

FINAL MAJOR SUBDIVISION

20 & 23 STONWALD COURT DRIVE

BLOCK 3203 LOTS 21 & 28

I HAVE CAREFULLY EXAMINED THIS MAP AND TO THE BEST OF MY KNOWLEDGE AND BELIEF FIND IT CONFORMS WITH THE PROVISIONS OF "THE MAP FILING LAW," RESOLUTION OF APPROVAL AND APPLICABLE MUNICIPAL ORDINANCES AND REQUIREMENTS.

MUNICIPAL ENGINEER (AFFIX SEAL)

BOARD SECRETARY

BOARD CHAIRMAN

THE MUNICIPAL BODY HAS APPROVED THE HIGHWAYS, STREETS, LANES OR ALLEYS, EXCEPT WHERE SUCH MAP IS PREPARED AND PRESENTED FOR FILING BY THE STATE OF NEW JERSEY OR ANY OF ITS AGENCIES.

MUNICIPAL CLERK

THIS MAP WAS APPROVED AT A REGULAR MEETING OF THE PLANNING BOARD OF THE TOWNSHIP OF MOUNT OLIVE HELD ON _____ AND SAID MAP SHALL BE FILED IN THE MORRIS COUNTY CLERK'S OFFICE ON BEFORE _____ IN ACCORDANCE WITH CHAPTER 385 P.L. 1953 AND AS AMENDED BY CHAPTER 141 P.L. 1960

CHAIRMAN _____ DATE _____

SECRETARY _____ DATE _____

THIS MAP HAS BEEN APPROVED BY THE PLANNING BOARD OF MORRIS COUNTY IN ACCORDANCE WITH R.S. 40:27-6.2 ON _____

PRINCIPAL PLANNER _____ DATE _____

ZONING REQUIREMENTS

REQUIREMENT:	REQUIRED
ZONE R-8	
MINIMUM LOT AREA (SQ.FT.)	6,000
MINIMUM LOT WIDTH @ STREET (FEET)	45
MINIMUM LOT DEPTH (FEET)	70
MINIMUM SIDE YARD (FEET)	8
MINIMUM REAR YARD (FEET)	20
MINIMUM FRONT YARD (FEET)	20
MAX. BUILDING COVERAGE (%)	30
MAX. IMPERVIOUS COVERAGE (%)	40
MAXIMUM BUILDING HEIGHT (FEET)	35

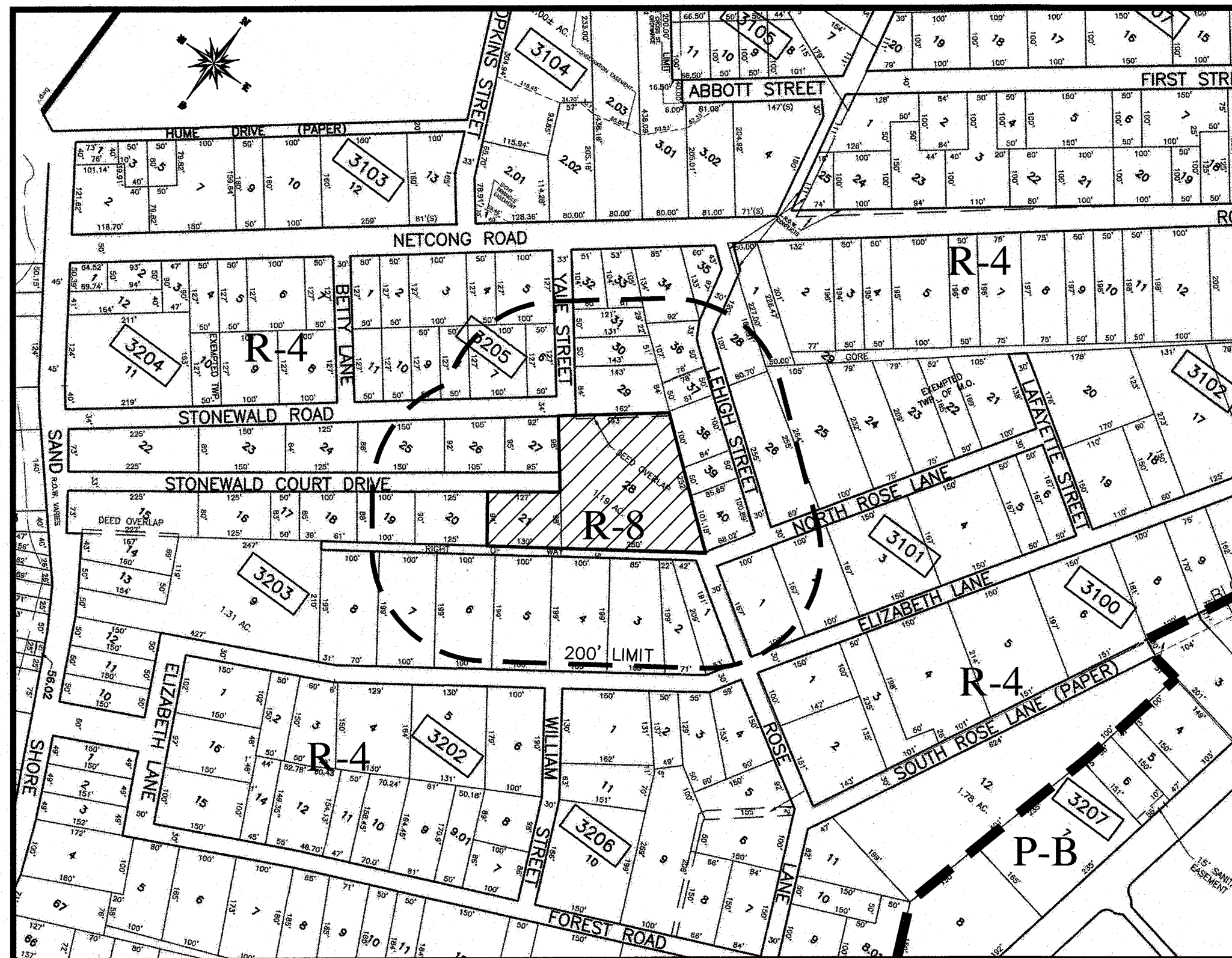
MOUNT OLIVE TOWNSHIP IS THE RECORD OWNER OF THE LANDS SUBDIVIDED BY THIS MAP. THE UNDERSIGNED CERTIFIES THAT HE IS AUTHORIZED TO SIGN ON BEHALF OF THE COMPANY DESIGNATED BELOW AND CERTIFIES THAT THE COMPANY HAVING AN INTEREST IN THE TITLE OF THE PROPERTY COVERED BY THIS SUBDIVISION MAP, HEREBY CONSENTS TO THE FILING OF THIS MAP IN THE OFFICE OF THE MORRIS COUNTY CLERK.

