

EXISTING LAND AREA:			
PARCEL A 124,929.27 S.F. 2.87 AC.	PARCEL B 47,111.97 S.F. 1.08 AC.	PARCEL C 767,913.04 S.F. 17.63 AC.	PARCEL D (EX LOT 1) 17,126,976.21 S.F. 393.18 AC.
RESIDUAL LOT 1 13,442,275.73 S.F. 308.59 AC.	EXISTING LOT 2 435,601.75 S.F. 10.00 AC.	MODIFIED LOT 1 17,562,577.96 S.F. 403.18 AC.	

**SUBDIVISION NOTE(S):**  
 1) The intent is to add Existing Lot 2 to Existing Lot 1, creating Modified Lot 1 (see sheet 2). Then subdivide Proposed Lot 3 (see sheet 3), Lot 4 and Lot 5 from Modified Lot 1 and create a future Dedicated 80' R.O.W. (see sheet 4) and a water line easement (see sheet 2).  
 2) No covenant(s) exist prior to this subdivision plan.  
 3) There are no Floodways or Flood Plains based on Federal Insurance Flood Mapping.  
 4) There will be a 80' Proposed R/W over Modified Lot 1 for access to Proposed Lots 3, 4 and 5. The R/W will be owned by the Owner(s) of Modified Lot 1 and the maintenance agreement shall be between the Owner(s) of Modified Lot 1 and Proposed Lots 3, 4 and 5. Once the 80' Proposed R/W is offered for dedication by the owner of Modified Lot 1 to Cresson Township and hereby accepted by Cresson Township, then this maintenance agreement will be null and voided.

**APPLICANT ADDRESS:**  
 NavTech, Inc.  
 314 W. Main Street  
 New Bloomfield, PA 17068

**OWNERS ADDRESS:**  
 The Commonwealth of Pennsylvania, acting by and through the Department of General Services, as successor to the General State Authority (pursuant to Act 45 of 1975)

Bradley J. Swartz, Chief  
 Real Estate Acquisitions and Dispositions Division  
 Department of General Services  
 Bureau of Real Estate  
 503 North Office Building  
 401 North Street  
 Harrisburg, PA 17120-0500  
 (717) 705-5764



**SITE LOCATION MAP**  
 1" = 2000'

I, the undersigned, BRADLEY J. SWARTZ, representative of the Department of General Services do hereby certify that I have approved said real estate in accordance with this plat.

*Bradley J. Swartz*  
 COMMONWEALTH OF PENNSYLVANIA  
 (Representative of Commonwealth of Pennsylvania)

This subdivision shall be known and designated as THE COMMONWEALTH OF PENNSYLVANIA SUBDIVISION. Building setback lines are hereby established as shown on this plat, between which lines and the property lines of the street, there shall be erected or maintained no building or structure.

COMMONWEALTH OF PENNSYLVANIA) SS:  
 COUNTY OF CAMBRIA)

On this, the 4th day of February, 2016 before me, the Notary, the undersigned officer, personally appeared BRADLEY J. SWARTZ, Chief of the Real Estate Acquisitions and Dispositions Division of the Department of General Services, located in the City of Harrisburg, County of Dauphin County, Pennsylvania known to me (or satisfactorily proven) to be the person described in the foregoing instrument, and acknowledged that he executed the same in the capacity therein stated and for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal. Witness my hand and seal this 4th day of February, 2016. My commission expires August 2, 2018

*Melisa S. Fleisher*  
 NOTARY PUBLIC  
 COMMONWEALTH OF PENNSYLVANIA  
 NOTARIAL SEAL  
 Melisa S. Fleisher, Notary Public  
 City of Harrisburg, Dauphin County  
 My Commission Expires August 02, 2018

COMMONWEALTH OF PENNSYLVANIA)  
 COUNTY OF CAMBRIA)

Recorded in the Recorder's Office for the recording of deeds, plan, etc., in said county in Instrument No. Given under my hand and seal this 8th day of FEBRUARY, 2016.

