

EAST GOSHEN TOWNSHIP

CHESTER COUNTY, PENNSYLVANIA

RESOLUTION NO. 2018-176

WHEREAS, the Township has developed a master plan for a multimodal trail (the "Trail") to be constructed along Paoli Pike from Airport Road to Line Road (the "Trail Project"); and

WHEREAS, portions of the Trail will be constructed within areas of right-of-way of Paoli Pike and Boot Road and areas of easements which the Township intends to acquire from owners of various parcels of real property along Paoli Pike and Boot Road; and

WHEREAS, the Township's engineering consultant, McMahon Associates, Inc., has prepared the attached right of way plans titled, "Drawings Authorizing Acquisition of Right of Way for State Route 2014" consisting of 13 sheets, (the "Right of Way Plans") which must be approved by the Pennsylvania Department of Transportation ("PennDOT") before the Township may negotiate to acquire the necessary easements for construction, maintenance and installation of the Trail; and

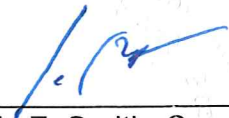
WHEREAS, before PennDOT can approve the Right of Way Plans, they must be approved and signed by the Board of Supervisors;

NOW THEREFORE, BE IT RESOLVED by the Board of Supervisors of East Goshen Township as follows:

The Township approves the Right of Way Plans and authorizes the Chairman of the Board of Supervisors to sign the same prior to submission to PennDOT.


RESOLVED this 16<sup>th</sup> day of January, 2018.

ATTEST:

  
\_\_\_\_\_  
Louis F. Smith, Secretary

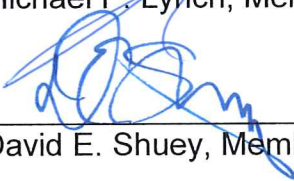
**EAST GOSHEN TOWNSHIP  
BOARD OF SUPERVISORS**

  
\_\_\_\_\_  
E. Martin Shane, Chairman

  
\_\_\_\_\_  
Carmen R. Battavio, Vice-Chairman

  
\_\_\_\_\_  
Janet L. Emanuel, Member

  
\_\_\_\_\_  
Michael P. Lynch, Member

  
\_\_\_\_\_  
David E. Shuey, Member

DISTRICT	COUNTY	TOWNSHIP	BOROUGH	ROUTE	SECTION	TOTAL SHEETS
6-0	CHESTER	EAST GOSHEN		2014	PPT R/W	13

SEGMENT C  
 SEGMENTS D&E  
 MPMS NO.: 107176  
 MPMS NO.: 107630

# EAST GOSHEN TOWNSHIP DRAWINGS AUTHORIZING ACQUISITION OF RIGHT-OF-WAY FOR

STATE ROUTE 2014 SECTION PPT R/W  
 IN CHESTER COUNTY

FROM STA 1129+67.66 TO STA 1173+04.86 LENGTH 3,319.40 FT 0.629 MI  
 FROM SEG 0050 OFFSET 2058 TO SEG 0060 OFFSET 2768

THIS PLAN PREPARED PURSUANT TO SECTION 2003(a) OF THE ADMINISTRATIVE CODE AS  
 AMENDED BY SECTION 302(b)(3) AND SECTION 302(b)(3) OF THE EMINENT DOMAIN  
 CODE, 26 P.S., SECTION 302(b)(3).





HORIZONTAL

DESIGN DESIGNATION	COMMUNITY ARTERIAL (SUBURBAN CORRIDOR)	11,280 (2019)
	DESIGN YEAR ADT	16,238 (2040)
DESIGN SPEED	40 MPH	1,786
PAYEMENT WIDTH	25'-50'	55%

COMMONWEALTH OF PENNSYLVANIA  
 COUNTY OF CHESTER  
 BEFORE ME, A NOTARY PUBLIC, PERSONALLY CAME  
 SATISFACTORILY PROVEN TO BE THE PERSON WHO  
 HAS BEEN AUTHORIZED BY WRITTEN DELEGATION  
 WITNESS THE SIGNATURE OF THE BOARD OF  
 SUPERVISORS CHAIR, OR PLANS AUTHORIZING  
 OF THE TOWNSHIP,  
 AND AS SUCH AUTHORIZED REPRESENTATIVE,  
 ACKNOWLEDGED THE WITHIN PLAN, COMPRISING  
 13 SHEETS, TO BE AN OFFICIAL PLAN OF THE  
 TOWNSHIP AND DESIRED THAT THE SAME BE  
 RECORDED AS SUCH.  
 WITNESS MY HAND AND NOTARIAL SEAL

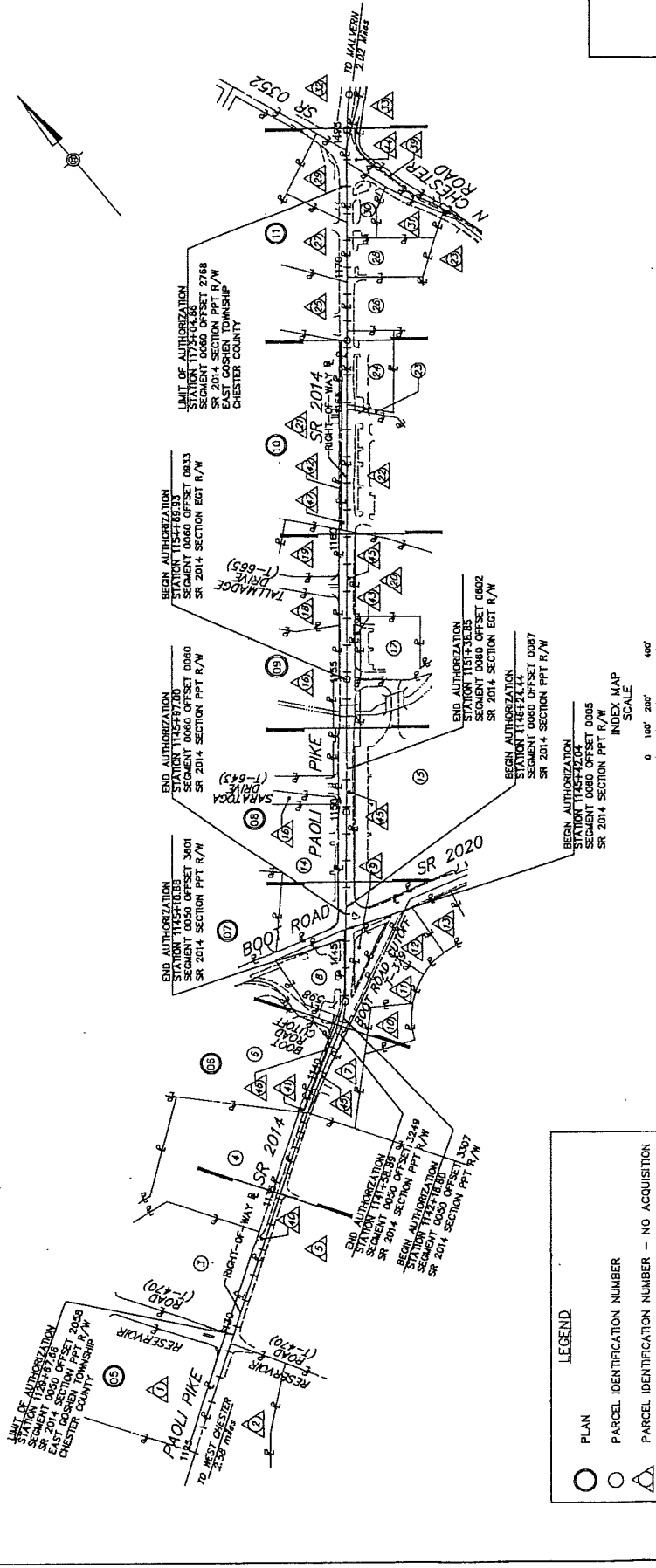
RECORDED IN THE OFFICE FOR THE  
 RECORDING OF DEEDS, ETC. IN  
CHESTER COUNTY, PA.  
 IN INSTRUMENT # \_\_\_\_\_  
 WITNESS MY HAND AND SEAL OF OFFICE  
 \_\_\_\_\_ DATE \_\_\_\_\_

