

PLOTTED: July 26, 2023 @ 11:02AM

FINAL SUBDIVISION AND LOT ADD-ON PLAN FOR LANCASTER COUNTY CONSERVANCY AND SUSQUEHANNA RESOURCES HELLAM TOWNSHIP YORK COUNTY, PENNSYLVANIA



TOTAL SITE AREA
15,317,312.9 SQ. FT = 351.637 AC.
(INCLUDES ALL RIGHTS-OF-WAY AND EASEMENTS)

ZONING DATA

1. DISTRICT	(RA) RURAL AGRICULTURAL ZONE
2. MIN. LOT AREA	2 ACRES
3. MAX. LOT WIDTH	200' AT BUILDING LINE 110' AT STREET R/W
4. MIN. LOT DEPTH	N/A
5. MIN. FRONT YARD	40'
6. MIN. SIDE YARD	30' EACH SIDE
7. MIN. REAR YARD	60' 20' ACCESSORY
8. MAX. LOT COVERAGE	15%
9. MAX. NORMAL HEIGHT	35' 20' ACCESSORY

ZONING DATA SHOWN AS PER ZONING ORDINANCES IN EFFECT AT THE TIME OF THIS SURVEY.

PARCEL 15A EX SITE DATA

1. LOT AREA	1,337,096.42 SQ.FT.
2. NUMBER OF LOTS	1
3. NUMBER OF ACRES	30.696 ACRES
4. DENSITY	0.03 LOTS/ACRES
5. ZONING	(RA) RURAL AGRICULTURAL ZONE
6. EXISTING LAND USE	AGRICULTURAL/WOODLAND
7. MIN. REQ'D ZONING AREA	2 ACRES
8. UNITS OF OCCUPANCY	0
9. LOT COVERAGE	0%

PARCEL 15C EX SITE DATA

1. LOT AREA	1,634,216.75 SQ.FT.
2. NUMBER OF LOTS	1
3. NUMBER OF ACRES	37.516 ACRES
4. DENSITY	0.03 LOTS/ACRES
5. ZONING	(RA) RURAL AGRICULTURAL ZONE
6. EXISTING LAND USE	AGRICULTURAL/WOODLAND
7. MIN. REQ'D ZONING AREA	2 ACRES
8. UNITS OF OCCUPANCY	0
9. LOT COVERAGE	0%

PARCEL 26A EX SITE DATA

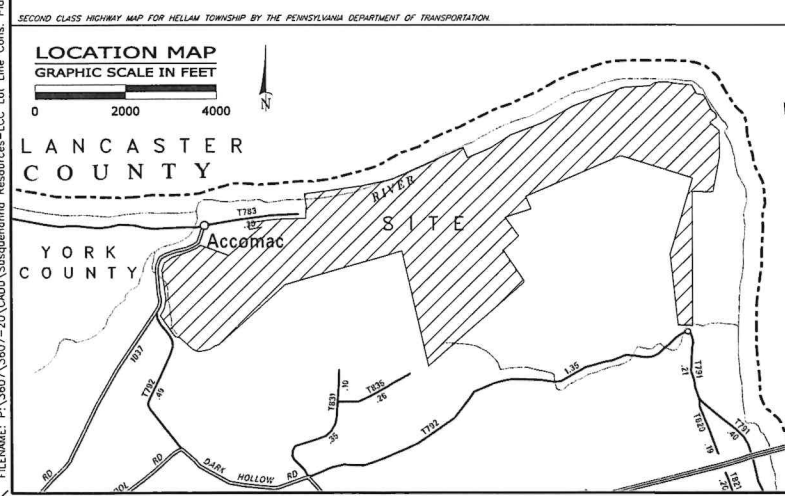
1. LOT AREA	270,240.68 SQ.FT.
2. NUMBER OF LOTS	1
3. NUMBER OF ACRES	6.204 ACRES
4. DENSITY	0.16 LOTS/ACRES
5. ZONING	(RA) RURAL AGRICULTURAL ZONE
6. EXISTING LAND USE	AGRICULTURAL/WOODLAND
7. MIN. REQ'D ZONING AREA	2 ACRES
8. UNITS OF OCCUPANCY	0
9. LOT COVERAGE	0%

PARCEL 29D EX SITE DATA

1. LOT AREA	1,549,943.31 SQ.FT.
2. NUMBER OF LOTS	1
3. NUMBER OF ACRES	35.58 ACRES
4. DENSITY	0.028 LOTS/ACRES
5. ZONING	(RA) RURAL AGRICULTURAL ZONE
6. EXISTING LAND USE	AGRICULTURAL/WOODLAND
7. MIN. REQ'D ZONING AREA	2 ACRES
8. UNITS OF OCCUPANCY	2
9. LOT COVERAGE	42,483 SQ.FT. 2.74%

NON-BUILDING WAIVER

AS OF THE DATE OF THIS PLOT PLAN RECORDING, THE SUBDIVISION DESCRIBED HEREON IS AND SHALL BE DEDICATED FOR THE EXPRESS PURPOSE AS STATED IN THE SITE DATA. NO PORTION OF THIS SUBDIVISION HAS BEEN APPROVED BY THE MUNICIPALITY OR THE DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP) FOR THE INSTALLATION OF SEWAGE DISPOSAL FACILITIES. NO SEWAGE PERMIT WILL BE ISSUED FOR INSTALLATION, CONSTRUCTION, CONNECTION TO OR USE OF ANY SEWAGE COLLECTION, CONVEYANCE, TREATMENT OR DISPOSAL SYSTEM UNLESS (EXCEPT FOR REPAIRS TO EXISTING SYSTEMS) THE MUNICIPALITY AND DEP HAVE BOTH APPROVED SEWAGE FACILITIES PLANNING FOR THE SUBDIVISION DESCRIBED HEREON IN ACCORDANCE WITH THE PENNSYLVANIA SEWAGE FACILITIES ACT (35 P.S. SECTIONS 750.1 ET SEQ.) AND REGULATIONS PROMULGATED THEREUNDER PRIOR TO SIGNING, EXECUTING, IMPLEMENTING, OR RECORDING AND SALES CONTRACT OR SUBDIVISION PLAN. ANY PURCHASER OR SUBDIVIDER OF ANY PORTION OF THIS PROPERTY SHOULD CONTACT APPROPRIATE OFFICIALS OF THE MUNICIPALITY WHICH IS CHARGED WITH ADMINISTERING THE SEWAGE FACILITIES ACT TO DETERMINE WHAT SEWAGE FACILITIES PLANNING IS REQUIRED AND THE PROCEDURE AND REQUIREMENT FOR OBTAINING APPROPRIATE PERMITS OR APPROVALS.



PARCEL 29D RESULTANT SITE DATA (TO STREET RIGHT-OF-WAY)

1. LOT AREA	3,417,477.00 SQ.FT.
2. NUMBER OF LOTS	1
3. NUMBER OF ACRES	78.45
4. DENSITY	0.013 LOTS/ACRES
5. ZONING	(RA) RURAL AGRICULTURAL ZONE
6. PROPOSED LAND USE	AGRICULTURAL/WOODLAND/ SINGLE FAMILY RESIDENCE
7. MIN. REQ'D ZONING AREA	2 ACRES
8. UNITS OF OCCUPANCY	3
9. UNITS OF OCCUPANCY	84,167 SQ.FT. OR 2.46%

RESULTANT COMBINED LANDS SITE DATA (TO STREET RIGHT-OF-WAY)

1. LOT AREA	11,899,835.88 SQ.FT.
2. NUMBER OF LOTS	1
3. NUMBER OF ACRES	273.18
4. DENSITY	0.004
5. ZONING	(RA) RURAL AGRICULTURAL ZONE
6. PROPOSED LAND USE	AGRICULTURAL/WOODLAND
7. MIN. REQ'D ZONING AREA	2 ACRES
8. UNITS OF OCCUPANCY	1 BOATHOUSE
9. LOT COVERAGE	36,156 SQ.FT. OR 0.30%

WAIVERS REQUESTS:

THE FOLLOWING WAIVERS OF THE HELLAM TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE ARE REQUESTED:

