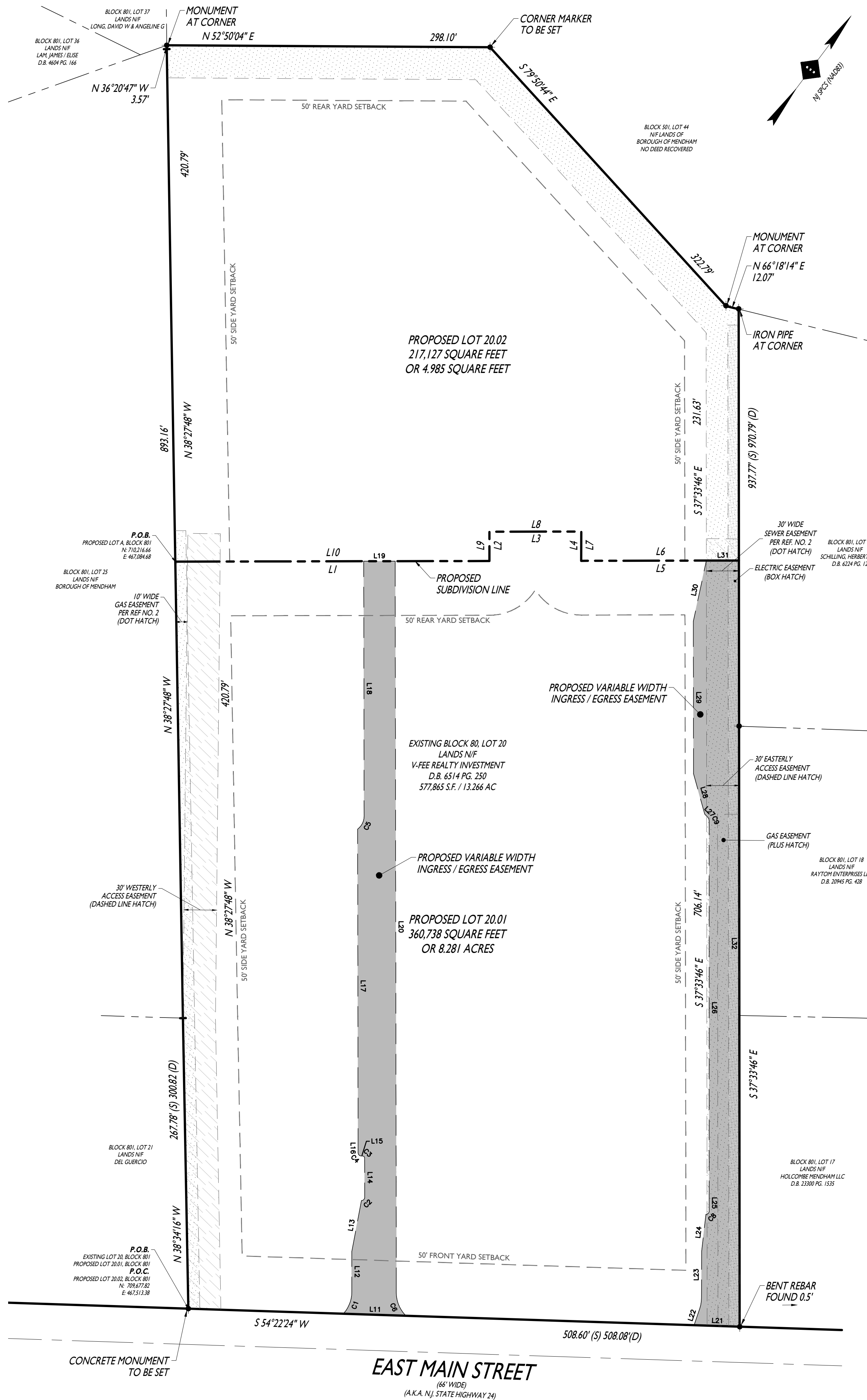


NOTARY PUBLIC DATE

LINE	BEARING	DISTANCE
L11	N 54°22'24" E	57.56
L12	S 37°35'35" E	37.09
L13	N 26°45'41" W	47.84
L14	N 37°35'35" W	36.15
L15	N 52°24'25" E	0.99
L16	S 37°35'35" E	8.35
L17	S 37°35'35" E	289.25
L18	S 37°35'29" E	234.92
L19	S 52°23'01" W	29.00
L20	N 37°35'35" W	67.25
L21	N 54°22'24" E	46.03
L22	S 37°35'35" E	37.09
L23	N 37°19'13" W	44.44
L24	S 50°52'20" E	33.98
L25	N 37°40'14" W	14.99
L26	S 37°30'16" E	3.64
L27	S 82°29'32" E	3.62
L28	N 55°58'51" W	15.55
L29	S 37°35'35" E	140.53
L30	S 25°22'30" E	57.30
L31	S 52°23'01" E	30.00
L32	S 37°33'46" E	706.15

1. BEARINGS ARE REFERENCED TO THE NEW JERSEY STATE PLANE COORDINATE SYSTEM (NAD83), ESTABLISHED VIA RTK GPS OBSERVATIONS.
2. THE EXISTING FEATURES AND BOUNDARY SHOWN HEREON ARE BASED ON PLAN REFERENCE #6.