PREPARED BY: MCMAHON ASSOCIATES INC 423 COMMERCE DRIVE FORT WASHINGTON, PA 19034 	PREPARED BY: MCMAHON ASSOCIATES INC 840 SPRINGDALE DRIVE EXTON, PA 19341 
RECOMMENDED DATE: _____ DISTRICT EXECUTIVE RESOLUTION NUMBER: _____ APPROVED DATE: _____	STEPHEN C. GIAMPAOLO, P.E. KENNETH SWIFT, P.L.S.

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
8-0	CHESTER	2014	PPT R/W	02 OF 13
TOWNSHIP	EAST COSHEN TOWNSHIP			
REVISION	REVISIONS			
DATE	DATE			
BY	BY			

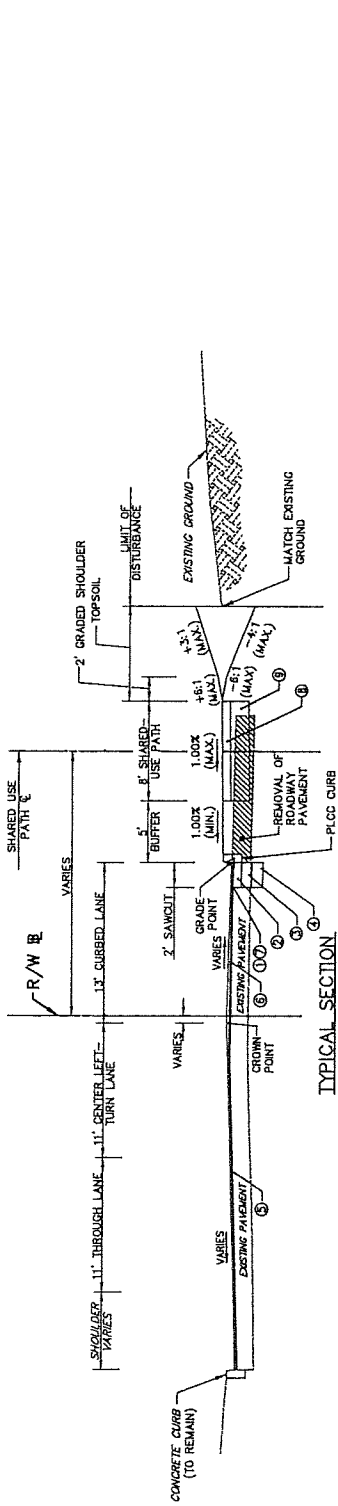
TABULATION OF PROPERTY OWNERS				
PARCEL NO	OWNER	OWNER	OWNER	OWNER
1	ACERO HOLDINGS LLC	THOMAS J YOUNG & SUSAN M YOUNG	PASQUALE D'AMBRO & CONCETTA CONCETTA D'AMBRO REVOCABLE TRUST	EAST COSHEN TOWNSHIP
2	PAUL M MURPHY & PATRICIA M MURPHY	PAOLI REALTY PARTNERS, LP	CARROLL E SINGUETT	PENNSYLVANIA DEPARTMENT OF TRANSPORTATION
3	PARSONS 1336, LLC	GOSHEN EQUITIES LLC	BEVITY FAMILY LIMITED PARTNERSHIP L LP	EAST COSHEN TOWNSHIP
4	PARSONS RENTAL IV	EAST COSHEN TOWNSHIP	THORNDALE INVESTMENT GROUP	PENNSYLVANIA DEPARTMENT OF TRANSPORTATION
5	THOMAS P PERANO & DORIS D PERANO	COMMERCE BANK/PENNSYLVANIA N.A.	KALEMIAN INC	EAST COSHEN TOWNSHIP
6	GOSHEN EXECUTIVE CONCUBINARIAN ASSOCIATION	PAUL M BAKER & MARY R BAKER	REDEEMED PROPERTIES LP	PENNSYLVANIA DEPARTMENT OF TRANSPORTATION
7	TRU-TEAM, INC	EDWARD T MCFALLS & LEIGH T MCFALLS	TOPAL LLC	EAST COSHEN TOWNSHIP
8	SIAMCO, LLC	EAST COSHEN TOWNSHIP	NICHOLAS PERAKIS & ANDREA N PERAKIS	EAST COSHEN TOWNSHIP
9	EAST COSHEN TOWNSHIP	PAOLI PIKE ASSOCIATES, LP	JESSE W COX, M, WALTER SUPPLEE, MICHAEL ONE JOHN MULLAN, TRUSTEES OF THE GOSHEN MONTHLY MEETING CEMETERY	EAST COSHEN TOWNSHIP
10	ANDREW W TYLER & PATRICIA A TYLER	EAST COSHEN TOWNSHIP		
11	DARRIN A PARK & MARY J PARK	WEST CHESTER AREA SCHOOL DISTRICT		
12	KENNETH H CROSSMAN & THREESA R CROSSMAN	KEystone FINANCIAL BANK		

