

LOCATION MAP 1"=2000"

1. GENERAL SITE INFORMATION FOR TAX PARCEL 17—4—14
A. OWNER OF RECORD: __ EDGAR_V & SHARRON M. JODON
2025 HALFHOON WALLEY ROAD
PORT HALFLAY FOR AD
PORT HALFLAY FOR AD
2025 HALFLAY FOR AD

C. STE SIZE: 11.537 AC – 502,550 SF (PARENT TRACT)

D. STE LOCATION: 2925 HALFMOON VALLEY ROAD

E. ENSTING STE USE: AGRICULTURAL (HORSE PASTURE)

GENERAL SITE INFORMATION FOR TAX PARCEL 17—4—14E

B. DEED INFORMATION: DEED BOOK 405, PAGE 197
C. SITE SIZE: 17.170 AC — 747,907 SF (PARENT TRACT)
D. SITE LOCATION: 50 KMY TY LANE
E EVISTING SITE IS: DESIGNATAL

2. THE PURPOSE OF THIS PLAN IS TO SUBDIME A 1.375 AORE LOT OFF OF TAX PARCEL 17-004-014 OF OCERTA R RESIDENTIAL LOT AND TO ADD A LOT ADDITION TO BOTH THE NEWLY CREATE LOT AND THE LOCATED SETEMBLY PRACELS, AND SECONITY BOOK PROJETAN PARCEL 17-004-014. THIS THALL PROVIDE BOTH TAX PARCEL 17-004-014 AND TRACT 14-10 WITH FRONTAGE ON A PUBLIC ROAD. THE PROPOSED LOT MELL SEE ONE THE FOUR ALLOWED BOTH THE PROPOSED LOT MELL SEE ONE THE FOUR ALLOWED EXAMPLES.

SOIL LIMITS AND DESCRIPTIONS HAVE BEEN TAKEN FROM THE SOIL SURVEY OF CENTRE COUNTY DATED AUGUST, 1983.
 ZONING: A-1. AGRICULTURAL

SETBACKS: FRONT - 5 SIDE - 2

6. SOIL COVER ON THE SITE CONSISTS OF:

nB - ANDOVER CHANNERY SILT LOAM, 0%-8% SLOPES - MAJOR COMPONENTS HYDRIC

BKB — BERKS CHANNERY SILT LOAM, 3%—8% SLOPES — ADDITIONAL FARMLAND BKC — BERKS CHANNERY SILT LOAM, 8%—15% SLOPES — ADDITIONAL FARMLAND

PRIME FARMLAND

- INCLUSIONS OF HYDRIC COMPONENTS

BxD - BUCHANAN EXTREMELY STONY LOAM, 8%-25% SLOPES
- INCLUSIONS OF HYDRIC COMPONENTS

INCLUSIONS OF HYDRIC COMPONENTS
HSD — HAZELTON EXTREMELY STONY SANDY LOAM, MOD. STEE
HTF — HAZELTON-DEKALB ASSOCIATION, VERY STEEP
LoC — LAIDIG CHANNERY LOAM, 8%—15% SLOPES

ADDITIONAL FARMLAND
LOF - LAIDIG EXTREMELY STONY LOAM, STEEP
MUB - MURRILL CHANNERY SILT LOAM, 3%-8% SLOPES
- PRIME FARMLAND

CONTOUR LINES TAKEN FROM PASDA LIDAR.

THERE ARE NO WETLANDS ON THE SITE PER THE US FISH AND WILDLIFE SERVICE NATIONAL WETLANDS INVENTORY.

 BASED ON FEDERAL EMERGENCY MANAGEMENT AGENCY'S (FEMA) FLOOD INSURANCE RATE MAP FOR CENTRE COUNTY, PENNSYLVANIA AMP NUMBER 4022/TOOSIN WITH AN EFFECTIVE DATE OF MAY 4, 2009 AND MAP HUMBER 4202/TOOSIN WITH AN EFFECTIVE DATE OF MAY 4, 2009, THESE ARE NO MAPPED INCOMENT OF RODOPLAIN

SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH THE APPLICA NEPA STANDARDS.