*Ray Wendekier*  
 RECORDER  
 Cambria County, PA  
 I certify this instrument was filed on 02/08/2016 11:40:00 AM and recorded in Plats Book 11 at pages 89 File Number 2016-00001420 Ray Wendekier - Recorder of Deeds by

Approved by the Board of Supervisors of Cresson Township, this 14th day of January, 2016.

ATTEST:  
*Scott R. Dancy*  
 SECRETARY  
*Scott R. Dancy*  
 CHAIRMAN

I, Roger C. Watson, hereby certify that I am a registered Land Surveyor, in compliance with the laws of the Commonwealth of Pennsylvania; that this plat correctly represents a survey completed by me on 1-12-16 and that all monuments shown thereon actually exist and that their location, size, type and material are accurately shown.

*Roger C. Watson* 2-2-16 SU-048507-E  
 ROGER C. WATSON, PLS DATE REGISTRATION NO.

Reviewed by the Cambria County Planning Commission this 6th day of February, 2016.  
*[Signature]*  
 DIRECTOR

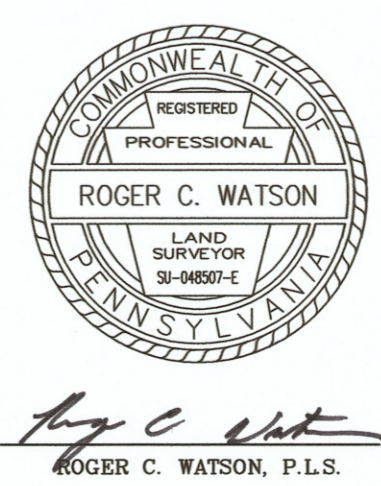
- 1 Commonwealth of Pennsylvania DB 223 PG 620 TM# 16-004-100.000
- 2 Todd J. Morchesky DB 1612 PG 758 No. 6 TM# 16-005.112.000
- 3 Gregory B. & Mary Lou Lundberg DB 1466 PG 672 TM# 16-005.-111.000
- 4 Township Of Cresson DB 1281 PG 1104 Parcel 2 TM# 16-005.-141.000
- 5 Township of Cresson DB 1281 PG 1104 Parcel 1 TM# 16-005.-141.000
- 6 Verna Ruth Murray & Jerome Albert Murray (Deceased) DB 574 PG 1 TM# Missing from Tax Records
- 7 Francis McCloskey DB 476 PG 240 TM# Missing from Tax Records
- 8 Alice Adelsberger Heirs DB 586 PG 236 TM# Missing from Tax Records
- 9 Gerald Neugebauer DB 985 PG 536 TM# 16-015.-107.000
- 10 Gerald Neugebauer DB 643 PG 276 TM# 16-015.-108.000
- 11 Scott A. Meredith DB 1696 PG 126 No.1 TM# 16-015.-106.001
- 12 Barbara J. Adelsberg DB 2366 PG 631 TM# 16-015.-105.001
- 13 Thomas F. & Rose M. Risban DB 1134 PG 696 TM# 16-015.-105.000
- 14 Brian M. & Cynthia M. Lundberg Deed Book 1353 Page #49 16-015.-104.000
- 15 Andrea D. Hines & James A. Gigliotti DB 1488 PG 54 TM# 16-015.-103.000
- 16 Francis J. Eger DB 528 PG 161 TM# 16-015.-102.000
- 17 The Baker Family Trust DB 2402 PG 381 TM# 16-015.-101.000
- 18 Gary & Catherine Eger DB 943 PG 615 TM# 16-015.-100.000
- 19 Pennsylvania Electric Co. DB 378 PG 114 TM# 16-003.-105.001
- 20 Cresson Cemetery Association DB 131 PG 463 TM# 16-003.-112.000
- 21 The Peoples Natural Gas Company DB 1093 PG 880 TM# 16-003.-112.001
- 22 United States of America DB 845 PG 287 No. 301-1 TM# 16-003.-109.000
- 23 United States of America DB 845 PG 287 No. 301-2 TM# 16-003.-109.000
- 24 Andrew Carnegie DB 222 PG 265 TM# (No Tax ID, Title was Never Transferred to Commonwealth)
- 25 United States of America DB 845 PG 471 NO. 303-2 TM# 16-003.-113.000
- 26 United States of America DB 845 PG 471 No. 303-1 TM# 16-003.-113.000
- 27 United States of America DB 863 PG 143 Tract #326 TM# 16-003.-104.005
- 28 United States of America DB 1076 PG 946 Tract #102-03 TM# 16-003.-104.004
- 29 Township of Cresson DB 2545 PG 146 Tract No. 2 TM# 16-003.-107.000
- 30 Township of Cresson DB 2545 PG 146 Tract No. 1 TM# 16-003.-107.000
- 31 Township of Cresson DB 2545 PG 146 Tract No. 3 TM# 16-003.-107.000
- 32 Cresson Ridge Inc. DB 984 PG 463 TM# 16-003.-104.000
- 33 Michael Nagle DB 1261 PG 1063 Tract No. 2 TM# 16-003.-104.002
- 34 Michael Nagle DB 1261 PG 1063 Tract No. 1 TM# 16-003.-104.002
- 35 United States of America DB 845 PG 471 No. 303-1 TM# 16-003.-113.000
- 36 The United States of America DB 845 PG 287 Tract No. ? TM# 13-15-1
- 37 The United States of America DB 845 PG 287 Tract No. 310-1 TM# 13-15-1
- 38 Todd J. Morchesky DB 1410 PG 12 TM# 13-13-1-A Blair County