DESCRIPTION	SHEET
TITLE SHEET	01
INDEX SHEET	02
GENERAL NOTES SHEET	03
PLAN SHEETS	05 - 13

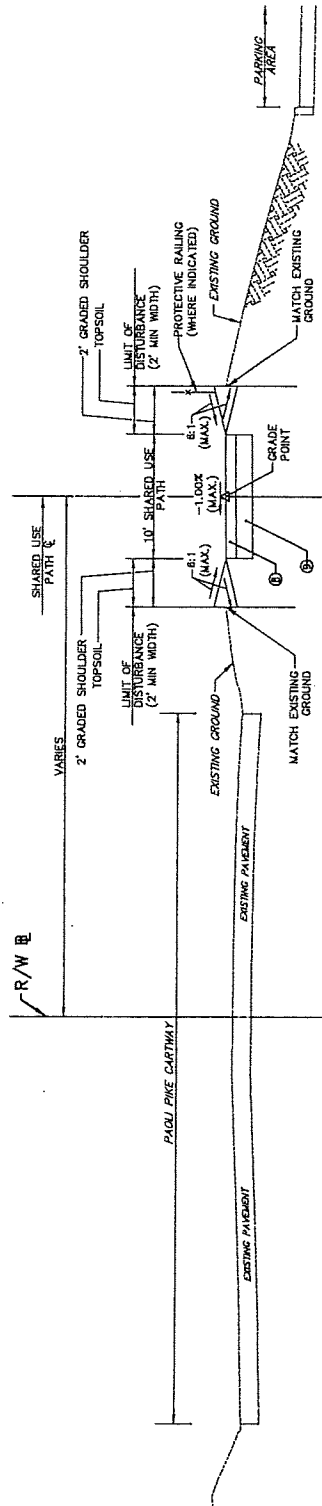




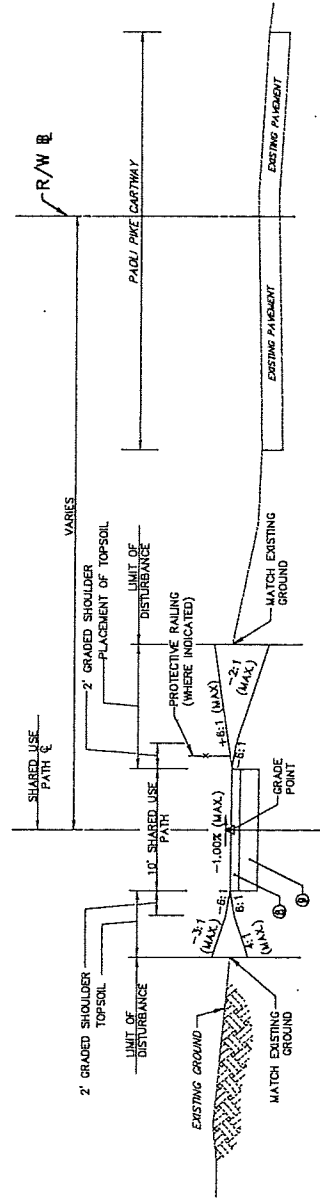
DISTRICT	COUNTY	ROUTE	SECTION	SHEET
0-0	CHESTER	2014	PPT N/W	04 OF 13
TOWNSHIP	EAST GOSHEN	ROAD		
DATE	BY			



TYPICAL SECTION  
SR 2014 PAOLI PIKE  
STA. 1155+01.80 TO STA. 1173+18.05  
NOT TO SCALE



TYPICAL SECTION  
SR 2014 PAOLI PIKE  
SHARED USE PATH  
STA. 1146+27.17 TO STA. 1154+43.53  
NOT TO SCALE



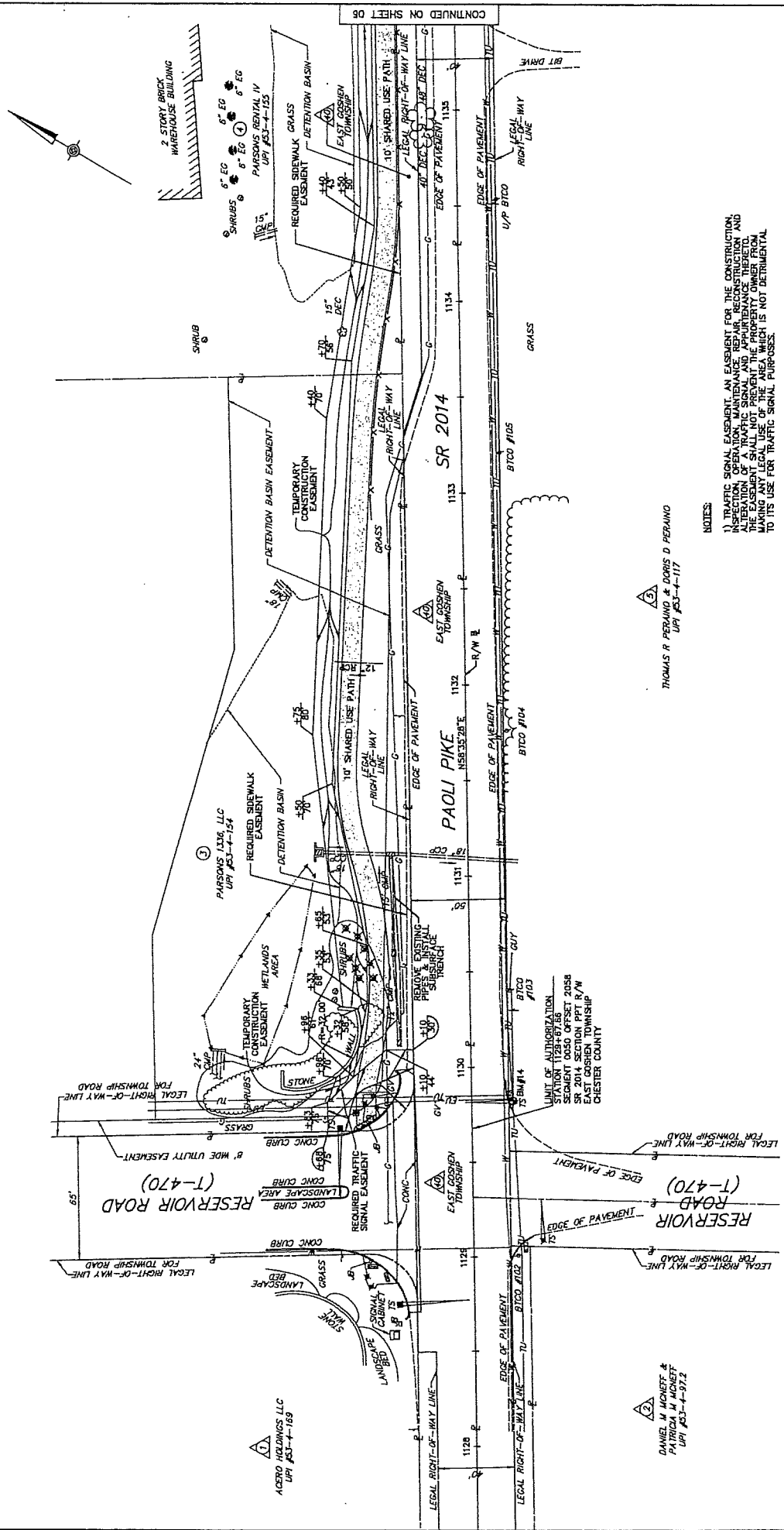
TYPICAL SECTION  
SR 2014 PAOLI PIKE  
SHARED USE PATH  
STA. 1129+68.27 TO STA. 1145+00.91

LEGEND.

