

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 36°42'06" W	219.84'
L2	S 32°08'04" W	59.93'
L3	S 36°01'20" E	17.95'
L4	N 68°58'09" E	13.05'
L5	N 84°02'36" E	17.44'
L6	S 71°09'30" E	14.91'
L7	S 62°50'22" E	21.52'
L8	S 70°08'25" E	1.57'
L9	N 84°21'52" E	47.93'
L10	S 36°42'06" E	159.41'
L11	S 36°42'06" E	60.43'
L12	N 71°02'00" E	96.52'
L13	N 22°05'12" W	33.48'
L14	S 34°00'27" W	1.60'
L15	S 46°43'25" W	4.37'
L16	S 62°16'23" W	17.68'
L17	S 66°15'53" W	16.73'
L18	S 78°20'48" W	16.05'
L19	S 84°59'27" W	7.19'
L20	N 88°15'00" W	6.19'
L21	N 70°37'12" W	6.76'
L22	N 54°34'05" W	4.56'
L23	N 45°04'17" W	2.62'
L24	S 40°41'55" W	40.34'
L25	S 87°12'56" E	14.89'
L26	S 87°24'26" E	20.16'
L27	S 81°08'03" E	9.89'
L28	S 76°37'17" E	10.83'
L29	S 67°24'17" E	13.06'
L30	S 57°08'22" E	4.44'
L31	S 58°19'09" E	5.90'
L32	N 72°24'43" E	7.09'
L33	N 84°49'39" E	11.73'
L34	N 89°40'14" E	10.14'
L35	S 71°20'48" E	1.19'
L36	N 02°25'33" W	118.55'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	25.00'	21.03'	20.41'	N 15°25'18" W	48°11'23"	11.18'
C2	50.00'	241.19'	66.67'	N 50°29'00" E	278°22'46"	44.72'
C3	25.00'	21.03'	20.41'	S 63°36'41" E	48°11'23"	11.18'
C4	200.00'	253.01'	236.48'	S 03°16'31" E	72°28'58"	146.60'
C5	25.00'	34.24'	31.82'	S 72°11'52" W	78°27'47"	20.41'
C6	225.00'	106.33'	103.32'	S 82°06'21" E	270°21'13"	54.18'
C7	250.00'	316.27'	295.59'	S 03°16'31" E	72°28'58"	183.25'
C8	25.00'	34.24'	31.82'	N 06°15'55" W	78°27'47"	20.41'
C9	225.00'	235.00'	228.36'	S 15°34'34" E	59°50'29"	129.49'
C10	115.00'	267.71'	211.53'	N 52°20'44" W	132°22'48"	266.90'
C11	275.00'	345.90'	323.55'	S 24°55'48" W	72°04'07"	200.05'
C12	25.00'	21.03'	20.41'	S 39°11'57" E	48°11'23"	11.18'
C13	25.00'	21.03'	20.41'	N 78°35'45" E	278°22'46"	44.72'
C14	25.00'	21.03'	20.41'	N 12°59'26" E	48°11'23"	11.18'
C15	173.00'	50.00'	49.83'	N 03°45'22" W	16°33'34"	25.18'
C16	165.00'	308.14'	285.27'	N 65°32'09" W	108°59'59"	222.98'
C17	165.00'	27.81'	27.78'	N 09°30'57" E	9°38'28"	13.94'
C18	175.00'	335.93'	286.68'	S 40°38'53" E	109°59'09"	249.86'
C19	325.00'	408.80'	382.38'	S 24°55'48" W	72°04'07"	236.42'
C20	225.00'	167.85'	163.99'	N 74°16'11" W	42°44'34"	88.05'
C21	175.00'	130.55'	127.54'	N 74°16'11" W	42°44'34"	68.48'
C22	125.00'	29.12'	29.06'	S 43°46'35" W	13°20'58"	14.63'
C23	75.00'	45.26'	44.58'	N 33°09'47" E	34°34'33"	23.34'
C24	25.00'	39.27'	35.36'	N 82°06'06" E	90°00'00"	25.00'
C25	50.00'	9.56'	9.55'	S 82°13'36" E	10°57'33"	4.80'
C26	50.00'	109.92'	89.08'	S 13°46'10" E	125°57'19"	88.04'
C27	50.00'	82.19'	73.24'	N 83°42'00" W	84°11'01"	53.79'
C28	50.00'	39.52'	38.50'	N 13°58'03" W	45°16'53"	20.85'
C29	250.00'	80.72'	80.37'	S 23°42'59" W	18°30'00"	40.72'
C30	250.00'	200.00'	194.71'	S 08°27'07" E	49°50'12"	105.70'
C31	250.00'	35.55'	35.51'	S 35°26'37" E	8°08'48"	17.80'
C32	200.00'	136.98'	134.32'	S 13°20'44" W	39°14'29"	71.30'
C33	200.00'	116.03'	114.41'	S 22°33'45" E	33°14'30"	59.70'
C34	225.00'	93.44'	92.77'	S 80°28'04" E	23°47'40"	47.40'
C35	225.00'	12.87'	12.86'	N 89°59'49" E	3°16'33"	6.43'
C36	175.00'	101.74'	100.32'	S 02°18'40" E	33°18'42"	52.36'
C37	175.00'	234.19'	217.10'	S 57°18'14" E	78°40'27"	138.39'
C38	225.00'	141.63'	139.30'	S 03°41'17" E	36°03'56"	73.25'
C39	225.00'	93.37'	92.70'	S 33°36'32" E	23°46'33"	47.37'
C40	165.00'	156.30'	150.52'	N 88°06'03" E	54°16'23"	84.57'
C41	165.00'	151.84'	146.54'	S 38°23'57" E	52°43'36"	81.78'
C42	275.00'	264.16'	254.12'	S 33°26'45" W	55°02'13"	143.27'
C43	165.00'	81.76'	81.45'	S 02°35'18" E	17°01'54"	41.18'
C44	325.00'	315.30'	303.08'	S 33°10'18" W	55°35'09"	171.30'
C45	325.00'	93.50'	93.17'	S 02°51'46" E	16°28'59"	47.07'
C46	50.00'	43.62'	42.24'	S 12°05'51" W	49°58'33"	23.30'
C47	50.00'	65.15'	63.64'	S 50°13'17" E	74°59'43"	38.13'
C48	50.00'	63.07'	58.97'	N 56°18'36" E	72°16'31"	36.51'
C49	50.00'	69.35'	63.92'	N 19°33'39" W	78°27'58"	41.56'
C50	50.00'	34.13'	33.47'	S 51°41'17" W	39°09'26"	17.76'
C51	50.00'	59.48'	56.03'	S 01°56'36" E	68°09'24"	33.82'
C52	50.00'	72.09'	66.01'	S 19°13'09" W	82°36'42"	43.94'
C53	50.00'	47.39'	45.64'	S 49°14'23" E	54°18'21"	25.64'
C54	50.00'	64.55'	60.16'	N 03°42'59" E	73°57'50"	37.65'
C55	50.00'	43.73'	42.35'	S 47°08'35" E	50°06'45"	23.38'
C56	50.00'	3.66'	3.66'	S 74°17'45" E	4°11'56"	1.83'
C57	50.00'	17.36'	17.29'	S 72°30'44" E	19°54'48"	8.78'
C58	50.00'	9.04'	9.03'	N 87°16'03" E	10°21'37"	4.53'
C59	147.93'	235.24'	211.23'	S 52°20'44" E	81°06'52"	150.83'

