



**SITE DATA:**

TAX MAP I-L, PARCEL 129	64.47 ACRES
TOTAL TRACT AREA	12.89 ACRES = 20%
OPEN SPACE PROVIDED	13.47 ACRES = 20.8%
ZONING CLASSIFICATION	R-1 (LOW DENSITY RESIDENTIAL)
PROPOSED USE	PLANNED RESIDENTIAL DEVELOPMENT
NUMBER OF UNITS:	
SINGL UNITS	39 x 4 = 156
DUPLX UNITS	72 x 2 = 144
TOTAL	300
DENSITY:	4.65 UNITS/ACRE
WATER SUPPLY	PUBLIC
SEWER DISPOSAL	PUBLIC
REQUIRED PARKING	300 UNITS x 2 = 600 SPACES
PARKING PROVIDED:	
400 DRIVEWAYS	38 UNITS x 6 = 224 SPACES
DUPLX DRIVEWAYS	38 UNITS x 6 = 234 SPACES
DRIVEWAYS	72 UNITS x 4 = 288 SPACES
ADDITIONAL PARKING	72 UNITS x 4 = 112 SPACES
TOTAL	1156 SPACES

\* DOES NOT INCLUDE COMMUNITY CENTER LOT

**UTILITY NOTES:**

- UTILITIES SHOWN ARE BASED ON AVAILABLE RECORDS. CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF ALL UTILITIES BEFORE BEGINNING CONSTRUCTION.
- UNDERGROUND UTILITY NOTIFICATION WORKING DAYS NOTICE PRIOR TO ANY CONSTRUCTION. CONTRACTOR SHALL NOTIFY UTILITIES COMPANY ONE CALL SYSTEM, INC. TO NOTIFY UTILITIES.

**PERM D.O.T. INSURANCE OCCUPANCY NOTE:**

PERMITS TO CONSTRUCTION SHALL BE OBTAINED PURSUANT TO SECTION 402 OF THE ACT OF NOVEMBER 19, 1988, AND THE REGULATIONS THEREUNDER, AS THE STATE HIGHWAY DEPARTMENT IS FURNISHING.

**REQUIREMENT SCHEDULE**

THE SCHEDULE OF THE PROJECT SHALL BE AS FOLLOWS:

- 60-90 DAYS AFTER APPROVAL - COMPLETE DETENTION POND AND VILLAGE BOULEVARD
- 120 DAYS AFTER APPROVAL - OPEN MODEL UNIT ON VILLAGE BOULEVARD
- 240 DAYS AFTER APPROVAL - COMMENCE DELIVERIES AT 4 UNITS PER MONTH THROUGH MARCH 1997
- 360 - DAYS AFTER APPROVAL - CONTINUE DELIVERIES AT THE RATE OF 8 UNITS PER MONTH THROUGH OCTOBER 1997.

THE RECREATION HALL AND LANDSCAPING OF PARK AROUND THE LAKE WILL BE COMPLETED BY OCTOBER, 1997.

**NOTES:**

- CLEAR SPOT TRIANGLES ARE PROVIDED AT ALL INTERSECTIONS. CLEARANCE SHALL BE MAINTAINED AT ALL TIMES. CLEARANCE SHALL BE MAINTAINED AT ALL TIMES.
- VILLAGE BOULEVARD WILL BE PRIVATELY MAINTAINED BUT OPEN TO THE GENERAL PUBLIC.
- A LOCKED GATE, A GUY WILL BE PROVIDED TO THE TOWNSHIP AND THE FIRE DEPARTMENT.

**GHI INC.**  
 215 Oakdale Street  
 Hanover, PA 17331  
 (717) 657-5000  
 Registered and Licensed Surveyors

NO.	DATE	DESCRIPTION
1	10/27/94	PROJ. BOUNDARY/DEMONSTRATION
2	2/27/95	FINAL PLAT
3	10/27/95	FINAL PLAT
4	10/27/95	FINAL PLAT

**LONGSTOWN VILLAGE GENERAL PLAN**

**WINDSOR TOWNSHIP YORK COUNTY, PA**

DRAWN BY: J. FERRELL DATE: 02/15/96 PROJECT NO.: 852880  
 CHECKED BY: J. FERRELL DATE: 02/15/96 DRAWING NO.: 5

SCALE: 1" = 100'