- ① SUPERPAVE ASPHALT MIXTURE DESIGN, WMA, WEARING COURSE, PG 64-22, 3 TO < 10 MILLION ESALS, 9.5 MM MIX, 1 1/2" DEPTH, 3R-14
- ② SUPERPAVE ASPHALT MIXTURE DESIGN, WMA BINDER COURSE, PG 64-22, 3 TO < 10 MILLION ESALS, 19.0 MM MIX, 2.5" DEPTH
- ③ SUPERPAVE ASPHALT MIXTURE DESIGN, WMA BASE COURSE, PG 64-22, 3 TO < 10 MILLION ESALS, 25 MM MIX, 10" DEPTH
- ④ SUBBASE, 8" DEPTH (NO. 2A)
- ⑤ MILLING OF BITUMINOUS PAVEMENT SURFACE, 1 1/2" DEPTH, MILLED MATERIAL RETAINED BY CONTRACTOR
- ⑥ SUPERPAVE ASPHALT MIXTURE DESIGN, WMA BINDER COURSE (LEVELING), PG 64-22, 3 TO < 10 MILLION ESALS, 19.0 MM MIX
- ⑦ BITUMINOUS TACK COAT
- ⑧ ASPHALT PAVEMENT PATH, 4" MIN DEPTH
- ⑨ STONE PATH BASE, 4" MIN DEPTH

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
9-0	CHESTER	2014	PPT R/W	05 OF 13
TOWNSHIP	EAST COSHEN TOWNSHIP			
REVISIONS	DATE			
BY				

BN #14 ELEV. 309.52  
 21.80' RT STA. 11284+81.85  
 TOP OF BOLT ON THE NORTHEAST  
 CORNER OF TRAFFIC SIGNAL MASTARM



CONTINUED ON SHEET 06

- NOTES:
- 1) TRAFFIC SIGNAL EASEMENT, AN EASEMENT FOR THE CONSTRUCTION, ALTERATION, MAINTENANCE, AND APPURTENANCE THEREOF, AND ALTERATION OF A TRAFFIC SIGNAL, AND APPURTENANCE THEREOF, THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM USING THE PROPERTY FOR TRAFFIC SIGNAL PURPOSES, IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.
  - 2) SIDEWALK EASEMENT, AN EASEMENT FOR THE CONSTRUCTION, ALTERATION, MAINTENANCE, AND APPURTENANCE THEREOF, AND ALTERATION OF A SIDEWALK, THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR SIDEWALK PURPOSES.
  - 3) TEMPORARY CONSTRUCTION EASEMENT, AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REFERRED TO AS "TEMPORARY CONSTRUCTION OR WORK INDICATED BY THE PLANS IS COMPLETED, UNLESS SO OTHER

THOMAS R PERAMOND & DORIS D PERAMOND  
 UPI #23-4-117

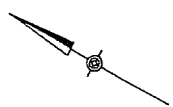
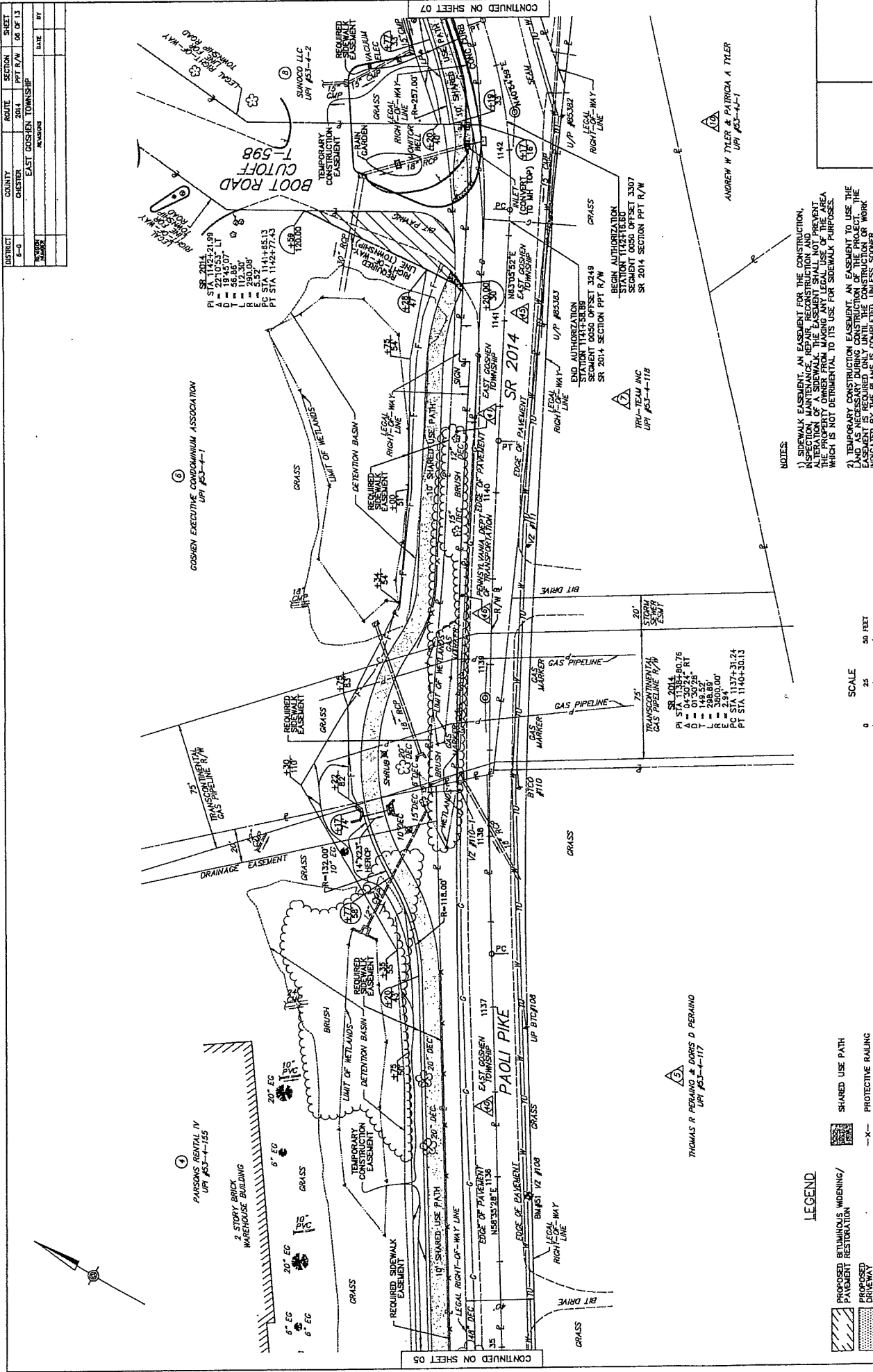
DANIEL M HACKETT & PATRICIA M HACKETT  
 UPI #23-4-972

