

LEGEND

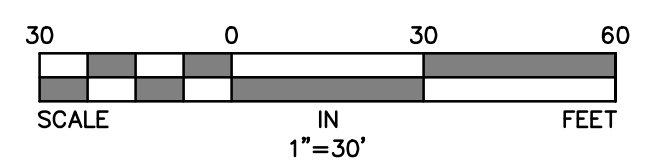
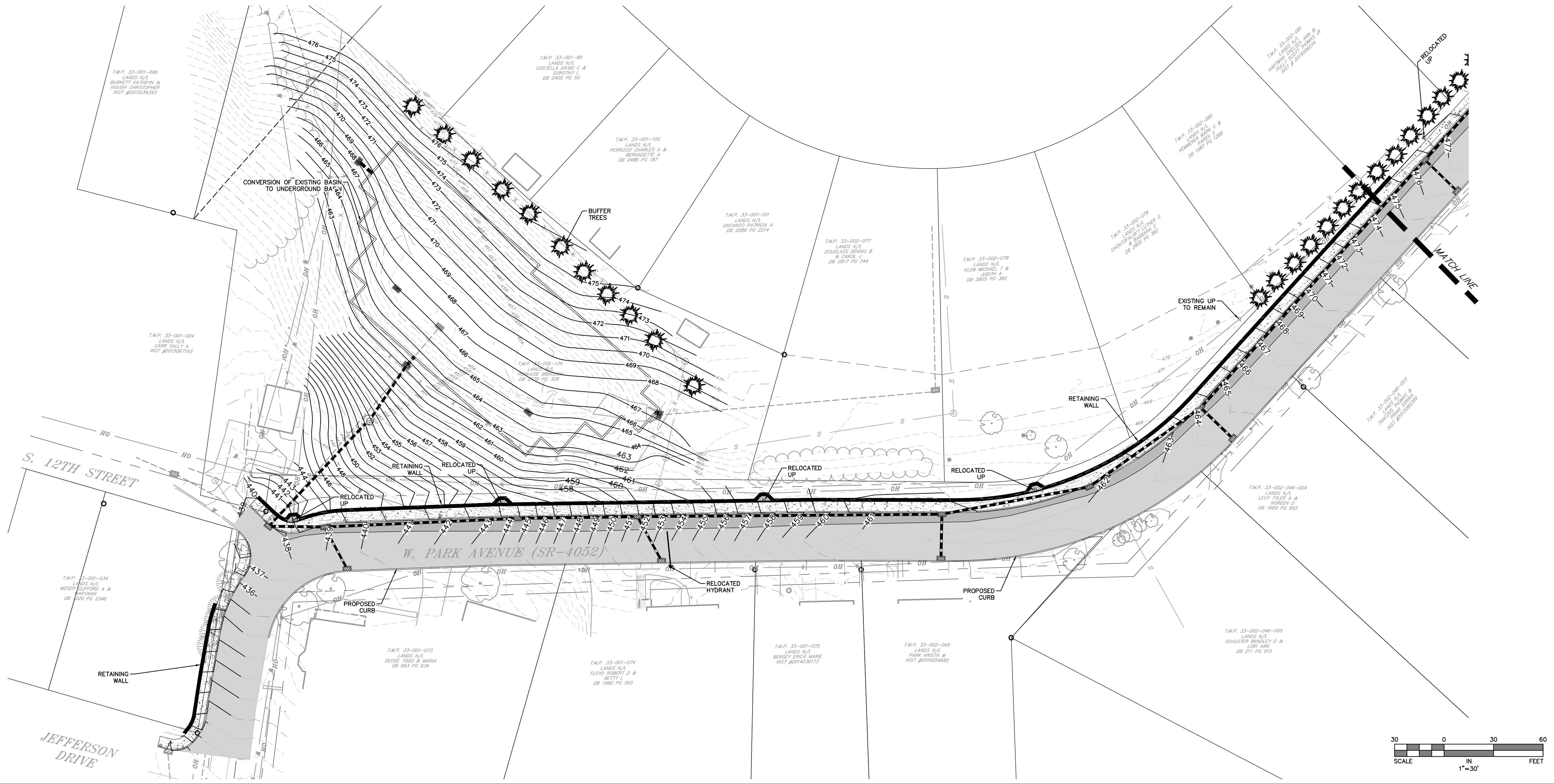
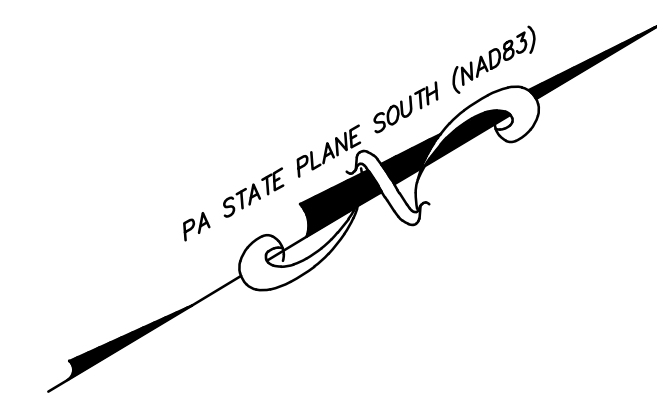
	EXISTING	PROPOSED
CURB	=====	=====
EDGE OF PAVE	=====	=====
LEGAL RIGHT-OF-WAY	=====	=====
PROPERTY LINE	=====	=====
MAJOR CONTOURS	----- 210	----- 210
MINOR CONTOURS	----- 212	----- 212
SPOT ELEVATION	+ 225.0	+ 225.0
FENCE LINE	-----	-----
TREE LINE	-----	-----
SANITARY SEWER LINE	-----	-----
STORM LINE AND INLET	-----	-----
OVERHEAD ELECTRIC LINE	-----	-----
UNDERGROUND ELECTRIC LINE	-----	-----
TELEPHONE LINE	-----	-----
WATER LINE	-----	-----
GAS LINE	-----	-----
STORM MANHOLE	⊙	⊙
SANITARY MANHOLE	⊙	⊙
GAS VALVE	⊙	⊙
WATER METER	⊙	⊙
SIGN	⊙	⊙
UTILITY POLE	⊙	⊙
FIRE HYDRANT	⊙	⊙
LIGHT FIXTURE	⊙	⊙
CONIFEROUS TREE	⊙	⊙
DECIDUOUS SHADE TREE	⊙	⊙
SIDEWALK	=====	=====
ROADWAY WIDENING	=====	=====
PAVEMENT OVERLAY	=====	=====

