



SOIL SYMBOL	SOIL DESCRIPTION	PRIME FARM LAND
Ad	ALDEN MUCKY SILT LOAM	NO
BaB	BATH CHANNERY SILT LOAM, 3-8% SLOPE	YES
BnC	BENSON-ROCK OUTCROP COMPLEX, 8-25% SLOPE	NO
CmA	CHIPPENAW AND NORWICH SILT LOAMS, 0-5% SLOPE	NO
MbB	MARDIN CHANNERY SILT LOAM, 3-8% SLOPE	YES
Mp	MUCKY PEAT, DEEP	NO

REVISIONS

AUTHORIZED USE:

RECORD PLAN

RHR HESS
A DIVISION OF **UTRS**

Civil Engineers • Environmental Engineers • Surveyors
112 North Carroll Street, East Strasburg, Pa. 16930
Tel: 717.575.1550 Fax: 717.575.1551
Website: www.rhrhess.com Email: info@rhrhess.com

FINAL MINOR SUBDIVISION PLAN FOR LANDS OF THE ESTATE OF NANCY MICHAEL SHUKAITIS ALICE NANCY SHUKAITIS OLENICK, EXECUTRIX

6077 FRANKLIN HILL ROAD, EAST STRASBURG, PA 16930
104 (DP 16-7312-00-81-1310) (16.7.2.23-1)
MONROE COUNTY, PA
SMITHFIELD TOWNSHIP

DATE	BY	REVISION
11/25/2024	AMR	1
10/5/2025	AMR	2

PROJECT FILE NO: 10157.005
DATE: 11/25/2024
SCALE: 1"=50'
DRAWN BY: AMR
CHECKED BY: AMR
DATE: 11/25/2024

ALL DOCUMENTS PREPARED BY RHR HESS, A DIVISION OF UTRS, INC. ARE INSTRUMENTS OF SERVICE WITH RESPECT TO THE PROJECT. THEY ARE NOT INTENDED OR REPRESENTED TO BE SUITABLE FOR REUSE BY OWNER OR OTHERS ON EXTENSIONS OF THE PROJECT OR ON ANY OTHER PROJECT. ANY REUSE WITHOUT WRITTEN VERIFICATION OR ADAPTATION BY RHR HESS, A DIVISION OF UTRS, INC. IS PROHIBITED. THE USER ASSUMES ALL LIABILITY FOR ANY AND ALL EXPENSES ARISING OUT OF OR RESULTING THEREFROM. THESE PLANS ARE FOR APPROVAL PURPOSES ONLY AND MAY NOT BE SUITABLE FOR CONSTRUCTION UNLESS SO NOTED. IF CONSTRUCTION IS UNDERTAKEN FROM PLANS NOT AUTHORIZED FOR CONSTRUCTION, THE OWNER ASSUMES ALL LIABILITY AND ANY EXPERIENCE PROBLEMS AND ADDITIONAL COSTS FOR CORRECTION OF THE PROJECT.

LEGEND

	PROPERTY LINE
	RIGHT OF WAY
	ADJOINING PROPERTY LINE
	EXISTING CONTOUR
	SLOPES 15 TO 25%
	SLOPES 25% AND GREATER
	EXISTING TREELINE
	EXISTING TREE
	EXISTING SIGN
	EXISTING STONE WALL
	EXISTING MAILBOX
	EXISTING UTILITY POLE
	EXISTING GUY WIRE
	EXISTING OVERHEAD UTILITY LINE
	EXISTING STORM SEWER (INLET, CULVERT, HEADWALL)
	EXISTING WETLANDS
	SOILS BOUNDARY & DESIGNATION
	GAS VENT
	CLEANOUT
	ELECTRIC METER
	TEST PIT
	PERCOLATION TEST
	WELL