**LEGEND**

- PROPOSED BITUMINOUS WIDENING/PAVEMENT RESTORATION
- PROPOSED ASPHALT TO PAVEMENT
- SHARED USE PATH
- PROTECTIVE RAILING

SCALE  
 0 25 50 FEET

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
8-5	CRENSHAW	201	WPT R/W	08 OF 13
PROJECT NUMBER	EAST COSHEN TOWNSHIP			
DATE	BY			



①  
PARSONS RENTAL IV  
UPI #53-4-155

②  
2 STORY BRICK  
WAREHOUSE BUILDING

③  
COSHEN EXECUTIVE CONDOMINIUM ASSOCIATION  
UPI #53-4-1

④  
SUNOCO LLC  
UPI #53-4-2

⑤  
ANDREW W TILER & PATRICK A. TILER  
UPI #53-4-1

⑥  
THOMAS R PERAINO & DORIS D PERAINO  
UPI #53-4-117

⑦  
TRI-TEAM INC  
UPI #53-4-118

⑧  
SR 2014  
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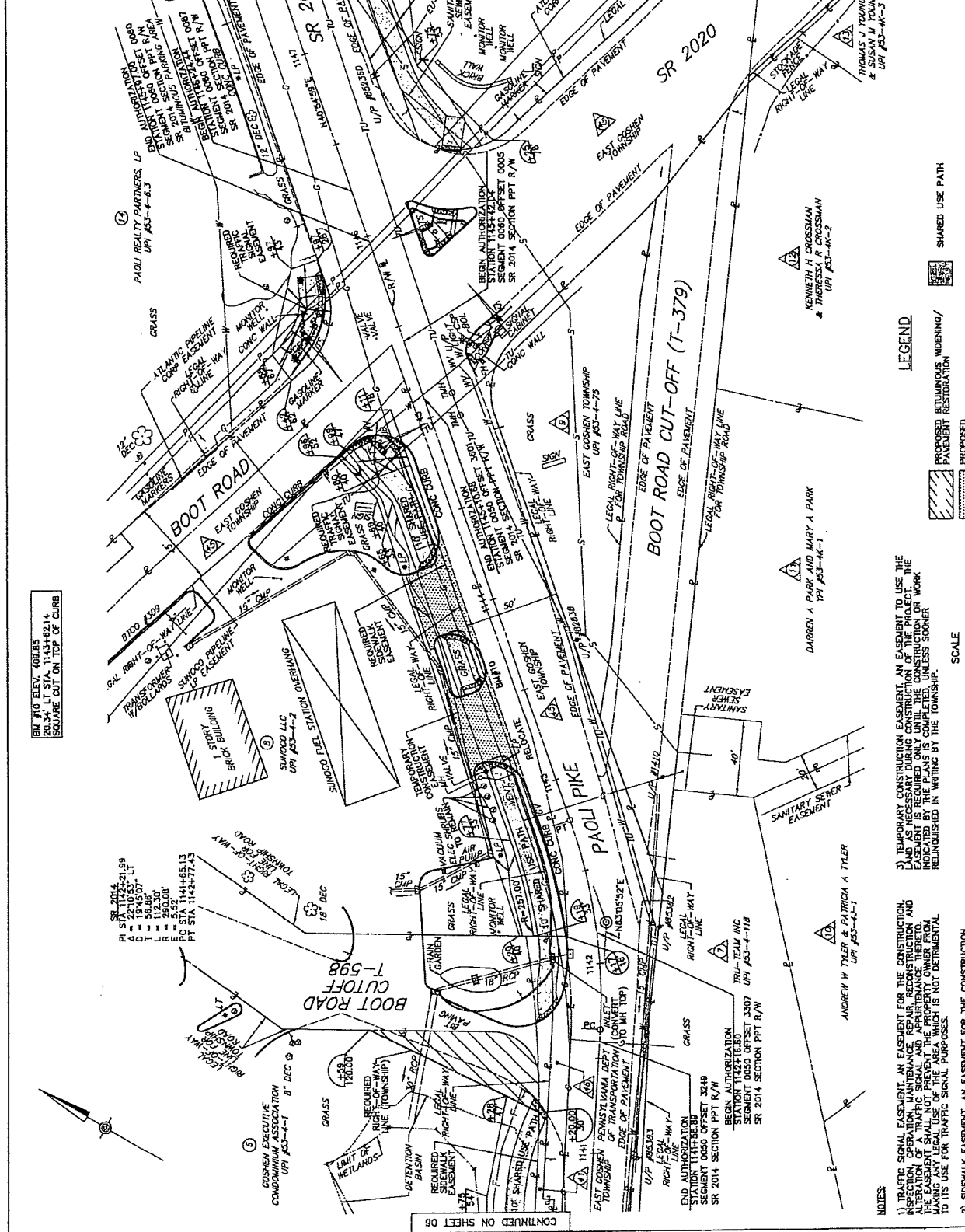
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DISTRICT	CITY	ROUTE	SECTION	SHEET
C-2	CHESHAM	2014	07	07 OF 13
PROJECT	EAST COSHEN TOWNSHIP			
DATE	REVISION			
BY				