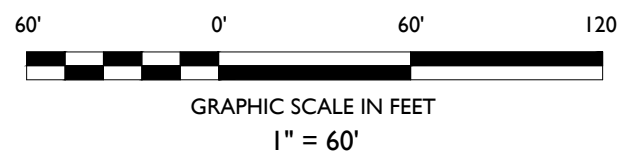


(EN) EXISTING NON-CONFORMITY
(F) VERTICAL DISTANCE TO THE TOP OF THE HIGHEST POINT OF THE BUILDING MEASURED FROM THE AVERAGE ELEVATION OF THE PROPOSED FINISHED GRADE AT EACH CORNER OF THE BUILDING NEXT TO THE FOUNDATION (AVERAGE GRADE = 542.38 FT)
(F)(1) PER 215-748(b), THE TRACT MUST BE SUBDIVIDED WITH APPROPRIATE ACCESS AND MAINTENANCE AGREEMENTS
(F)(2) PER 215-748(d)(2), IF SUBDIVIDED, THE IMPERVIOUS COVERAGE MAY BE CALCULATED BASED UPON THE LOT AREA OF THE ENTIRE TRACT

BOROUGH OF MENDHAM 200 th PROPERTY OWNERS LIST			
BLOCK	LOT	OWNER	OWNER'S ADDRESS
2701	1	UNITED STATES POSTAL SERVICE	3304 S 8th Ave. New York, NY 10006
2701	10	CPI MENDHAM I LLC / ET AL'S	195 NORTH ST. STE. 100 TETERBORO, NJ 07608
2701	2	PROVIDENT BANK	P.O. BOX 36558 CHARLOTTE, NC 28236
2701	5-25H	MARINO, ROBERT J	PO BOX 494, MENDHAM, NJ 07945
2701	5-26J	ICONIC MEDICAL & WELLNESS CENTERS	48 KAHANA ROAD, MOBISTOWN, NJ 07960
2701	5-27J	PHARMACARE INC	PO BOX 452 LEDGEWOOD, NJ 07852
2701	5-28J	PHARMACARE INC	PO BOX 452 LEDGEWOOD, NJ 07852
2701	5-29J	PHARMACARE INC	PO BOX 452 LEDGEWOOD, NJ 07852
501	44	BOROUGH OF MENDHAM	2 W MAIN STREET, MENDHAM, NJ 07945
801	16	HOWARD, MARY	153 OLD STAGECOACH RD, GILBERT, PA 18322
801	17	HOLCOMBE MENDHAM, LLC	805 THIRD AVE, 18 TH FLOOR NEW YORK, NY 10022
801	18	RAYTON ENTERPRISES LLC	96 E MAIN STREET, MENDHAM, NJ 07945
801	19	SCHILLING, HERBERT H JUNIOR	120 MIDDLEBROOK ROAD, LIVINGSTON, NJ 07039
801	20	V-FE-REALTY INVESTMENT LLC	130 RT. 10 WHIPPANY, NJ 07981
20-TO101		PHONIX TOWER INTERNATIONAL CO	PO BOX 460667, DEPT 100-HOUSTON, TX 77056
801	21	VAZQUEZ, DAVID/ SWANSON, BRANDY	11 GUNTHER ST MENDHAM, NJ 07945
801	22	MENDHAM VILLAGE PROPERTIES LLC	PO BOX 198 IRONIA, NJ 07845
801	23	MENDHAM VILLAGE PROPERTIES LLC	PO BOX 198 IRONIA, NJ 07845
801	25	BOROUGH OF MENDHAM	2 W MAIN STREET, MENDHAM, NJ 07945
801	36	LAM, JAMES/ESIE	27 DEAN ROAD, MENDHAM, NJ 07945
801	37	LONG, DAVID D & ANGELINE G	27 DEAN ROAD, MENDHAM, NJ 07945

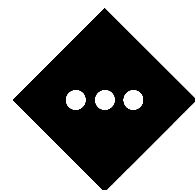


Know what's **below**
Call before you dig.



SOURCE: GOOGLE MAPS

VICINITY MAP
NOT TO SCALE



MAJOR SUBDIVISION PLAN

MAJOR SUBDIVISION PLAN

MAP OF:

**TAX MAP BLOCK 801 LOT 20
84 - 86 - 88 EAST MAIN STREET
BOROUGH OF MENDHAM
COUNTY OF MORRIS, STATE OF NEW JERSEY**

I	03/19/26	MW	MW	04/03/25	GY	FOR ISSUE
ISSUE	DATE	DRAFT BY	CHECK BY	FIELD DATE	FIELD CREW	DESCRIPTION

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP AND LAND SURVEY DATED MARCH 19, 2026 MEETS THE MINIMUM SURVEY DETAIL REQUIREMENTS, WITH OUTBOUND CORNERS MARKED, AS PROMULGATED BY THE STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND HAS BEEN MADE UNDER MY SUPERVISION, AND COMPLIES WITH THE PROVISIONS OF "THE MAP FILING LAW" AND THAT THE OUTBOUND CORNER MARKERS AS SHOWN HAVE BEEN FOUND, OR SET.

THE FIELDWORK WAS COMPLETED ON APRIL 03, 2025

DATE OF PLAT OR MAP: MARCH 19, 2026

MICHAEL WOLFE

NEW JERSEY LAND SURVEYOR No. 24GS04325400
 LICENSED PROFESSIONAL LAND SURVEYOR
 NEW JERSEY CERTIFICATE OF AUTHORIZATION No. 24GA28184500

SCALE: 1" = 60' **PROJECT ID:** RUT-200218 **SHEET:** 1 OF 1