 PennDOT HIGHWAY OCCUPANCY PERMIT #02027112 WAS ISSUED ON SEPTEMBER 10, 2020 FOR TRACT A1-IR OF THE PROPOSED SUBDIVISION.

12. THE DRIVEWAY SERVING THE NEMY CREATED LOT SHALL BE ACCESSIBLE BY FIRE DEPARTMENT APPARATUS BY WAY OF ANY APPROVED FIRE APPARATUS ACCESS ROAD WITH AN ASPHALT, CONCRETE OR OTHER APPARATUS ACCESS ROAD WITH AN ASPHALT, CONCRETE OR OTHER APPARATUS WEIGHING AT LEAST TS,OOD POUNDS.

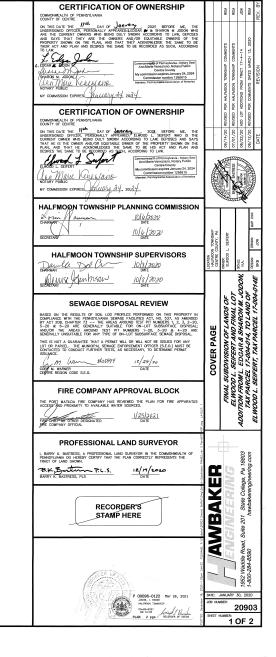
 THE NEWLY CREATED LOT MUST ACCESS DIRECTLY ONTO BECKWITH ROAD UNLESS KAY TY LANE IS BROUGHT UP TO PUBLIC ROADS STANDARDS.

 NO PRIVATE WATER SUPPLY WELLS WERE IDENTIFIED WITHIN 100 ANY AREA TESTED FOR ON-LOT SEWAGE DISPOSAL AT THE TIM TESTING AND SURVEYING.

17. THE AREAS LOCATED AROUND TIST PITS 2"-20, 5"-20 A: 6"-20 ARE
17. THE AREAS LOCATED AROUND TIST PITS 2"-20, 5"-20 A: 6"-20 ARE
WERE A SEMANG BED IS CONSTRUCTED ON ONE OF THESE SITS, THE
REMAINS REPER LOCADEST PIERA MAN TO BE DISTINGED. MORE
AREA LISTANCE FOR SEMANG PIPEPOSES MAY DOUBT. THIS INCLUDES
SEMANDE FOR SET TO THE PIERA DESCRIPTION OF DISTINGED FOR ANY
SEMANDE FOR SEMANG PIPEPOSES MAY DOUBT. THIS INCLUDES
SEMANDE FOR SEMANGE PIPEPOSES MAY DOUBT. THIS INCLUDES
SEMANDE FOR SEMANGE PIPEPOSES MAY DOUBT. THIS INCLUDES
SEMANDE FOR SEMANDE PIPEPOSES MAY DOUBT.

FINAL SUBDIVISION OF LANDS OF ELWOOD L. SEIFERT AND FINAL LOT ADDITION FROM L. EDGAR & SHARON M. JODON, TAX PARCEL 17-004-014, TO LANDS OF ELWOOD L. SEIFERT, TAX PARCEL 17-004-014E

HALFMOON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA



A. ELECTRIC

EST PENN POWER 800 CABIN HILL DRIVE GREENSBURG, PA 1560 (800) 255-3443

B. TELEPHONE

INDSTREAM 441 SCIENCE PARK ROAD STATE COLLEGE, PA 1680.

C. CABLE TELEVISION

1155 BENNER PIKE STATE COLLEGE, PA 1680 (800) 266–2278

F. WATER

PROPERTIES SERVED BY INDIVIDUAL ON-LOT SEWAGE SYSTEMS PROPERTIES SERVED BY INDIVIDUAL ON-LOT WATER WELLS