BT #10 ELEV. 408.85  
 POLY. LT STA. 1143+82.14  
 SQUARE CUT ON TOP OF CURB

SR 2014  
 P. STA. 1142+00.00  
 D. = 22.10  
 L. = 112.30  
 R. = 290.00  
 PC STA. 1141+65.13  
 PT STA. 1142+77.43



**LEGEND**

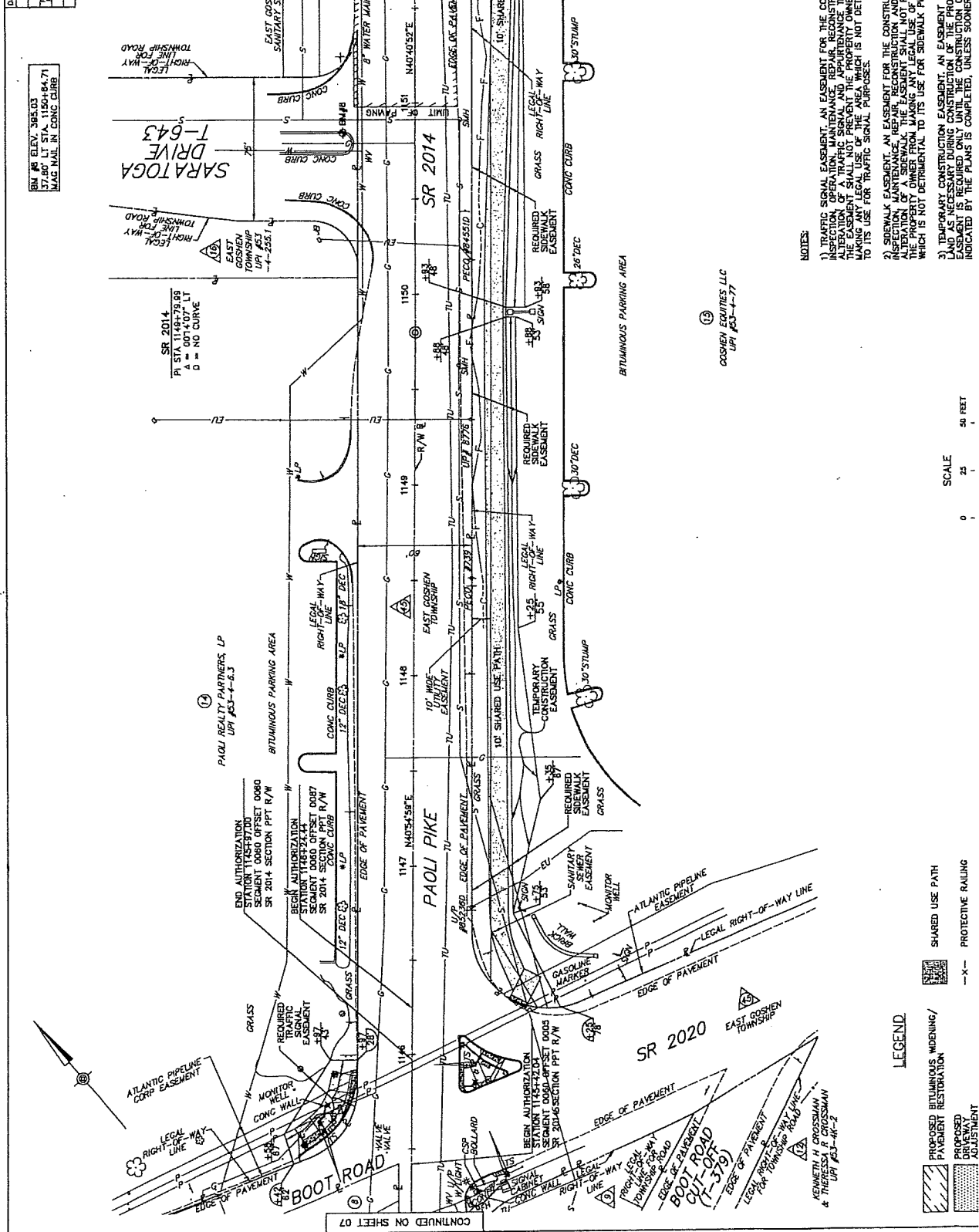
- PROPOSED BITUMINOUS WIDENING/RESTORATION
- PROPOSED PAVEMENT
- SHARED USE PATH
- PROTECTIVE RAILING

SCALE  
 0 25 50 FEET

- NOTES:**
- 1) TRAFFIC SIGNAL EASEMENT. AN EASEMENT TO USE THE SIGNAL OPERATION, MAINTENANCE, REPAIR, RECONSTRUCTION AND INSPECTION DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.
  - 2) SIDEWALK EASEMENT. AN EASEMENT FOR THE CONSTRUCTION, INSPECTION, MAINTENANCE, REPAIR, RECONSTRUCTION AND OPERATION OF A SIDEWALK. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR SIDEWALK PURPOSES.
  - 3) TEMPORARY CONSTRUCTION EASEMENT. AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR CONSTRUCTION PURPOSES.

DISTRICT	ROUTE	SECTION	SHEET
1-0	3014	PRT R/W	08 OF 13
COUNTY	EAST GOSHEN TOWNSHIP		
CROSSER	EAST GOSHEN TOWNSHIP		
INCLOSURES	DATE		
BY	BY		

BM #5 ELEV. 395.03  
 37.80' LT STA. 1150+84.71  
 MAG NAIL IN CONC CURB



- NOTES:
- 1) TRAFFIC SIGNAL EASEMENT, AN EASEMENT FOR THE CONSTRUCTION, INSPECTION, OPERATION, MAINTENANCE, REPAIR, RECONSTRUCTION AND ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCES THERE TO, INCLUDING ANY LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.
  - 2) SIDEWALK EASEMENT, AN EASEMENT FOR THE CONSTRUCTION, INSPECTION, MAINTENANCE, REPAIR, RECONSTRUCTION AND ALTERATION OF A SIDEWALK. THE EASEMENT SHALL NOT PREVENT GRASS, MULCH, OR OTHER LANDSCAPING FROM BEING PLANTED WHICH IS NOT DETRIMENTAL TO ITS USE FOR SIDEWALK PURPOSES.
  - 3) TEMPORARY CONSTRUCTION EASEMENT, AN EASEMENT TO USE THE LANDS AS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLANS IS COMPLETED, UNLESS SOONER