- Section 430-17A.1 - Plan Scale
- Section 430-17.C.(1)(a)[4] - Stream and Watercourses (Classification)
- Section 430-17.C.(1)(a)[6] - Unique Geologic Features
- Section 430-17.C.(1)(a)[8] - Woodland Delineation
- Section 430-17.C.(1)(a)[9] - Natural Habitat
- Section 430-17.C.(1)(b)[4] and Section 430-17.C.(1)(b)[5] - Manmade Features (On-Lot Sanitary and Water Within 100' of the Property)
- Section 430-17.E - Accompanying Reports
- Section 430-33.C - Improvements to Existing Streets
- Section 430-33.C.1.c - Additional right-of-way along portion of River Drive, East River Drive, Accomac Road, Wantz Lane, and Roundtop Lane.
- Section 430-47.A - Sewage Facilities Act plan revision module
- Section 430-47.E - Sanitary sewage disposal - subsurface septic system
- Section 430-17.C.(1)(a)[3] - Wetland Information
- Section 430-17.C.(1)(b)[2&3] - Location of Existing Water and Stormwater Management Facilities
- Section 430-48.B - Street trees

COMMONWEALTH OF PENNSYLVANIA COUNTY OF YORK

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED OFFICER, PERSONALLY APPEARED _____ OF _____ BEING (TITLE) _____ OF _____ (CORP. NAME) WHO BEING DULY SWORN ACCORDING TO LAW, DEPOSES AND SAYS THAT THE CORPORATION IS THE OWNER/EQUITABLE OWNER OF THE PROPERTY SHOWN ON THIS PLAN, THAT HE IS AUTHORIZED TO EXECUTE SAID PLAN ON BEHALF OF THE CORPORATION, THAT THE PLAN IS THE ACT AND DEED OF THE CORPORATION, THAT THE CORPORATION DESIRES THE SAME TO BE RECORDED, AND ON BEHALF OF THE CORPORATION FURTHER ACKNOWLEDGES THAT ALL STREETS AND OTHER PROPERTY IDENTIFIED AS PROPOSED PUBLIC PROPERTY ARE HEREBY DEDICATED TO THE PUBLIC USE (EXCEPTING THOSE AREAS LABELED "NOT FOR DEDICATION").

WITNESS MY HAND AND SEAL THE DAY AND DATE ABOVE WRITTEN

AUTHORIZED CORPORATE SIGNATURE

NOTARY SIGNATURE

CORPORATE SEAL

NOTARY SEAL

Final Plan Approval Statement

At a meeting on _____, 2023, the Board of Supervisors of the Township of Hellam approved this project, based upon its conformity with the standards of the Hellam Township Subdivision and Land Development Ordinance, and all conditions of approval have been met. This approval included the complete set of plans/reports which are filed with the Township and available for public review.

Hellam Township Board of Supervisors

Chairman or Designee _____

Attest: Hellam Township Secretary _____

Planning Commission Review Statement

At a meeting on _____, 2023, the Hellam Township Planning Commission reviewed this plan.

Hellam Township Planning Commission

Chair or Designee _____

Township Engineer's Review Statement

The Hellam Township Engineer reviewed this plan on _____

Hellam Township Engineer _____

York County Planning Commission

The York County Planning Commission, as required by this plan on _____, 20____, and a copy of the review is on file at the Office of the Planning Commission in Y.C.P.C. file No. _____ this certificate does not indicate approval or disapproval of the plan by the York County Planning Commission, and the commission does not represent nor guarantee that this plan complies with the various ordinances, rules, regulations, or laws of the Local Municipality, the Commonwealth, or the Federal Government.

Recorder of Deeds Certificate

Recorded in the Office for Recording of Deeds, in and for York County, Pennsylvania in Land Record Book _____, Page _____, on this _____, day of _____, 2023.

STATEMENT OF ACCURACY-SURVEY DATA

I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE, THE SURVEY AND PLAN SHOWN AND DESCRIBED HEREON IS TRUE AND CORRECT TO THE ACCURACY REQUIRED BY THE HELLAM TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE. THE ERROR OF CLOSURE IS NOT GREATER THAN ONE FOOT IN 10,000 FEET.

SIGNATURE

DATE

STATEMENT OF ACCURACY-GENERAL PLAN/REPORT DATA

I hereby certify that, to the best of my knowledge, the Final Subdivision and Lot Add-On Plan shown and described hereon is true and correct to the accuracy required by the Hellam Township Subdivision and Land Development Ordinance.

SIGNATURE

DATE

COMMONWEALTH OF PENNSYLVANIA COUNTY OF YORK

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED OFFICER, PERSONALLY APPEARED _____ OF _____ BEING (TITLE) _____ OF _____ (CORP. NAME) WHO BEING DULY SWORN ACCORDING TO LAW, DEPOSES AND SAYS THAT THE CORPORATION IS THE OWNER/EQUITABLE OWNER OF THE PROPERTY SHOWN ON THIS PLAN, THAT HE IS AUTHORIZED TO EXECUTE SAID PLAN ON BEHALF OF THE CORPORATION, THAT THE PLAN IS THE ACT AND DEED OF THE CORPORATION, THAT THE CORPORATION DESIRES THE SAME TO BE RECORDED, AND ON BEHALF OF THE CORPORATION FURTHER ACKNOWLEDGES THAT ALL STREETS AND OTHER PROPERTY IDENTIFIED AS PROPOSED PUBLIC PROPERTY ARE HEREBY DEDICATED TO THE PUBLIC USE (EXCEPTING THOSE AREAS LABELED "NOT FOR DEDICATION").

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AUTHORIZED CORPORATE SIGNATURE

NOTARY SIGNATURE

CORPORATE SEAL

NOTARY SEAL

OWNER/EQUITABLE OWNER-SUBDIVIDER

NAME: LANCASTER COUNTY CONSERVANCY
C/O: KATE GONICK
ADDRESS: 100 WEST BRID AVENUE
LANCASTER, PA 17603
TELEPHONE: 717-982-7891

OWNER

NAME: SUSQUEHANNA RESOURCES
C/O: SUSQUEHANNA CAPITAL - LUCY KNUSELEY
ADDRESS: PO BOX 20099
YORK, PA 17402
TELEPHONE: 717-578-1316

PER IHP ENGINEER REVIEW LETTER 6/19/23 7/20/23 DATE

REVISIONS

32 Mount Joy Street
Mount Joy, PA 17552
Ph: (717) 653-5308
www.dgohn.com

dc gohn Associates, Inc.
Surveyors - Engineers - Landscape Architects

PROJECT NO.: 3607-20
DATE: MARCH 15, 2023
DRAWN BY: CRG/GRN
CHECKED BY: JDH
SCALE: 1"=400'
400 0 200 400 SCALE IN FEET

COVER

FINAL SUBDIVISION AND LOT ADD-ON PLAN
FOR
LANCASTER COUNTY CONSERVANCY
AND
SUSQUEHANNA RESOURCES
HELLAM TOWNSHIP
YORK COUNTY, PENNSYLVANIA

DRAWING #: CG-4002
SHEET # 1 OF 11



Final Plan Approval Statement

At a meeting on _____, 2023, the Board of Supervisors of the Township of Hellam approved this project, based upon its conformity with the standards of the Hellam Township Subdivision and Land Development Ordinance, and all conditions of approval have been met. This approval included the complete set of plans/reports which are filed with the Township and available for public review.

Hellam Township Board of Supervisors

Chairman or Designee _____

Attest: Hellam Township Secretary _____

Planning Commission Review Statement

At a meeting on _____, 2023, the Hellam Township Planning Commission reviewed this plan.