942.4 c43 PORT EQUAL C11

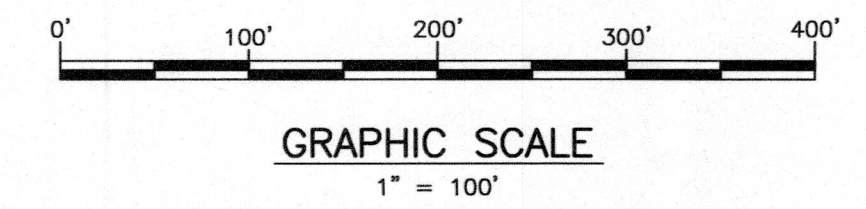
AREA SUMMARY:

AREA OF PROPOSED RESIDENTIAL LOTS	11.497 ACRES
AREA OF PROPOSED ROADWAY DEDICATION	1.513 ACRES
TOTAL AREA	13.010 ACRES

- LEGEND:**
- W --- DENOTES WETLANDS LIMIT.
 - - - T.A.B. --- DENOTES TRANSITION AREA BOUNDARY.
 - - - - - DENOTES EASEMENT AS LABELED.
 - M --- DENOTES MONUMENT TO BE SET.
 - F --- DENOTES MONUMENT FOUND.
 - C --- DENOTES CONSERVATION EASEMENT.
 - - - T.A.B. --- DENOTES TRANSITION AREA BOUNDARY.
 - B --- DENOTES EXISTING BROOK.
 - P --- DENOTES PHASE LIMIT.

OPEN SPACE LOTS:
 OPEN SPACE LOT 10 IN BLOCK 7 HAS BEEN DEDICATED TO ANDOVER TOWNSHIP, DB 3230 PG 362.

WETLANDS NOTE:
 FRESHWATER WETLANDS/WATER BOUNDARY LINE AS VERIFIED BY NUDEP FILE NUMBER: 1902-04-0004.1 DATED DEC 09, 2004. TRANSITION AREA BOUNDARY SHOWN HEREON BASED ON PERMIT # 1902-04-0004.1 ISSUED BY NUDEP.



ZONING CHART

	REQUIRED	LOT 10.05	LOT 10.06	LOT 10.07	LOT 10.08	LOT 10.09	LOT 10.10	LOT 10.11	LOT 10.12	LOT 10.13	LOT 10.14
FRONT YARD SETBACK	50'	50'	50'	50'	50'	125'	125'	50'	50'	50'	50'
REAR YARD SETBACK	25'	25'	25'	25'	25'	25'	25'	25'	25'	25'	25'
REAR YARD SETBACK	30'	30'	30'	30'	30'	30'	30'	30'	30'	30'	30'
AREA	1.432 ACRES	1.155 ACRES	1.220 ACRES	1.148 ACRES	1.021 ACRES	1.328 ACRES	1.432 ACRES	1.171 ACRES	1.002 ACRES	1.008 ACRES	1.014 ACRES
LOT FRONTAGE	200'	232.93'	216.85'	200.30'	171.56'	65.15'	63.07'	185.50'	372.83'	406.99'	200.01'

DYKSTRA ASSOCIATES
 PROJECT NO. AN-83
 CONTOUR INT: N/A
 SCALE: 1" = 100'
 DATE: 07-23-08
 SHEET 2 OF 2

DYKSTRA ASSOCIATES, INC.
 11 LAWRENCE ROAD, SPARTA, NJ 07871
 (973) 579-2177

DOUGLAS O. DYKSTRA
 N.J. LIC. NO. 34846
 PROFESSIONAL LAND SURVEYOR
 PROFESSIONAL PLANNER
 C.O.A. 24627922000

BALLANTINE WOODS
 TAX LOT 10.05, BLOCK 7
 ANDOVER TOWNSHIP, SUSSEX COUNTY, NJ

FINAL PLAT - PHASE C