	11,588 S.F. (0.265 AC)	10,686 S.F. (0.245 AC)	D113	8,678 S.F. (0.198 AC)
SF10	30,284 S.F. (0.695 AC)	27,897 S.F. (0.640 AC)	D62	18,015 S.F. (0.414 AC)	16,867 S.F. (0.387 AC)	D114	6,300 S.F. (0.145 AC)
SF11	34,460 S.F. (0.791 AC)	32,074 S.F. (0.736 AC)	SF63	21,714 S.F. (0.498 AC)	14,920 S.F. (0.341 AC)	D115	6,300 S.F. (0.145 AC)
SF12	16,025 S.F. (0.368 AC)	13,602 S.F. (0.312 AC)	SF64	18,978 S.F. (0.436 AC)	16,659 S.F. (0.382 AC)	D116	6,300 S.F. (0.145 AC)
SF13	14,833 S.F. (0.341 AC)	12,809 S.F. (0.294 AC)	SF65	19,879 S.F. (0.454 AC)	15,536 S.F. (0.354 AC)	D117	6,300 S.F. (0.145 AC)
SF14	12,905 S.F. (0.296 AC)	10,693 S.F. (0.245 AC)	SF66	15,399 S.F. (0.354 AC)	13,122 S.F. (0.301 AC)	D118	6,300 S.F. (0.145 AC)
SF15	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF67	23,280 S.F. (0.534 AC)	18,664 S.F. (0.428 AC)	D119	6,300 S.F. (0.145 AC)
SF16	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF68	21,565 S.F. (0.495 AC)	16,018 S.F. (0.368 AC)	D120	6,300 S.F. (0.145 AC)
SF17	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF69	17,613 S.F. (0.404 AC)	15,551 S.F. (0.357 AC)	D121	6,300 S.F. (0.145 AC)
SF18	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF70	39,034 S.F. (0.894 AC)	36,714 S.F. (0.843 AC)	D122	7,243 S.F. (0.166 AC)
SF19	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF71	24,785 S.F. (0.569 AC)	22,700 S.F. (0.521 AC)	D123	6,742 S.F. (0.155 AC)
SF20	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF72	28,719 S.F. (0.659 AC)	24,969 S.F. (0.573 AC)	D124	6,300 S.F. (0.145 AC)
SF21	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF73	39,383 S.F. (0.904 AC)	37,170 S.F. (0.853 AC)	D125	6,300 S.F. (0.145 AC)
SF22	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF74	22,593 S.F. (0.519 AC)	18,604 S.F. (0.427 AC)	D126	6,300 S.F. (0.145 AC)
SF23	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF75	16,402 S.F. (0.373 AC)	12,129 S.F. (0.278 AC)	D127	6,300 S.F. (0.145 AC)
SF24	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF76	14,400 S.F. (0.331 AC)	12,150 S.F. (0.279 AC)	D128	6,300 S.F. (0.145 AC)
SF25	15,578 S.F. (0.358 AC)	9,935 S.F. (0.228 AC)	SF77	14,400 S.F. (0.331 AC)	12,150 S.F. (0.279 AC)	D129	6,300 S.F. (0.145 AC)
SF26	15,410 S.F. (0.354 AC)	9,771 S.F. (0.224 AC)	SF78	14,400 S.F. (0.331 AC)	12,150 S.F. (0.279 AC)	SF130	23,252 S.F. (0.533 AC)
SF27	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF79	14,400 S.F. (0.331 AC)	12,150 S.F. (0.279 AC)	D131	15,372 S.F. (0.353 AC)
SF28	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF80	17,337 S.F. (0.398 AC)	13,342 S.F. (0.306 AC)	D132	7,334 S.F. (0.168 AC)
SF29	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	SF81	28,271 S.F. (0.649 AC)	24,058 S.F. (0.552 AC)	D133	7,527 S.F. (0.173 AC)
SF30	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	D82	6,250 S.F. (0.143 AC)	5,000 S.F. (0.115 AC)	D134	7,808 S.F. (0.179 AC)
SF31	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	D83	6,250 S.F. (0.143 AC)	5,000 S.F. (0.115 AC)	D135	7,796 S.F. (0.178 AC)
SF32	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	D84	6,250 S.F. (0.143 AC)	5,000 S.F. (0.115 AC)	D136	7,530 S.F. (0.173 AC)
SF33	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	D85	6,250 S.F. (0.143 AC)	5,000 S.F. (0.115 AC)	D137	6,878 S.F. (0.158 AC)
SF34	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	D86	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D138	6,300 S.F. (0.145 AC)
SF35	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	D87	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D139	6,300 S.F. (0.145 AC)
SF36	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	D88	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D140	6,300 S.F. (0.145 AC)
SF37	12,848 S.F. (0.295 AC)	10,392 S.F. (0.239 AC)	D89	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D141	6,636 S.F. (0.152 AC)
SF38	16,350 S.F. (0.375 AC)	12,991 S.F. (0.298 AC)	D90	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D142	7,031 S.F. (0.161 AC)
SF39	16,084 S.F. (0.368 AC)	12,354 S.F. (0.284 AC)	D91	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D143	7,504 S.F. (0.172 AC)
SF40	20,372 S.F. (0.468 AC)	15,817 S.F. (0.363 AC)	D92	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D144	7,194 S.F. (0.165 AC)
SF41	12,150 S.F. (0.279 AC)	9,900 S.F. (0.227 AC)	D93	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D145	6,866 S.F. (0.158 AC)
SF42	18,900 S.F. (0.434 AC)	12,629 S.F. (0.290 AC)	D94	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D146	6,300 S.F. (0.145 AC)
D43	6,300 S.F. (0.145 AC)	5,176 S.F. (0.119 AC)	D95	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	SF147	19,842 S.F. (0.454 AC)
D44	6,892 S.F. (0.158 AC)	5,436 S.F. (0.125 AC)	D96	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	SF148	16,115 S.F. (0.370 AC)
D45	6,714 S.F. (0.154 AC)	5,261 S.F. (0.121 AC)	D97	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	SF149	15,698 S.F. (0.360 AC)
D46	7,043 S.F. (0.162 AC)	5,016 S.F. (0.117 AC)	D98	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	SF150	16,929 S.F. (0.389 AC)
D47	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D99	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	SF151	18,000 S.F. (0.413 AC)
D48	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D100	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	SF152	22,458 S.F. (0.516 AC)
D49	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D101	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	153	210,796 S.F. (4.839 AC)
D50	6,300 S.F. (0.145 AC)	5,175 S.F. (0.119 AC)	D102	7,475 S.F. (0.172 AC)	5,914 S.F. (0.136 AC)	154	80,159 S.F. (1.840 AC)
D51	6,824 S.F. (0.157 AC)	5,602 S.F. (0.128 AC)	D103	8,708 S.F. (0.199 AC)	7,541 S.F. (0.173 AC)	155	258,424 S.F. (5.918 AC)
D52	7,031 S.F. (0.161 AC)	6,029 S.F. (0.138 AC)	D104	6,750 S.F. (0.155 AC)	5,625 S.F. (0.128 AC)	156	659,591 S.F. (15.142 AC)