GENERAL NOTES:

1. THIS PLAN IS BASED ON A FIELD SURVEY PERFORMED BY GILMORE & ASSOCIATES, INC. ON AUGUST 6, 2021 AND THE REFERENCED INFORMATION LISTED HEREON. IT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT.
2. SUBJECT TO COVENANTS, RESTRICTIONS AND/OR EASEMENTS EITHER WRITTEN OR IMPLIED.
3. VERTICAL DATUM IS NAVD88 AND WAS ESTABLISHED BY GLOBAL POSITIONING SYSTEM (GPS) WITH OBSERVATIONS REFERENCED TO THE KEYNET-GPS VIRTUAL REFERENCE STATION SYSTEM (TOPCON TOPSURV GPS BASE STATION NETWORK).
4. HORIZONTAL DATUM IS BASED ON 1983 STATE PLANE COORDINATE SYSTEM ESTABLISHED BY GLOBAL POSITIONING SYSTEM (GPS) WITH OBSERVATIONS REFERENCED TO THE KEYNET-GPS VIRTUAL REFERENCE STATION SYSTEM (TOPCON TOPSURV GPS BASE STATION NETWORK).
5. THE ROAD RIGHT-OF-WAY LINES SHOWN ARE APPROXIMATE AND BASED ON THE REFERENCED PLANS AND DEEDS LISTED HEREON AND THE LOCATION OF PROPERTY CORNER MARKERS FOUND AND SHOWN HEREON.
6. PRELIMINARY DESIGN INCLUDES THE RELOCATION OF EXISTING UTILITY POLES. FINAL DESIGN MAY INCLUDE RELOCATION OF OVERHEAD WIRES TO UNDERGROUND ELECTRIC.

REFERENCES:

1. TAX MAP FOR THE BOROUGH OF PERKASIE, COUNTY OF BUCKS, COMMONWEALTH OF PENNSYLVANIA.
2. PLAN ENTITLED "FINAL PLAN OF PROPERTY OF BUCKS COUNTY BANK & TRUST CO.", PREPARED BY GEORGE R. NEVELLS R.S., DATED 12/5/1982, AND FILED IN THE BUCKS COUNTY RECORDER OF DEED OFFICE ON 2/14/1983 IN PLAN BOOK 25, PAGE 26.
3. PLAN ENTITLED "FINAL PLAN OF SUBDIVISION MADE FOR ELSIE B WITMER", PREPARED BY RYRWILER AND WALTERS, INC., DATED 4/18/1968, AND FILED IN THE BUCKS COUNTY RECORDER OF DEED OFFICE ON 5/21/1968 IN PLAN BOOK 54, PAGE 23.
4. PLAN ENTITLED "DEED PLOTTING PLAN OF PROPERTY OF JOANNE PATRICIA HACKETT", PREPARED BY G. MARVIN HENDRICKS P.E., DATED 5/18/1979, AND LAST REVISED ON 7/5/1979, AND FILED IN THE BUCKS COUNTY RECORDER OF DEED OFFICE ON 9/17/1979 IN PLAN BOOK 187, PAGE 34.
5. PLAN ENTITLED "PARKRIDGE PLANNED RESIDENTIAL DEVELOPMENT", PREPARED BY ENVIRONMENTAL DESIGN CONSULTANTS, INC., DATED 12/2/1977, AND LAST REVISED ON 5/1/1978, AND FILED IN THE BUCKS COUNTY RECORDER OF DEED OFFICE ON 6/5/1979 IN PLAN BOOK 183, PAGE 41.
6. DEEDS AS NOTED



GILMORE & ASSOCIATES, INC.
ENGINEERING & CONSULTING SERVICES

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REV.	DESCRIPTION	DATE	BY

PRELIMINARY PLANS
WEST PARK AVENUE IMPROVEMENTS
PERKASIE BOROUGH, BUCKS COUNTY, PENNSYLVANIA
GRADING AND DRAINAGE PLAN 1

GILMORE & ASSOCIATES, INC.
ENGINEERING & CONSULTING SERVICES

PROJECT NO.: 2021-01199

OWNERS INFO:
PERKASIE BOROUGH
620 W. CHESTNUT
PERKASIE, PA 19344
(215) 257-5065

MUNICIPAL FILE NO.: N/A
TAX MAP PARCEL NO.: N/A

TOTAL AREA: N/A TOTAL LOTS: N/A
DATE: 11/1/2021 SCALE: 1"=30'
DRAWN BY: BS/TW CHECKED BY: DR

SHEET NO.: 1 OF 2

C:\MUNICIPAL\2021\2101199-PB_W_Park Avenue Improvements\DESIGN\CAD\Production Drawings\2101199 GRD ALT 2021-01-01-31.dwg Layout: Grading and Drainage Plan 1 Plotted By: Wallace, on Mon Jan 31, 2022 at 3:22pm

NOT APPROVED FOR CONSTRUCTION