Hellam Township Planning Commission

Chair of Designee _____

Township Engineer's Review Statement

The Hellam Township Engineer reviewed this plan on _____

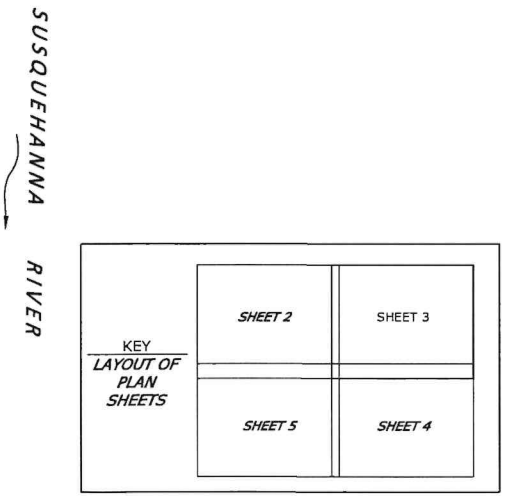
Hellam Township Engineer _____

OWNER/EQUITABLE OWNER-SUBDIVIDER	NAME	ADDRESS	PHONE	DATE
LANCASTER COUNTY CONSERVANCY	KATE GONICK	117 SOUTH WEST BEND AVENUE	LANCASTER, PA 17603	7/26/23
OWNER	SUSQUEHANNA RESOURCES	SUSQUEHANNA CAPITAL - LUCY KNISELEY	PO BOX 20099	
		PO BOX, PA 17402		
		TELEPHONE: 717-392-7891		
		TELEPHONE: 717-392-7891		

OWNER/EQUITABLE OWNER-SUBDIVIDER

LANCASTER COUNTY CONSERVANCY
 KATE GONICK
 117 SOUTH WEST BEND AVENUE
 LANCASTER, PA 17603
 TELEPHONE: 717-392-7891

OWNER
 SUSQUEHANNA RESOURCES
 SUSQUEHANNA CAPITAL - LUCY KNISELEY
 PO BOX 20099
 PO BOX, PA 17402
 TELEPHONE: 717-392-7891



32 Mount Joy Street
 P.O. Box 128
 Mount Joy, PA 17552
 Ph: (717) 653-5308
 www.dgohn.com

dc gohn ASSOCIATES, Inc.
 Surveyors - Engineers - Landscape Architects

PROJECT NO.: 3607-20
 DATE: MARCH 15, 2023
 DRAWN BY: CRG/GRN
 CHECKED BY: JDH

SCALE: 1"=200'

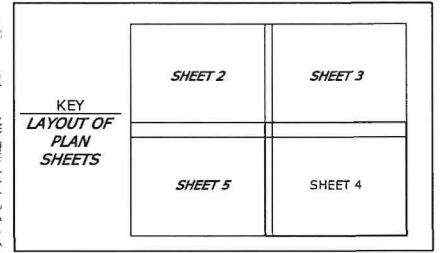
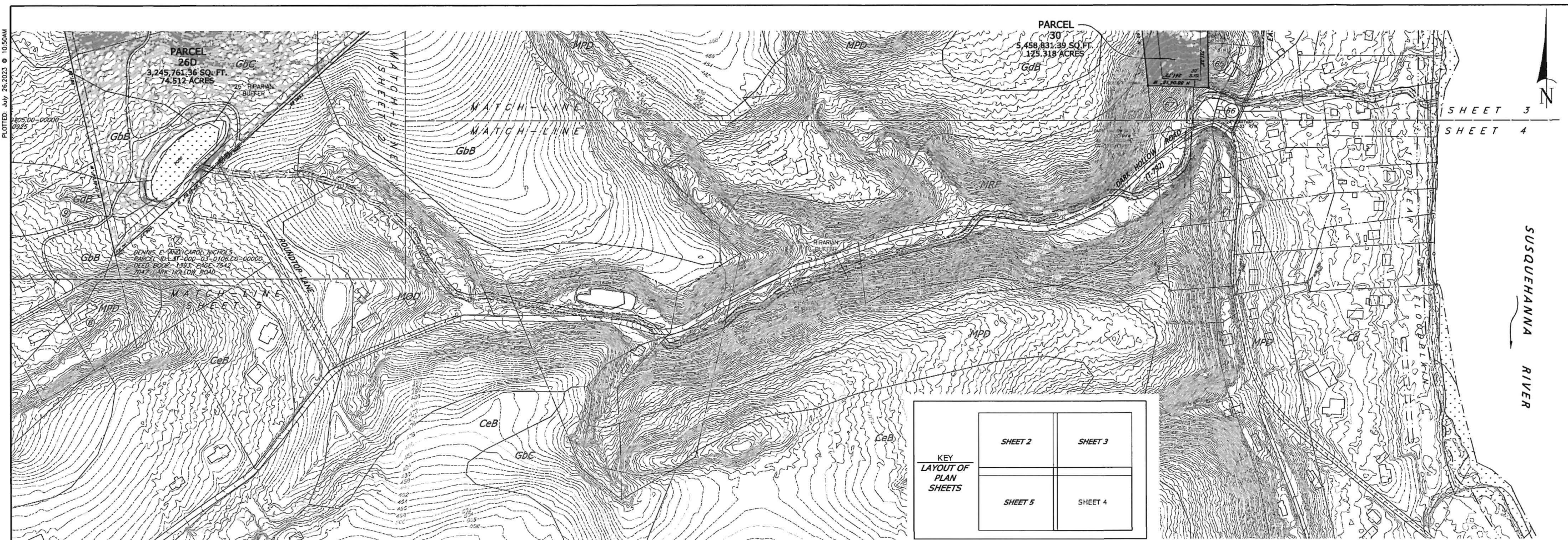
200 0 100 200
 SCALE IN FEET

EXISTING CONDITIONS
 FINAL SUBDIVISION AND LOT ADD-ON PLAN
 FOR
 LANCASTER COUNTY CONSERVANCY
 AND
 SUSQUEHANNA RESOURCES
 HELLAM TOWNSHIP
 YORK COUNTY, PENNSYLVANIA

DRAWING #: CG-4002
 SHEET #: 3 OF 11

PLOTTED: July 26, 2023 @ 10:50AM

FILENAME: P:\3607\3607-20\CADD\Susquehanna Resources-LCC Lot Line Cons. Plan.dwg



ADJOINERS:

- | | | | | | | |
|---|--|--|--|---|--|---|
| 1. Owner Name: Benjamin R. & Minetti Alison Blythe
Parcel ID: 31-000-ML-0029.00-00000
Deed Book: 2718 Page: 7064
Address: 7178 Roundtop Lane | 14. Owner Name: Annette Logan
Parcel ID: 31-000-ML-0152.00-R0007
Deed Book: 2617 Page: 3198
Address: 6274 River Drive | 27. Owner Name: Kevin M. & Tanya D. Schmit
Parcel ID: 31-000-ML-0025.00-00000
Deed Book: 1402 Page: 3168
Address: 6376 River Drive | 40. Owner Name: Stephen E. & Sophia E. Hower
Parcel ID: 31-000-08-0107.00-00000
Deed Book: 2560 Page: 6978
Address: 6880 River Drive | 53. Owner Name: Suzanne S. Cook
Parcel ID: 31-000-08-0094.00-00000
Deed Book: 1327 Page: 3569
Address: 7236 Riverhaven Lane | 66. Owner Name: Christopher J. & Hollie A. Brown
Parcel ID: 31-000-08-0041.00-R0001
Deed Book: 2666 Page: 3806
Address: 1001 E. River Drive | 68. Owner Name: Susquehanna Resources
Parcel ID: 31-000-08-0105.A0-00000
Deed Book: 916 Page: 836
Address: 7122 River Drive |
| 2. Owner Name: Warren H. & June L. Evans
Parcel ID: 31-000-ML-0029.B0-00000
Deed Book: 099J Page: 0762
Address: 7160 Roundtop Lane | 15. Owner Name: Paul A. & Amy L. Nevin
Parcel ID: 31-000-ML-0014.00-00000
Deed Book: 0895 Page: 0795
Address: 6298 River Drive | 28. Owner Name: Philip R. Wenger
Parcel ID: 31-000-08-0119.00-00000
Deed Book: 2238 Page: 4957
Address: 6892 River Drive | 41. Owner Name: Eagle Key, LLC
Parcel ID: 31-000-08-0106.A0-00000
Deed Book: 2274 Page: 1366
Address: 6892 River Drive | 54. Owner Name: Thomas Hoffmaster
Parcel ID: 31-000-08-0090.00-00000
Deed Book: 2705 Page: 1272
Address: 1165 E. River Drive | 67. Owner Name: Alan H. Cherkin
Parcel ID: 31-000-08-0042.00-00000
Deed Book: 1584 Page: 5061
Address: 7145 Dark Hollow Road | 69. Owner Name: Richard Hake and George H Wood
Parcel ID: 31-000-08-0105.00-00000
Deed Book: 1332 Page 2181
Address: 1400 E. River Road and Turtle Rock Road |
| 3. Owner Name: Robert W. & Patton Renee L. Evans
Parcel ID: 31-000-ML-0029.A0-00000
Deed Book: 2277 Page: 8831
Address: 7152 Roundtop Lane | 16. Owner Name: Randy & Sherrie L. Sheller
Parcel ID: 31-000-ML-0015.00-00000
Deed Book: 1337 Page: 1001
Address: 1350 Accomac Road | 29. Owner Name: Philip R. Wenger & Stephen Dinnocenti
Parcel ID: 31-000-08-0118.00-00000
Deed Book: 2207 Page: 8963
Address: 6648 River Drive | 42. Owner Name: Robert Gingrich
Parcel ID: 31-000-08-0106.00-00000
Deed Book: 1326 Page: 7430
Address: 7000 River Drive | 55. Owner Name: Glenn D. & Toni R. Hallacher
Parcel ID: 31-000-08-0089.00-00000
Deed Book: 2759 Page: 2660
Address: 1147 E. River Drive | | |
| 4. Owner Name: Susquehanna Fishing Game Association
Parcel ID: 31-000-ML-0028.00-00000
Deed Book: 56H Page: 620
Address: 7084 Roundtop Lane | 17. Owner Name: Accomac Anchor, LLC
Parcel ID: 31-000-ML-0015.00-00000
Deed Book: 2539 Page: 6681
Address: 6330 River Drive | 30. Owner Name: Wesley S. Farmer & Hilda A. Shirk
Parcel ID: 31-000-08-0117.00-00000
Deed Book: 2159 Page: 3831
Address: 6670 River Drive | 43. Owner Name: William K. & Elena M. Nobile
Parcel ID: 31-000-08-0104.00-00000
Deed Book: 2640 Page: 0500
Address: 1374 River Drive | 56. Owner Name: Robert H. Jr. & Barbara A. Ruch
Parcel ID: 31-000-08-0086.00-00000
Deed Book: 1336 Page: 1663
Address: 1145 E. River Drive | | |
| 5. Owner Name: Kathy A. & John P. Horshall
Parcel ID: 31-000-ML-0069.A0-00000
Deed Book: 2588 Page: 1623
Address: 7053 Dark Hollow Road | 18. Owner Name: Harold E. & Vicki L. Minnich
Parcel ID: 31-000-ML-0016.00-00000
Deed Book: 085Y Page: 0327
Address: 6354 River Road | 31. Owner Name: Stephen A. Smith & Colleen M. Abate
Parcel ID: 31-000-08-0116.00-00000
Deed Book: 2186 Page: 1685
Address: 6690 River Drive | 44. Owner Name: Gregory N. Loreto
Parcel ID: 31-000-08-0103.00-00000
Deed Book: 1329 Page: 8907
Address: 1346 E. River Drive | 57. Owner Name: Heather L. McFarland
Parcel ID: 31-000-08-0085.00-00000
Deed Book: 2312 Page: 5202
Address: 1137 E. River Drive | | |
| 6. Owner Name: Susquehanna Resources
Parcel ID: 31-000-ML-0069.C0-00000
Deed Book: 2506 Page: 7745
Address: Dark Hollow Road | 19. Owner Name: Michael Tyler Matrioni
Parcel ID: 31-000-ML-0017.00-00000
Deed Book: 2429 Page: 4144
Address: 6359 S. River Drive | 32. Owner Name: Donald Gingerich
Parcel ID: 31-000-08-0115.00-00000
Deed Book: 1332 Page: 0335
Address: 6710 River Drive | 45. Owner Name: Cory S. & Dana N. Hess
Parcel ID: 31-000-08-0102.A0-00000
Deed Book: 1636 Page: 4298
Address: 1318 E. River Drive | 58. Owner Name: Barry E. & Duane L. Spoon
Parcel ID: 31-000-08-0084.A0-00000
Deed Book: 1428 Page: 8778
Address: 1125 E. River Drive | | |
| 7. Owner Name: Dennis E. & Carol Nichols
Parcel ID: 31-000-03-0105.00-00000
Deed Book: 1393 Page: 7542
Address: 7047 Roundtop Lane | 20. Owner Name: Robert Peter & Marilyn Colasuonna
Parcel ID: 31-000-ML-0018.00-00000
Deed Book: 2473 Page: 2197
Address: 6358 River Drive | 33. Owner Name: Robert E. & Debra L. Beaverson
Parcel ID: 31-000-08-0114.00-00000
Deed Book: 2527 Page: 2450
Address: 6726 River Drive | 46. Owner Name: Susquehanna Resources
Parcel ID: 31-000-08-0102.00-00000
Deed Book: 916 Page: 836
Address: 1316 E. River Drive | 59. Owner Name: Dwight & Betty Weidman
Parcel ID: 31-000-08-0084.00-00000
Deed Book: 2287 Page: 6175
Address: 1123 E. River Drive | | |
| 8. Owner Name: Joseph A. & Christina Milsom
Parcel ID: 31-000-03-0205.00-00000
Deed Book: 0940 Page: 0580
Address: 6566 Ridge Lane | 21. Owner Name: Christopher M. & Amanda J. Lenker
Parcel ID: 31-000-ML-0019.00-00000
Deed Book: 2751 Page: 0839
Address: 6360 River Drive | 34. Owner Name: ZGW River Properties, LLC
Parcel ID: 31-000-08-0113.00-00000
Deed Book: 2701 Page: 4184
Address: 6746 River Drive | 47. Owner Name: Michael & Ruth E. Nobile
Parcel ID: 31-000-08-0101.00-00000
Deed Book: 1626 Page: 2516
Address: 1264 E. River Drive | 60. Owner Name: Joyce L. Houser
Parcel ID: 31-000-08-0065.A0-00000
Deed Book: 1388 Page: 3969
Address: 1099 E. River Drive | | |
| 9. Owner Name: Susquehanna Resources
Parcel ID: 31-000-03-0211.00-00000
Deed Book: 1262 Page: 5870
Address: Ridge Lane | 22. Owner Name: Tammy Kershner
Parcel ID: 31-000-ML-0020.00-00000
Deed Book: 1664 Page: 3182
Address: 6362 River Drive | 35. Owner Name: Wendy H. Tippetts
Parcel ID: 31-000-08-0112.00-00000
Deed Book: 1696 Page: 0900
Address: 6770 River Drive | 48. Owner Name: Jeffrey R. & Cheryl K. Hershey
Parcel ID: 31-000-08-0100.00-00000
Deed Book: 1696 Page: 8524
Address: 1079 E. River Drive | 61. Owner Name: Stephen S. & Susie D. Simpson
Parcel ID: 31-000-08-0065.00-00000
Deed Book: 1986 Page: 2448
Address: 1079 E. River Drive | | |
| 10. Owner Name: Susquehanna Resources
Parcel ID: 31-000-03-0105.00-00000
Deed Book: 1417 Page: 0925
Address: Grand Manor Drive | 23. Owner Name: Lester E. & Linda A. Stauffer
Parcel ID: 31-000-ML-0021.00-00000
Deed Book: 103W Page: 0069
Address: 6364 River Drive | 36. Owner Name: Andrew B. & Chelsea A. Mikos
Parcel ID: 31-000-08-0111.00-R0001
Deed Book: R000 Page: 0001
Address: 6806 River Drive | 49. Owner Name: Morris R. & Yvonne M. Bish
Parcel ID: 31-000-08-0098.00-00000
Deed Book: 1834 Page: 6584
Address: 7210 Bend Lane | 62. Owner Name: Michael E. & Dora L. Markle
Parcel ID: 31-000-08-0064.00-00000
Deed Book: 1645 Page: 7980
Address: 1071 E. River Drive | | |
| 11. Owner Name: Susquehanna Resources
Parcel ID: 31-000-ML-0063.00-00000
Deed Book: 1417 Page: 0925
Address: 6346 Wantz Lane | 24. Owner Name: Michael L. & Lorianne M. Sarver
Parcel ID: 31-000-ML-0022.00-00000
Deed Book: 1362 Page: 5631
Address: 6366 River Drive | 37. Owner Name: Daniel J. Bellone
Parcel ID: 31-000-08-0110.00-00000
Deed Book: 1825 Page: 4614
Address: 6826 River Drive | 50. Owner Name: Stephen A. & Sandra L. Malys
Parcel ID: 31-000-08-0097.00-00000
Deed Book: 2097 Page: 6433
Address: 7245 Bend Lane | 63. Owner Name: Edward C. & Donna K. Englehart
Parcel ID: 31-000-08-0063.00-00000
Deed Book: 1335 Page: 1716
Address: 1057 E. River Drive | | |
| 12. Owner Name: Susquehanna Resources
Parcel ID: 31-000-ML-0063.A0-00000
Deed Book: 2391 Page: 0051
Address: 6198 Dark Hollow Road | 25. Owner Name: Hunter Creek Partners, LLC
Parcel ID: 31-000-ML-0023.00-00000
Deed Book: 2544 Page: 5095
Address: 6369 - 6370 River Drive | 38. Owner Name: Michael J. & Sarah M. Lutz
Parcel ID: 31-000-08-0109.00-00000
Deed Book: 2532 Page: 7785
Address: 6848 River Drive | 51. Owner Name: Richard W. Bacon
Parcel ID: 31-000-08-0096.00-00000
Deed Book: 2019 Page: 5139
Address: 7248 Riverhaven Lane | 64. Owner Name: Keith B. Hake
Parcel ID: 31-000-08-0060.A0-00000
Deed Book: 1941 Page: 3571
Address: 1041 E. River Drive | | |
| 13. Owner Name: Patrick J., Jr. & Melissa L. Duncan
Parcel ID: 31-000-ML-0062.00-00000
Deed Book: 1582 Page: 1414
Address: 6193 Dark Hollow Road | 26. Owner Name: Beverly J. Winemiller A.K.A. Beverly J. J. J.
Parcel ID: 31-000-ML-0024.00-00000
Deed Book: 1407 Page: 0694
Address: 6374 River Drive | 39. Owner Name: Catherine M. Stine
Parcel ID: 31-000-08-0108.00-00000
Deed Book: 2423 Page: 2655
Address: 6864 River Drive | 52. Owner Name: James W. & Joann M. Hassler
Parcel ID: 31-000-08-0095.00-00000
Deed Book: 2215 Page: 4892
Address: 7248 Riverhaven Lane | 65. Owner Name: David T. & Gretchen Ebringt
Parcel ID: 31-000-08-0060.00-00000
Deed Book: 2433 Page: 1708
Address: 1033 E. River Drive | | |