SCALE  
 0 25 50 FEET



CONTINUED ON SHEET 07

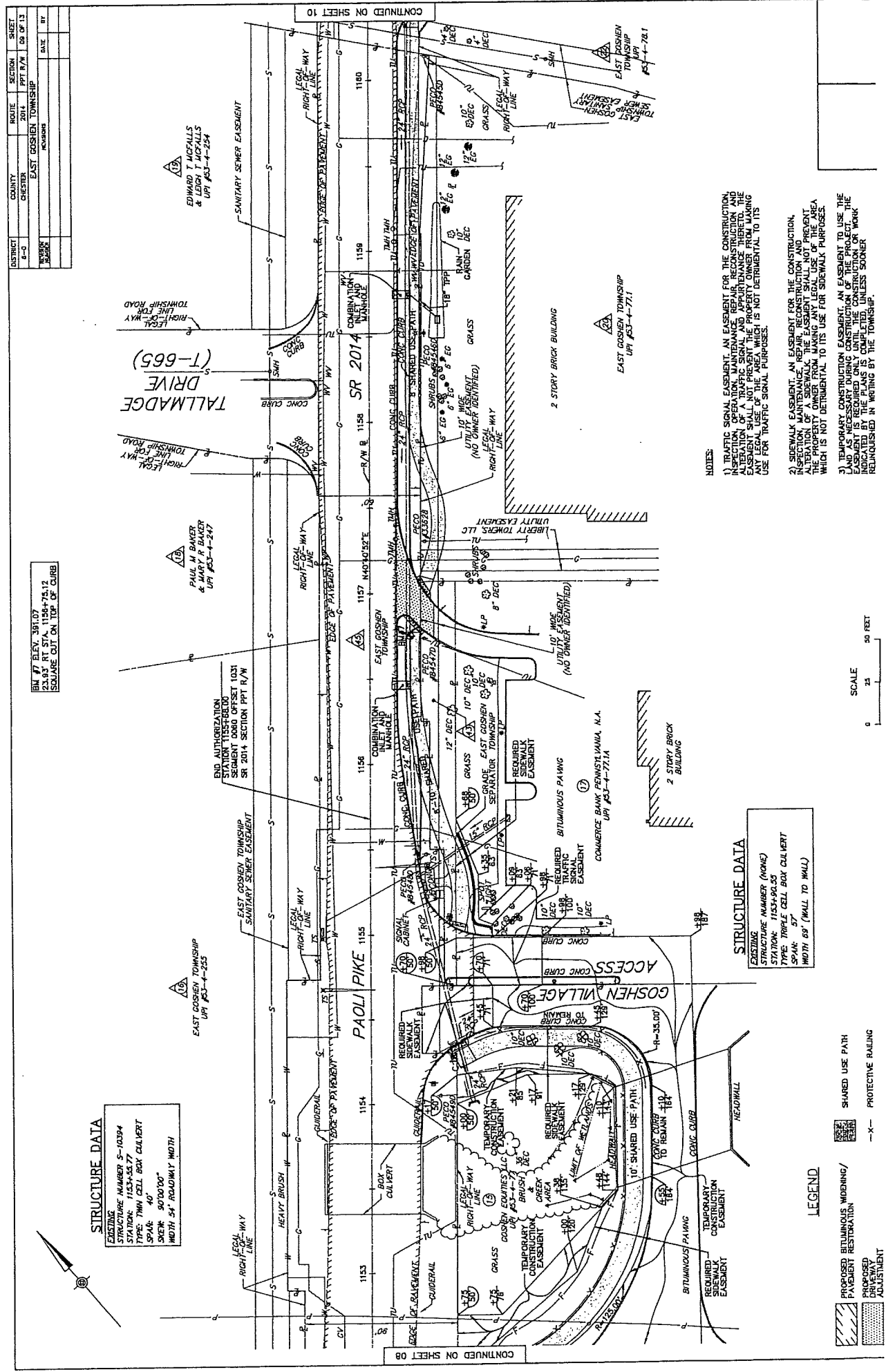
CONTINUED ON SHEET 09

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
8-0	CHESTER	2014	PPT B/W	06 OF 13
EAST COSHEN TOWNSHIP				
DATE	BY			

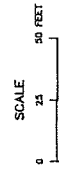
BN 17 ELEV. 391.07  
23.93' RT STA. 1156+75.12  
SQUARE CUT ON TOP OF CURB

**STRUCTURE DATA**  
EXISTING  
STRUCTURE NUMBER S-10394  
TYPE: TRIPLE CELL BOX CULVERT  
SPAN: 40'  
SKEM: 8070000"  
WIDTH: 54' ROADWAY WIDTH

**STRUCTURE DATA**  
EXISTING  
STRUCTURE NUMBER (NONE)  
STATION: 1153+90.35  
TYPE: TRIPLE CELL BOX CULVERT  
SPAN: 57'  
WIDTH: 69' (WALL TO WALL)



- NOTES:**
- TRAFFIC SIGNAL EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE OF A TRAFFIC SIGNAL AND APPURTENANCE THEREON. THE EASEMENT SHALL NOT PREVENT ANY LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.
  - SIDEWALK EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE OF A SIDEWALK. THE EASEMENT SHALL NOT PREVENT ANY LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR SIDEWALK PURPOSES.
  - TEMPORARY CONSTRUCTION EASEMENT. AN EASEMENT TO USE THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLANS IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE TOWNSHIP.