LOT NUMBERING STARTING WITH "D" IS A LOT INTENDED FOR A DUPLEX DWELLING.
LOT NUMBERING STARTING WITH "SF" IS A LOT INTENDED FOR A SINGLE FAMILY DWELLING.

HATCH LEGEND	
	EXISTING BUILDING
	EXISTING WETLAND AREA
	EXISTING CRITICAL ENVIRONMENTAL AREA (CEA)
	PROPOSED BUILDING
	PROPOSED BITUMINOUS PAVEMENT
	PROPOSED CONCRETE SIDEWALK
	PROPOSED ABOVE-GROUND STORMWATER MANAGEMENT AREA
	PROPOSED SUBSURFACE STORMWATER MANAGEMENT AREA
	PROPOSED EASEMENT



RESPONSES

COMMENTS

NO.

DATE

THE

MASTER PRELIMINARY SUBDIVISION PLAN

FOR

PROPOSED RESIDENTIAL DEVELOPMENT

FOR

PRESIDENTIAL HEIGHTS ASSOCIATES

SHREWSBURY TOWNSHIP, YORK COUNTY, PENNSYLVANIA

SCALE

AS NOTED

DRAWN BY

SJC

CHECKED BY

AWA

CONTACT

AWA

DATE

11.16.22

FILE NAME

12992-FSD-1

JOB NO.

1299.2

SHEET NO.

FSD-4

REV.

site design concepts

LAND DEVELOPMENT CONSULTANTS

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