Final Plan Approval Statement

At a meeting on _____, 2023, the Board of Supervisors of the Township of Hellem approved this project, based upon its conformity with the standards of the Hellem Township Subdivision and Land Development Ordinance, and all conditions of approval have been met. This approval included the complete set of plans/reports which are filed with the Township and available for public review.

Hellem Township Board of Supervisors

Chairman or Designee _____

Attest: _____
Hellem Township Secretary

Planning Commission Review Statement

At a meeting on _____, 2023, the Hellem Township Planning Commission reviewed this plan.

Hellem Township Planning Commission

Chair or Designee _____

Township Engineer's Review Statement

The Hellem Township Engineer reviewed this plan on _____

Hellem Township Engineer _____

OWNER/EXECUTABLE OWNER-SUBDIVIDER		LANCASTER COUNTY CONSERVANCY		DATE	
NAME:	KATE COOK	NAME:	LANCASTER COUNTY CONSERVANCY	DATE:	7/20/23
ADDRESS:	117 SOUTH WEST BEND AVENUE LANCASTER, PA 17603	ADDRESS:	LANCASTER COUNTY CONSERVANCY	REVISIONS:	
TELEPHONE:	717-392-7891	TELEPHONE:	717-392-7891		
OWNER:	SUSQUEHANNA RESOURCES	OWNER:	SUSQUEHANNA CAPITAL - LUCY WISELEY		
NAME:	SUSQUEHANNA RESOURCES	NAME:	SUSQUEHANNA CAPITAL - LUCY WISELEY		
ADDRESS:	PO BOX 20099 DORK, PA 17402	ADDRESS:	PO BOX 20099 DORK, PA 17402		
TELEPHONE:	717-519-1316	TELEPHONE:	717-519-1316		

32 Mount Joy Street
PO Box 128
Mount Joy, PA 17552
Ph: (717) 653-5308
www.dgohn.com

dc gohn
Associates, Inc.
Surveyors - Engineers - Landscape Architects

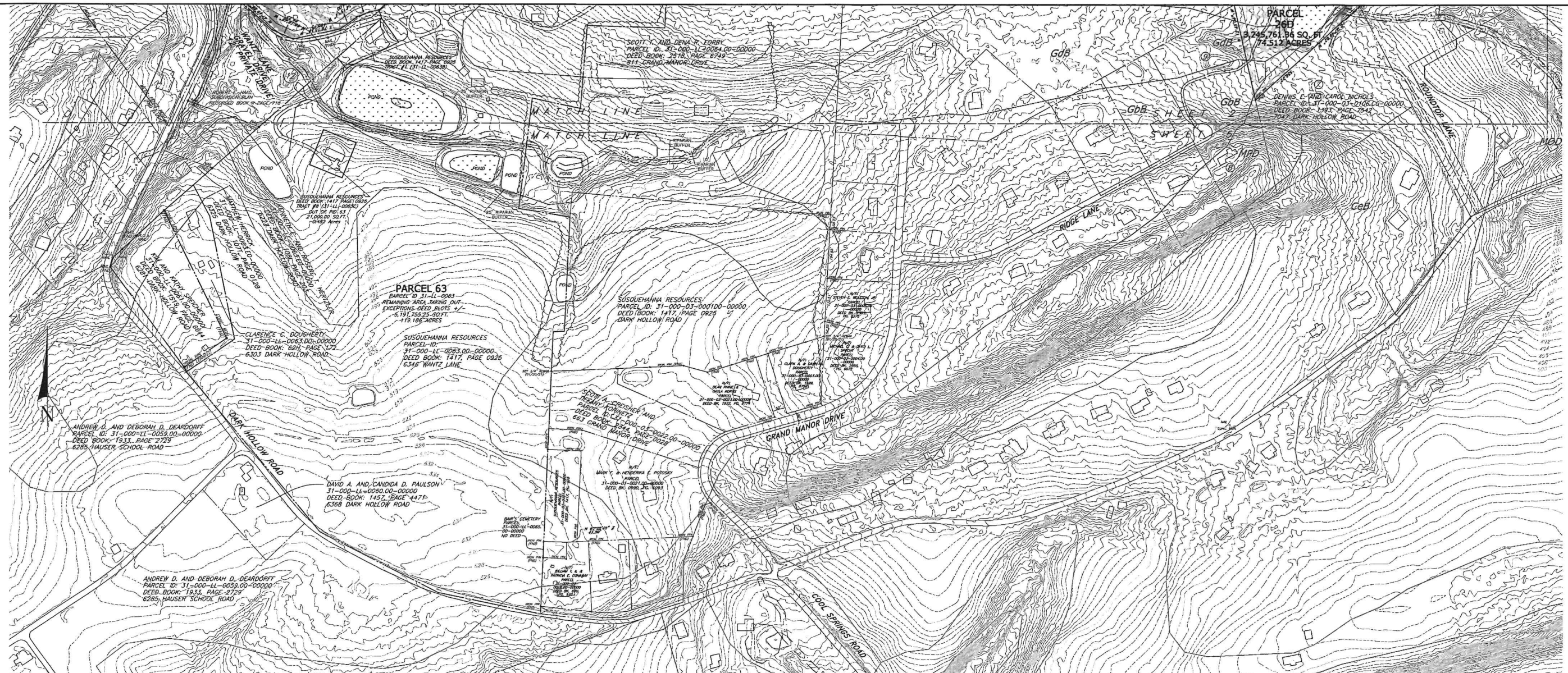
PROJECT NO.: 3607-20
DATE: MARCH 15, 2023
DRAWN BY: CRG/GRN
CHECKED BY: JDH
SCALE: 1"=200'
SCALE IN FEET

EXISTING CONDITIONS
FINAL SUBDIVISION AND LOT ADD-ON PLAN
FOR
LANCASTER COUNTY CONSERVANCY
AND
SUSQUEHANNA RESOURCES
HELLEM TOWNSHIP
YORK COUNTY, PENNSYLVANIA

DRAWING #: CG-4002
SHEET #: 4 OF 11

PLOTTED: JULY 26, 2023 @ 11:42AM

FILENAME: P:\3607\3607-20\CADD\Susquehanna Resources-LCC Lot Line Cons. Plan.dwg XREFS:

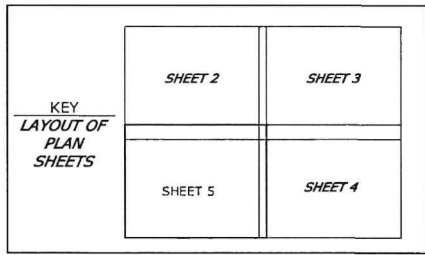


PLANS REVIEWED BY THE SURVEYOR

Plan Prepared By	Book/Page/Drawing File	Year
William E. Sacro & Associates	Plan Book - CC Page - 392	1980
Gordon L. Brown & Associates	Plan Book - MM Page - 981	1994
LeCrates Engineers, Inc.	Plan Book - V Page - 526	1973
C.S. Davidson, Inc.	Plan Book - MM Page - 802	1994
C.S. Davidson, Inc.	Plan Book - NN Page - 932	1995
Gordon L. Brown & Associates	Plan Book - NN Page - 345	1994
Gordon L. Brown & Associates Survey	Drawing No. L-528	1975
C.S. Davidson, Inc.	Plan Book - PP Page - 469	1997
Gordon L. Brown & Associates	Plan Book - HH Page - 618	1987
Gordon L. Brown & Associates	Plan Book - V Page - 528	2010
William E. Sacro & Associates	Plan Book - Z Page - 437	1977
William E. Sacro & Associates	Plan Book - EE Page - 913	1985
William E. Sacro & Associates	Plan Book - D Page - 746-B	1974
Stewart Whittier & Associates	Plan Book - AA Page - 169	1982
Gordon L. Brown & Associates	Plan Book - E Page - 460	1987
Gordon L. Brown & Associates	Plan Book - HH Page - 619	1987
Gordon L. Brown & Associates	Survey Drawing No. NA-186	1984
Herbert H. Freed	Plan Book - CC Page - 672	1981
Robert E. Hoag, Inc.	Plan Book - II Page - 718	1988
N/F	Plan Book - LL Page 802	1992
William E. Sacro & Associates	Plan Book - CC Page - 637	1981
D.C. Gohn Associates, Inc.	Drawing No. CG-2007-PRC	1997
C.S. Davidson, Inc.	Plan Book - 2253 Page - 843	2013
D.C. Gohn Associates, Inc.	Drawing No. EG-354	2018

PLAN NOTES

- THE PURPOSE OF THIS PLAN IS TO COMBINE PARCELS 15A, 15B, 15C, 26, 26A, 30, AND PARCEL 63-TRACT 3, WHICH IS TO BE ACQUIRED BY THE LANCASTER COUNTY CONSERVANCY. A SUBDIVISION BETWEEN PARCEL 26A, 29D, AND PARCEL 30 IS ALSO INCLUDED IN THE PLAN RESOLVE PROPERTY LINE ENROACHMENT ISSUES. THE RESULTANT AREAS WILL BE USED TO CREATE THE OVERALL RESULTANT PARCEL. RESULTANT PARCEL 26D WILL REMAIN WITH SUSQUEHANNA RESOURCES.
- THE SITE DATA SHOWN WAS OBTAINED FROM PASDA WEBSITE WWW.PASDA.PSU.EDU, YORK COUNTY GIS, AND DC GOHN FIELD SURVEY ON VARIOUS DATES THE LAST BEING 05/23/2023. THE HORIZONTAL DATUM IS BASED UPON NAD83 SPC PA SOUTH ZONE. THE ELEVATION DATA IS BASED ON NAVD83 VERTICAL DATUM.
- ALL PROPERTIES HAVE BEEN FOUND OR SET PER PLAN.
- PROJECT SUBJECT TO ALL EASEMENTS, AGREEMENTS, AND OTHER MATTERS OF RECORD.
- THIS PLAN IS NOT TO BE USED FOR CONSTRUCTION.
- 100 YEAR FLOODPLAIN LOCATION IS BASED UPON FEMA FLOOD INSURANCE RATE MAP NUMBER 42133C0241F, PANEL 241 OF 701, REVISED DECEMBER 16, 2015.
- LOCATION OF WETLANDS AREAS SHOW WERE OBTAINED FROM YORK COUNTY GIS.
- WARNING - THE DWELLING LOT OR LOTS PROPOSED BY THIS SUBDIVISION PLAN ARE IN THE RURAL AGRICULTURAL DISTRICT (RA). THE PRIMARY USE OF SUCH DISTRICT IS AGRICULTURAL AND RESIDENTS MUST EXPECT THINGS SUCH AS THE SMELL OF FARM ANIMALS AND THE MANURE THEY PRODUCE, TOXIC CHEMICALS, SLOW MOVING AGRICULTURAL MACHINERY ON LOCAL ROADS, AND OTHER BY-PRODUCTS OF AGRICULTURAL ACTIVITIES.
- THE RESULTANT LANDS BEING OBTAINED BY THE LANCASTER COUNTY CONSERVANCY ARE TO RETAIN A SINGLE SUBDIVISION RIGHT WITH THE SOLE PURPOSE OF CREATING A FUTURE 10 ACRE LOT SUBDIVIDING THE EXISTING BOATHOUSE LOCATED ALONG RIVER ROAD. ALL OTHER REMAINING SUBDIVISION RIGHTS ARE TO BE FORFEITED IN FAVOR OF CONSERVATION.
- LANDS OWNED BY SUSQUEHANNA RESOURCES, PARCEL 29D, WILL RETAIN THE EXISTING 3 DEVELOPMENT RIGHTS AS DETERMINED BY CALCULATION PRIOR TO SUBDIVISION.
- ALL LOT CORNERS WILL BE SET PRIOR TO RECORDING OF THIS PLAN.
- A HIGHWAY OCCUPANCY PERMIT IS REQUIRED PERSUANT TO SECTION 420 OF THE ACT OF JUNE 1, 1945 (P.L. 1242, NO 426), AS AMENDED, BEFORE ANY IMPROVEMENTS ARE INITIATED WITHIN A STATE HIGHWAY, OR A STREET, ACCESS DRIVE, OR DRIVEWAY INTERSECTION TO A STATE HIGHWAY IS PERMITTED.
- PARCEL 30 (31-000-ML-003000-0000) WAS CREATED BY A RECORDED EXHIBIT FOR ACCOMAC SHORES, A PLANNED COMMUNITY, DATED DECEMBER 1, 1997 AND RECORDED IN THE YORK COUNTY RECORDER OF DEEDS AS CG-1571. THIS SUBDIVISION WOULD HAVE USED A DEVELOPMENT RIGHT RESULTING IN A SINGLE REMAINING DEVELOPMENT RIGHT FOR THIS LOT. ALL OTHER PARCELS ARE REMAIN IN THE SAME LAYOUT AS THE TRACTS EXISTED ON SEPTEMBER 5, 1996. A SINGLE DEVELOPMENT RIGHT REMAINS WITH PARCEL 15B (31-000-ML-001500-0000), AND 3 DEVELOPMENT RIGHTS EXIST AND WILL REMAIN WITH PARCEL 29D. ALL OTHER PARCELS HAVE NO REMAINING DEVELOPMENT RIGHTS DUE TO THE EXISTENCE OF SLOPES GREATER THEN 25% ON THE RESPECTIVE TRACTS.



Final Plan Approval Statement

Hellam Township Board of Supervisors

At a meeting on _____, 2023, the Board of Supervisors of the Township of Hellam approved this project, based upon its conformity with the standards of the Hellam Township Subdivision and Land Development Ordinance, and all conditions of approval have been met. This approval included the complete set of plans/reports which are filed with the Township and available for public review.

Chairman or Designee _____

Attest: _____
Hellam Township Secretary

Planning Commission Review Statement

At a meeting on _____, 2023, the Hellam Township Planning Commission reviewed this plan.

Hellam Township Planning Commission

Chair or Designee _____

Township Engineer's Review Statement

The Hellam Township Engineer reviewed this plan on _____

Hellam Township Engineer

OWNER/EQUITABLE OWNER-SUBDIVIDER	NAME:	LANCASTER COUNTY CONSERVANCY	C/O:	KATE GONICK	ADDRESS:	100 WEST BRAD AVENUE	LANCASTER, PA 17603	TELEPHONE:	717-392-7881
OWNER	NAME:	SUSQUEHANNA RESOURCES	C/O:	SUSQUEHANNA CAPITAL - LUCY KNUSELY	ADDRESS:	PO BOX 20099	YORK, PA 17402	TELEPHONE:	717-578-1316

OWNER/EQUITABLE OWNER-SUBDIVIDER	NAME:	LANCASTER COUNTY CONSERVANCY	C/O:	KATE GONICK	ADDRESS:	100 WEST BRAD AVENUE	LANCASTER, PA 17603	TELEPHONE:	717-392-7881
OWNER	NAME:	SUSQUEHANNA RESOURCES	C/O:	SUSQUEHANNA CAPITAL - LUCY KNUSELY	ADDRESS:	PO BOX 20099	YORK, PA 17402	TELEPHONE:	717-578-1316