- GENERAL NOTES:**
- OWNER/SUBDIVIDER: THE ESTATE OF NANCY MICHAEL SHUKAITIS ALICE NANCY SHUKAITIS OLENICK, EXECUTRIX PO BOX 2093 MARCO ISLAND, FL 34146
 - SOURCE OF TITLE: DEED BOOK 386 PG. 1110 WILL RECORDED APRIL 28, 2021 IN INSTRUMENT# 202114033 TAX ID PIN# 16-7312-00-81-1310 TAX CODE# 16.7.2.23-1
 - ZONING DISTRICT: RC
 - TOTAL AREA: 17.56 ACRES GROSS TOTAL NUMBER OF LOTS: 3
 - NO FLOOD HAZARD ZONES EXIST ON THE SUBJECT PROPERTY AS PER FEMA FIRM COMMUNITY PANEL NO. 42089C0294E DATED MAY 2, 2013.
 - PROPERTY BOUNDARIES ARE SHOWN PER D.B.V. 386 PG. 1110 AND P.B. 93 PG. 124 AND A FIELD SURVEY PERFORMED BY RHR HESS, A DIVISION OF UTRS, FROM JANUARY 2022 THROUGH NOVEMBER 2024 AND ARE BASED PARTLY ON THE FOLLOWING INFORMATION:
 - EXISTING PROPERTY CORNERS FOUND AND LOCATED.
 - EXISTING ROAD RIGHT OF WAYS.
 - ADJACENT DEEDS AND SURVEY MAPS.
 - NO SUBSURFACE OR ENVIRONMENTAL INVESTIGATIONS OR SURVEYS WERE MADE FOR THIS PLAN AND IT THEREFORE DOES NOT REFLECT THE CONDITIONS WHICH MAY BE REVEALED TO THIS PROPERTY THROUGH THESE ADDITIONAL SURVEYS.
 - TOPOGRAPHY SHOWN BASED ON AIRBORNE LIGHT DETECTION AND RANGING (LIDAR) SURVEYS PROVIDED BY PENNSYLVANIA SPATIAL DATA ACCESS (PASDA). LIDAR SURVEY BASED ON AERIAL PHOTOGRAPHY DATED 04-2008.
 - NO CHANGES SHALL BE MADE IN THE CONTOUR OF THE LAND AND NO GRADING OR EXCAVATION, REMOVAL NOR DESTRUCTION OF THE TOPSOIL, TREES OR OTHER VEGETATIVE COVER OF THE LAND SHALL BE COMMENCED UNTIL SUCH TIME THAT A PLAN FOR MINIMIZING EROSION AND SEDIMENTATION HAS BEEN SUBMITTED TO THE TOWNSHIP, MONROE COUNTY CONSERVATION DISTRICT AND/OR APPROVED BY THE BOARD OF SUPERVISORS. AT THIS TIME NO EARTH DISTURBANCE IS PROPOSED FOR THE PROPERTY.
 - WETLANDS BASED ON FINDINGS BY ECOLOGICAL ASSOCIATES, ENVIRONMENTAL CONSULTANTS, DATED MAY 16, 2022, AND LOCATED BY FIELD SURVEY BY RHR HESS, A DIVISION OF UTRS, INC.
 - NO NEIGHBORING WELLS OR SEWAGE DISPOSAL SYSTEMS EXIST WITHIN 100 FEET OF ANY EXISTING OR RESERVE SEPTIC AREAS ON THIS PROPERTY.
 - THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE REPORT. DEFECTS, LIENS, ENCUMBRANCES, ADVERSE CLAIMS, OR OTHER MATTERS CREATED MAY AFFECT THE PROPERTY AND THE SURVEY PERFORMED. NO CERTIFICATION OR GUARANTEE, EITHER IMPLIED OR STATED, IS MADE IF ANY OF THE ABOVE ARE FOUND TO BE TRUE.
 - THE LOCATIONS OF EXISTING ABOVE GROUND UTILITIES SHOWN ON THIS PLAN ARE BASED ON WHAT WAS OBSERVED AT THE TIME OF THE SURVEY. RHR HESS, A DIVISION OF UTRS DOES NOT GUARANTEE THAT ALL ABOVE GROUND UTILITIES ARE SHOWN ON THIS PLAN.
 - SUBSURFACE UTILITY LINES AND STRUCTURES WERE NOT LOCATED AS PART OF THIS SURVEY.