All utilities that are not shown on Modified Lot 1 shall have a 15' easement on either side of the center line of said utility for a total of 30'. This will cover the utilities that may be outside of the Proposed Dedication of an 80' right-of-way for a Township Road.

**LEGEND:**

---	EX ADJOINER LINE
---	EX PROPERTY LINE
---	EX. ZONE BOUNDARY
---	EX. RIGHT-OF-WAY LINE
---	PR. PROPERTY LINE
---	EX. OWNER LABEL

DATE: DECEMBER 22, 2015  
 SCALE: 1" = 400'  
 DRAWN BY: K.R.R.  
 CHECKED BY: R.C.W.  
 PROJECT NO: 15182  
 DRAWING NO: SHEET 1  
 REVISION DATE(S):  
 02/02/2016 DGS



Final Subdivision/Lot Addition/Street Dedication Plan  
 For the Lands Of  
 COMMONWEALTH OF PENNSYLVANIA  
 MUNICIPALITY: CRESSON TWP/JUNIATA TWP COUNTY: CAMBRIA/BLAIR



PREPARED FOR:  
 DGS  
 18TH & HERR STREETS, ROOM 201  
 HARRISBURG, PA 17125  
 PHONE: 717-787-7519



CALL BEFORE YOU DIG!  
 PENNSYLVANIA LAW REQUIRES  
 3 WORKING DAYS NOTICE FOR  
 CONSTRUCTION PHASE AND 10 WORKING  
 DAYS IN DESIGN STAGE-STOP CALL  
 Pennsylvania One Call System, Inc.

Requires owner/contractor insure utility companies are notified to verify exact locations of all utilities, right of ways before any excavation/fill on this site.

This plan is for the subdivision of the Department of General Services of the Commonwealth of Pennsylvania. The Department of General Services does hereby adopt this as its plan of property, situate in Cresson Township, Cambria County and Juniata Township, Blair County, Pennsylvania. The Department of General Services will dedicate any streets noted for dedication upon passage of enabling legislation by the Pennsylvania General Assembly through a subsequent deed of dedication to Cresson Township.

In witness whereof, I hereunto set my hand and seal this 4th day of February, 2016.

ATTEST: *Melisa S. Fleisher*  
 NOTARY PUBLIC  
*Bradley J. Swartz*  
 OWNER(S) COMMONWEALTH OF PENNSYLVANIA