32 Mount Joy Street
Mount Joy, PA 17552
Ph: (717) 653-5308
www.dgohn.com

dc gohn Associates, Inc.
Surveyors - Engineers - Landscape Architects

PROJECT NO.:	3607-20
DATE:	MARCH 15, 2023
DRAWN BY:	CRG/GRN
CHECKED BY:	JDH
SCALE:	1"=200'
	200 0 100 200 SCALE IN FEET

EXISTING CONDITIONS
FINAL SUBDIVISION AND LOT ADD-ON PLAN
FOR
LANCASTER COUNTY CONSERVANCY
AND
SUSQUEHANNA RESOURCES
HELLAM TOWNSHIP
YORK COUNTY, PENNSYLVANIA

DRAWING #: CG-4002
SHEET #: 5 OF 11

LOT AREA CALCULATIONS

PARCEL 26A

1,549,943.31 SQ.FT. OR 35.58 ACRES = EXISTING PARCEL 26A
 - 147,264.90 SQ.FT. OR 3.38 ACRES = TRACT 1
 1,402,678.41 SQ.FT. OR 32.20 ACRES = RESULTANT PARCEL 26A

PARCEL 30

5,458,831.39 SQ.FT. OR 125.32 ACRES = EXISTING PARCEL 30
 - 24,450.74 SQ.FT. OR 0.56 ACRES = TRACT 2
 5,434,380.65 SQ.FT. OR 124.76 ACRES = RESULTANT PARCEL 30

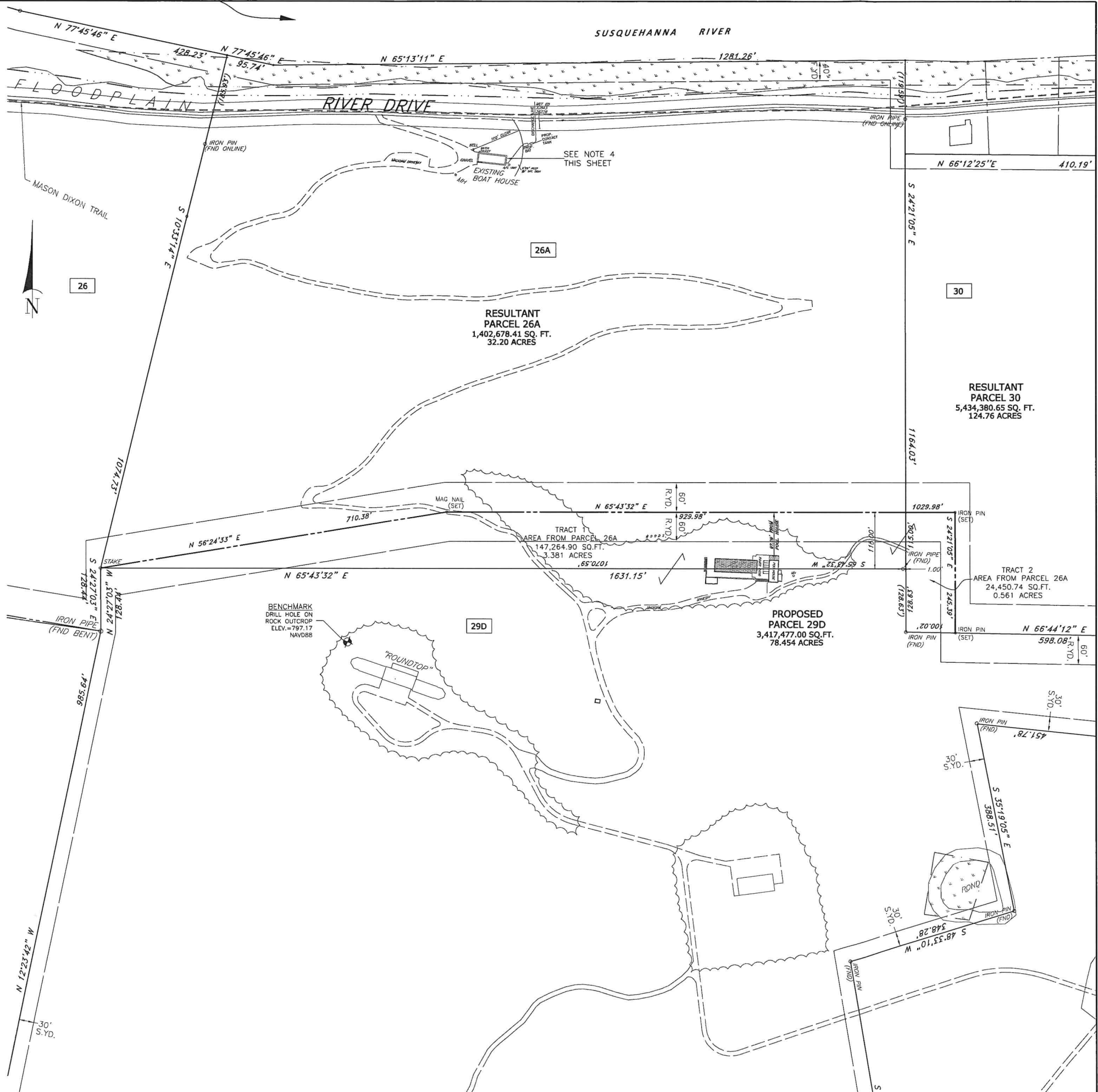
PARCEL 29D

3,245,761.36 SQ.FT. OR 74.51 ACRES = EXISTING PARCEL 29D
 + 147,264.90 SQ.FT. OR 3.38 ACRES = TRACT 1
 + 24,450.74 SQ.FT. OR 0.56 ACRES = TRACT 2
 3,417,477.00 SQ.FT. OR 78.45 ACRES = PROPOSED PARCEL 29D

**SUBDIVISION AREA
 DETAIL**
 SCALE: 1"=100'

NOTE:

1. RESULTANT PARCEL 26A TO BE COMBINED WITH EXISTING PARCELS 15A, 15B, 15C, 26, 30, 63 TRACT 3, AND GORE AREA TO CREATE LANDS BEING ACQUIRED BY THE LANCASTER COUNTY CONSERVANCY.
2. RESULTANT PARCEL 29D TO REMAIN UNDER OWNERSHIP OF SUSQUEHANNA RESOURCES.
3. THE PURPOSE OF THE AFOREMENTIONED SUBDIVISION BETWEEN PARCELS 26A, 29D, AND PARCEL 30 IS TO RESOLVE ENCRoACHMENT OF THE EXISTING POOL AND POOL HOUSE ON PARCEL 26A ALLOWING THE POOL AND POOL-HOUSE TO REMAIN ON PARCEL 29D WITH THE EXISTING DWELLING.
4. THE RESULTANT LANDS BEING OBTAINED BY THE LANCASTER COUNTY CONSERVANCY ARE TO RETAIN 2 DEVELOPMENT RIGHTS WITH THE SOLE PURPOSE OF CREATING A FUTURE 10 ACRE LOT SUBDIVIDING THE EXISTING BOATHOUSE LOCATED ALONG RIVER DRIVE AND DEVELOPING A PARKING AREA FOR HIKING TRAILS. ALL OTHER REMAINING DEVELOPMENT RIGHTS ARE TO BE FORFEITED IN FAVOR OF CONSERVATION.
5. LANDS OWNED BY SUSQUEHANNA RESOURCES, PARCEL 29D, WILL RETAIN THE EXISTING 3 DEVELOPMENT RIGHTS AS DETERMINED BY CALCULATION PRIOR TO SUBDIVISION.



NO.	REVISIONS	DATE

OWNER/EQUITABLE OWNER-SUBDIVIDER
 NAME: LANCASTER COUNTY CONSERVANCY
 ADDRESS: 117 SOUTH WEST BEND AVENUE
 LANCASTER, PA 17603
 TELEPHONE: 717-392-7891
OWNER
 NAME: SUSQUEHANNA RESOURCES
 SUSQUEHANNA CAPITAL - LUCY KNISELEY
 C/O: PO BOX 20099
 YORK, PA 17402
 TELEPHONE: 717-378-1316

dc gohn Associates, Inc.
 Surveyors - Engineers - Landscape Architects
 32 Mount Joy Street
 Mount Joy, PA 17552
 Ph: (717) 653-5308
 www.dgoinn.com

dc gohn Associates, Inc.
 Surveyors - Engineers - Landscape Architects

PROJECT NO.: 3607-20
 DATE: MARCH 15, 2023
 DRAWN BY: CRG/GRN
 CHECKED BY: JDH
 SCALE: 1"=100'
 100 0 50 100
 SCALE IN FEET

**PROPOSED SUBDIVISION PLAN
 FINAL SUBDIVISION AND LOT ADD-ON PLAN
 FOR
 LANCASTER COUNTY CONSERVANCY
 AND
 SUSQUEHANNA RESOURCES
 HELHAM TOWNSHIP
 YORK COUNTY, PENNSYLVANIA**
 DRAWING #: CG-4002
 SHEET #: 10 OF 11

FILENAME: P:\3607\3607-20\CADD\Susquehanna Resources-LCC Lot Line Cons. Plan.dwg
 PLOTTED: July 26, 2023 @ 10:33AM
 XREFS:

Final Plan Approval Statement

At a meeting on _____, 2023, the Board of Supervisors of the Township of Hellam approved this project, based upon its conformity with the standards of the Hellam Township Subdivision and Land Development Ordinance, and all conditions of approval have been met. This approval included the complete set of plans/reports which are filed with the Township and available for public review.