MOUNT OLIVE TOWNSHIP
204 FLANDERS-DRAKE TOWN ROAD
BUDD LAKE, NJ 07828

DATE _____

KEY MAP

SCALE: 1"=200'



REFERENCES

DEED BOOK 4699 PAGE 244 - PQ
DEED BOOK 4381 PAGE 203 - LOT 1 BLOCK 7204 - R.O.W.
DOCKET NO. C-92-09 AMENDED COMPLAINT TO QUIET TITLE
FILED 7-23-2010
MAP ENTITLED "BOUNDARY SURVEY, LANDS OF ROLAND B. LEHR" PREPARED BY COUVRETTE ASSOCIATES DATED 12-03-1974
BOOK OF ROADS A-67 (1769) BERKSHIRE VALLEY ROAD
R.O.W. WIDTH 49.5'
MORRIS AND ESSEX R.R. MAIN LINE SHEET 91 DATED FEBRUARY 1928
ROXBURY TOWNSHIP TAX ASSESSMENT MAPS

OWNER

MOUNT OLIVE TOWNSHIP
PO BOX 450
BUDD LAKE, NJ 07828

APPLICANT

MORRIS HABITAT FOR HUMANITY INC.
274 SOUTH SALEM STREET
RANDOLPH, NJ 07869

I CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP AND LAND SURVEY DATED 04-19-2023 MEET THE MINIMUM SURVEY DETAIL REQUIREMENTS OF THE STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND THE MAP HAS BEEN MADE UNDER MY SUPERVISION, AND COMPLIES WITH THE "MAP FILING LAW" AND THAT THE OUTBOUND CORNER MARKERS AS SHOWN HAVE BEEN FOUND, OR SET.