Hellam Township Board of Supervisors

Chairman or Designee _____

Attest: _____
 Hellam Township Secretary

Planning Commission Review Statement

At a meeting on _____, 2023, the Hellam Township Planning Commission reviewed this plan.

Hellam Township Planning Commission

Chair or Designee _____

Township Engineer's Review Statement

The Hellam Township Engineer reviewed this plan on _____

Hellam Township Engineer

PLOTTED: July 26, 2023 @ 10:32AM

Planning Commission Review Statement

At a meeting on _____, 2023, the Hellam Township Planning Commission reviewed this plan.

Hellam Township Planning Commission

Chair or Designee

Final Plan Approval Statement

At a meeting on _____, 2023, the Board of Supervisors of the Township of Hellam approved this project, based upon its conformity with the standards of the Hellam Township Subdivision and Land Development Ordinance, and all conditions of approval have been met. This approval included the complete set of plans/reports which are filed with the Township and available for public review.

Hellam Township Board of Supervisors

Chairman or Designee

Attest: Hellam Township Secretary

Township Engineer's Review Statement

The Hellam Township Engineer reviewed this plan on _____.

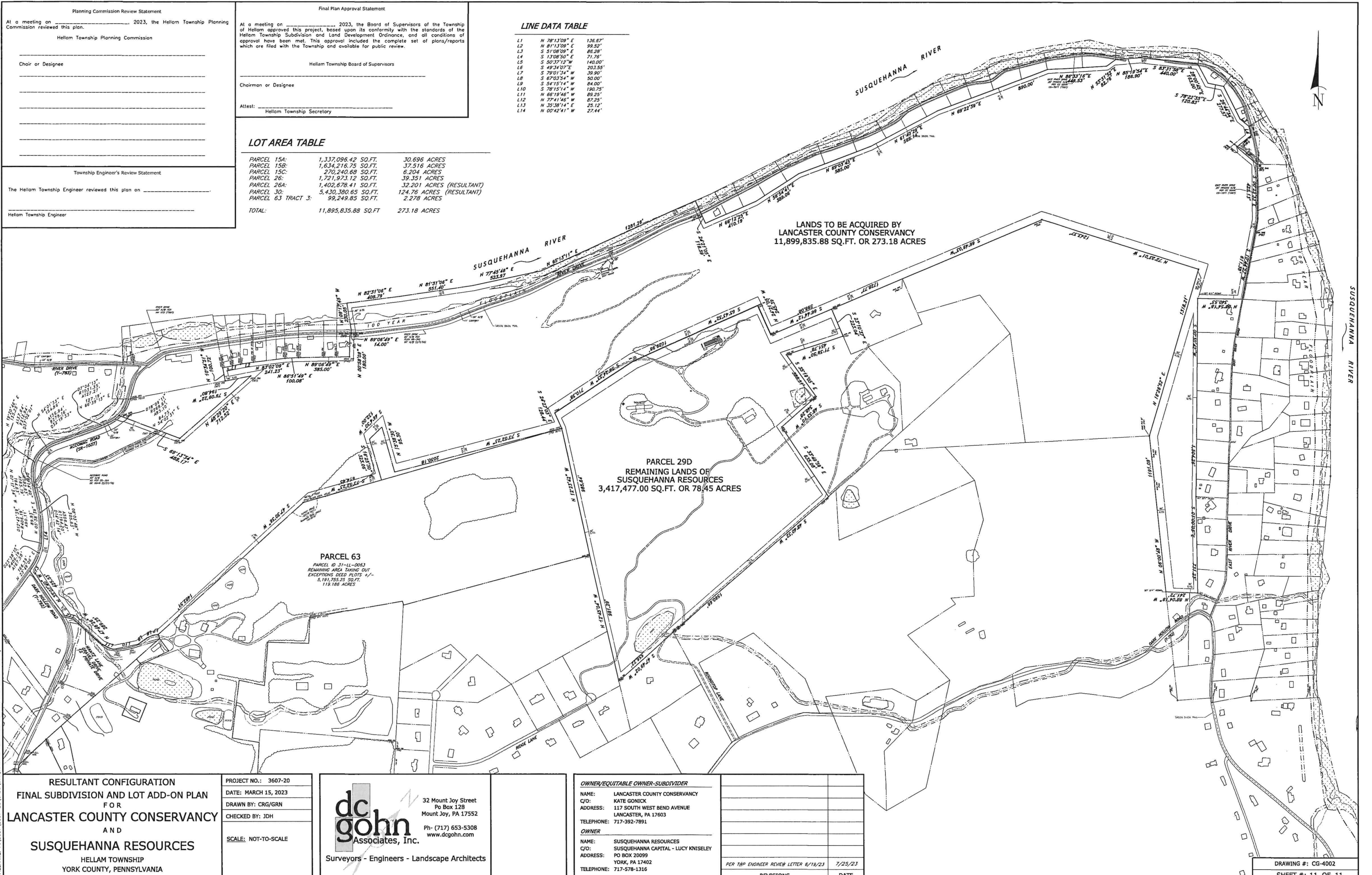
Hellam Township Engineer

LINE DATA TABLE

L1	N 78°13'09" E	136.87'
L2	N 81°13'09" E	99.52'
L3	S 51°08'09" E	86.28'
L4	S 13°08'50" E	71.76'
L5	S 50°37'12" W	140.00'
L6	S 49°34'07" E	203.55'
L7	S 79°01'34" W	39.90'
L8	S 67°03'54" W	50.00'
L9	S 54°15'14" W	84.00'
L10	S 78°15'14" W	190.75'
L11	N 66°19'46" W	89.25'
L12	N 77°41'46" W	87.25'
L13	N 35°38'14" E	25.12'
L14	N 00°42'41" W	27.44'

LOT AREA TABLE

PARCEL 15A:	1,337,096.42 SQ.FT.	30.696 ACRES
PARCEL 15B:	1,634,216.75 SQ.FT.	37.516 ACRES
PARCEL 15C:	270,240.68 SQ.FT.	6.204 ACRES
PARCEL 26:	1,721,973.12 SQ.FT.	39.351 ACRES
PARCEL 26A:	1,402,678.41 SQ.FT.	32.201 ACRES (RESULTANT)
PARCEL 30:	5,430,380.65 SQ.FT.	124.76 ACRES (RESULTANT)
PARCEL 63 TRACT 3:	99,249.85 SQ.FT.	2.278 ACRES
TOTAL:	11,895,835.88 SQ.FT.	273.18 ACRES



RESULTANT CONFIGURATION
FINAL SUBDIVISION AND LOT ADD-ON PLAN
 FOR
LANCASTER COUNTY CONSERVANCY
 AND
SUSQUEHANNA RESOURCES
 HELLAM TOWNSHIP
 YORK COUNTY, PENNSYLVANIA

PROJECT NO.: 3607-20
 DATE: MARCH 15, 2023
 DRAWN BY: CRG/GRN
 CHECKED BY: JDH
 SCALE: NOT-TO-SCALE

dc gohn
 Associates, Inc.
 Surveyors - Engineers - Landscape Architects

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OWNER/EQUITABLE OWNER-SUBDIVIDER

NAME:	LANCASTER COUNTY CONSERVANCY
C/O:	KATE GONICK
ADDRESS:	117 SOUTH WEST BEND AVENUE LANCASTER, PA 17603
TELEPHONE:	717-392-7891

OWNER

NAME:	SUSQUEHANNA RESOURCES
C/O:	SUSQUEHANNA CAPITAL - LUCY KNISELEY
ADDRESS:	PO BOX 20099 YORK, PA 17402
TELEPHONE:	717-578-1316

PER TWP ENGINEER REVIEW LETTER 8/19/23	7/25/23
REVISIONS	DATE