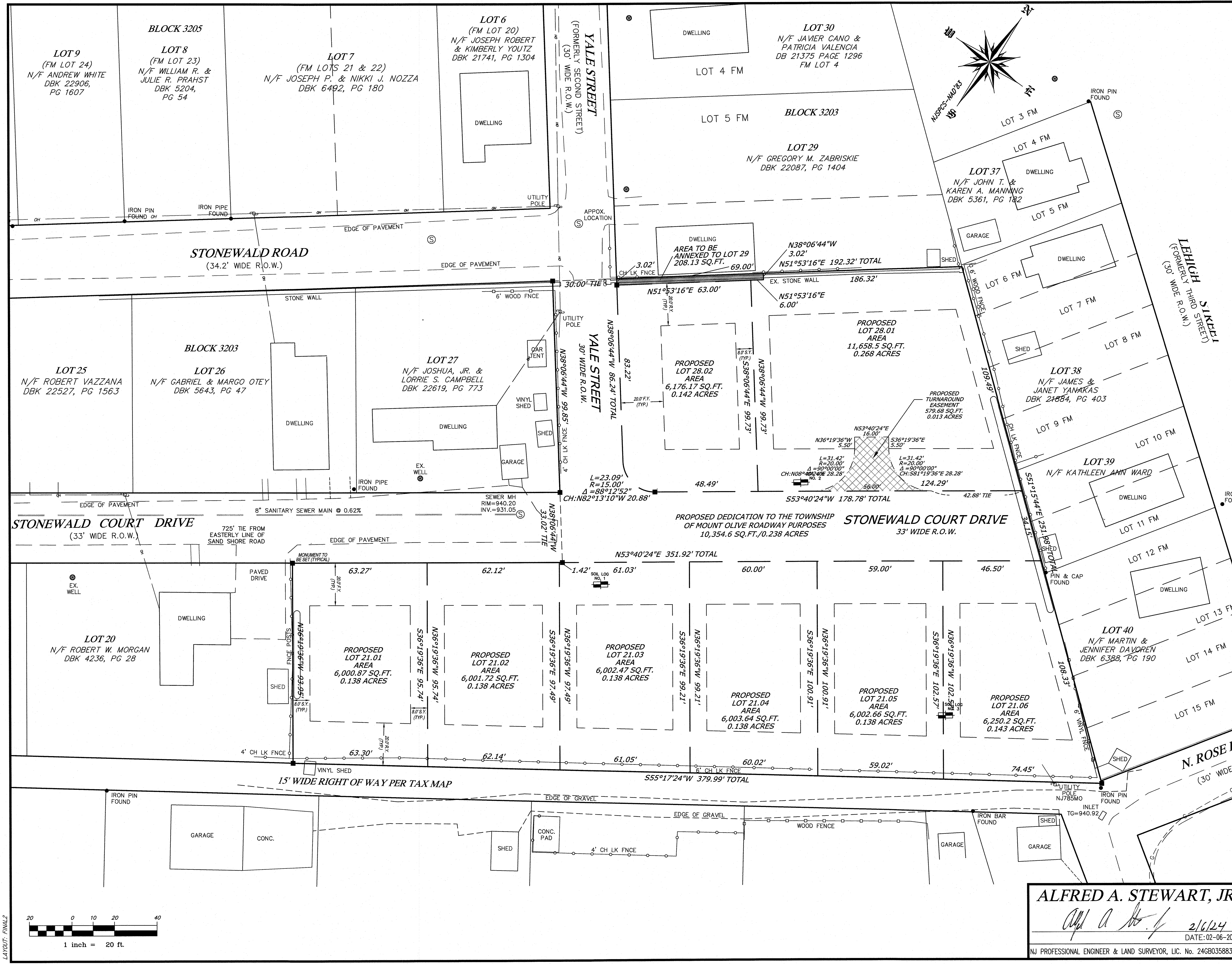
I FURTHER CERTIFY THAT THE MONUMENTS AS DESIGNATED AND SHOWN HAVE BEEN SET.

ALFRED A. STEWART, JR.

Alfred A. Stewart, Jr. 2/6/24
DATE: 02-06-2024

NJ PROFESSIONAL ENGINEER & LAND SURVEYOR, LIC. No. 24GB03588300

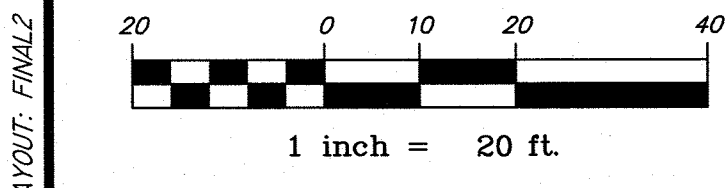
REV.	DATE	DESCRIPTION	BY
FINAL MAJOR SUBDIVISION 20 & 23 STONWALD COURT DRIVE LOTS 21 & 28 BLOCK 3203			
TOWNSHIP OF MOUNT OLIVE, MORRIS COUNTY, NEW JERSEY			
		DRAWN BY: G.B.S. SCALE: AS SHOWN FILE No. 21-145 DWG 21145A.DWG	
459 U.S. 46 KENVIL, NJ 07847		PHONE: 973-586-3736 FAX: 973-586-3739 fstewart@stewartse.com	
CERTIFICATE OF AUTHORIZATION No. 24GA28093800		1 2	



ZONING REQUIREMENTS

ZONE R-8

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ALFRED A. STEWART, JR.
Alfred A. Stewart, Jr.
2/6/24
DATE: 02-06-2024
NJ PROFESSIONAL ENGINEER & LAND SURVEYOR, LIC. No. 246803588300

REV.	DATE	DESCRIPTION	BY
FINAL MAJOR SUBDIVISION 20 & 23 STONWALD COURT DRIVE LOTS 21 & 28 BLOCK 3203			
TOWNSHIP OF MOUNT OLIVE, MORRIS COUNTY, NEW JERSEY			
		STEWART SURVEYING & ENGINEERING, LLC	
459 U.S. 46 KENNIL, NJ 07847		DRAWN BY: G.B.S. SCALE: 1"=20' FILE No. 21-145 DWG 21145.DWG	
PHONE: 973-586-3736 FAX: 973-586-3739 fstewart@stewartse.com		2	
CERTIFICATE OF AUTHORIZATION No. 24GA28093800			