**LEGEND**

- PROPOSED BITUMINOUS WEARING PAVEMENT RESTORATION
- PROPOSED DRIVEWAY ADJUSTMENT
- SHARED USE PATH
- PROTECTIVE RAILING

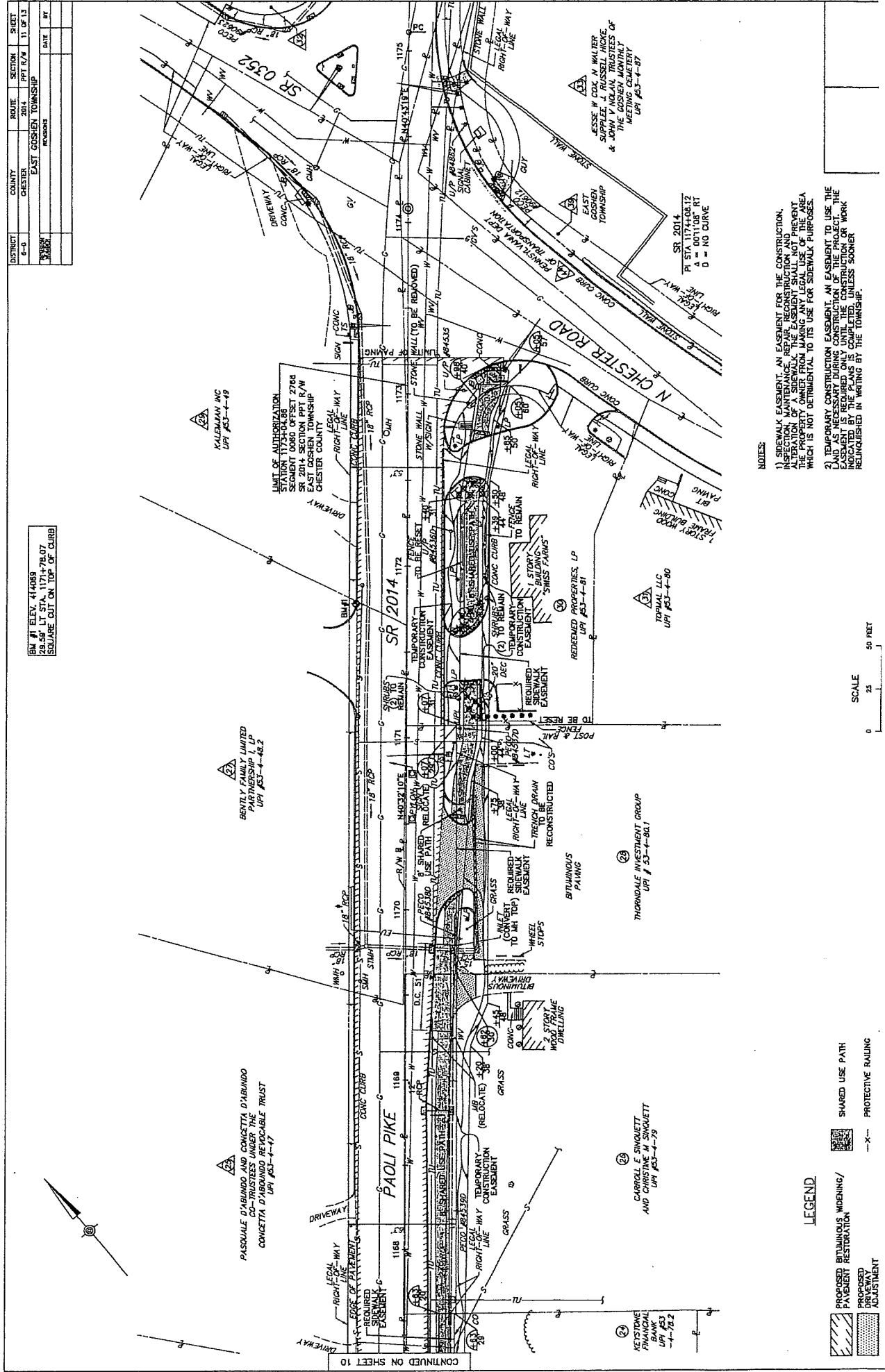
CONTINUED ON SHEET 08

CONTINUED ON SHEET 10

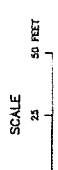


DISTRICT	COUNTY	ROUTE	SECTION	SHEET
2-0	CHESTER	2014	11	11 OF 13
TOWNSHIP	EAST GOSHEN TOWNSHIP	SR 0352		
DATE	BY			

BM #1 ELEV. 414063  
29.59' LT STA. 1171+78.07  
SQUARE CUT ON TOP OF CURB



- NOTES:
- 1) SIDEWALK EASEMENT, AN EASEMENT FOR THE CONSTRUCTION, INSPECTION, MAINTENANCE, REPAIR, RECONSTRUCTION AND ALTERATION OF A SIDEWALK, THE EASEMENT SHALL NOT PREVENT THE USE OF THE SIDEWALK FOR ANY OTHER PURPOSES, WHICH IS NOT DETRIMENTAL TO ITS USE FOR SIDEWALK PURPOSES.
  - 2) TEMPORARY CONSTRUCTION EASEMENT, AN EASEMENT TO USE THE SIDEWALK FOR THE CONSTRUCTION OF A SIDEWALK, THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLANS IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE TOWNSHIP.



LEGEND

- PROPOSED BITUMINOUS WEARING/FA BASE RESTORATION
- PROPOSED SIDEWALK ADJUSTMENT
- SHARED USE PATH
- PROTECTIVE RAILING

CONTINUED ON SHEET 10

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
P-0	CHESTER	000	000	12 OF 15
TOWNSHIP				

STATE RTE.	REC. NO.	PET. R/W.	EAST GOSHEN TOWNSHIP	CHESTER	COUNTY
PARCEL NO.	14	SHEET NO.	5 & 7	CLAIM NO.	
PROPERTY OWNER(S)	EAST GOSHEN TOWNSHIP				
GRANTOR(S)	EAST GOSHEN TOWNSHIP				

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

DEED BOOK	4412	ACRES	3.000	ACRES/60 FT	0.022/1.227
PAGE	1285	DEED		TRAFFIC SIGNAL EASEMENT	
DATE OF DEED	08/20/1988	CALCULATED			
DATE OF RECORD	08/22/1988	ADVERTISED			
CONSIDERATION	\$2,000.00	LEGAL R/W	0.000		
TAX STAMPS		EFFECTIVE	3.000		
		TOTAL RECD R/W	0.000	VERIFICATION DATE	JAN. 3, 2017
		RESIDUE LT	3.000	DRAWN BY	McGibbon, Assoc
		RESIDUE RT		SCALE 25'	0 25'

ALL PROPERTIES ARE PLOTTED FROM THE DEED OF RECORD, RECORDED SUBDIVISION OR LOT PLANS, OR FROM FIELD SURVEY. PROPERTY LINES WERE SURVEYED ONLY WHEN DETERMINED NECESSARY BY THE PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT. PROPERTY LINES WERE PLOTTED BASED ON EXISTING TOPOGRAPHICAL FEATURES AND LIMITED FIELD DATA.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

DEED BOOK	4298	ACRES	11.031	ACRES/60 FT	0.324/22.833
PAGE	1938	DEED		TRAFFIC SIGNAL EASEMENT	
DATE OF DEED	9/22/2004	CALCULATED			
DATE OF RECORD	10/08/2004	ADVERTISED	7.051		
CONSIDERATION	\$1,200,000.00	LEGAL R/W	0.000		
TAX STAMPS		EFFECTIVE	3.982		
		TOTAL RECD R/W	0.000	VERIFICATION DATE	JAN. 3, 2017
		RESIDUE LT	3.982	DRAWN BY	McGibbon, Assoc
		RESIDUE RT		SCALE 25'	0 25'

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

DEED BOOK	5299	ACRES	2.044	ACRES/60 FT	0.032/1.403
PAGE	1987	DEED		TRAFFIC SIGNAL EASEMENT	
DATE OF DEED	5/22/2004	CALCULATED			
DATE OF RECORD	10/08/2004	ADVERTISED	0.109		
CONSIDERATION	\$2,000,000.00	LEGAL R/W	0.000		
TAX STAMPS		EFFECTIVE	1.333		
		TOTAL RECD R/W	0.000	VERIFICATION DATE	JAN. 3, 2017
		RESIDUE LT	1.333	DRAWN BY	McGibbon, Assoc
		RESIDUE RT		SCALE 25'	0 25'

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

DEED BOOK	3791	ACRES	2.888	ACRES/60 FT	0.172
PAGE	447	DEED		TRAFFIC SIGNAL EASEMENT	
DATE OF DEED	5/17/1994	CALCULATED			
DATE OF RECORD	5/25/1994	ADVERTISED	3.14		
CONSIDERATION	\$1.00	LEGAL R/W	0.000		
TAX STAMPS		EFFECTIVE	2.562		
		TOTAL RECD R/W	0.000	VERIFICATION DATE	JAN. 3, 2017
		RESIDUE LT	2.562	DRAWN BY	McGibbon, Assoc
		RESIDUE RT		SCALE 25'	0 25'

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

DEED BOOK	8854	ACRES	4.157	ACRES/60 FT	0.031/1.355
PAGE	910	DEED		TRAFFIC SIGNAL EASEMENT	
DATE OF DEED	10/19/2011	CALCULATED			
DATE OF RECORD	10/23/2011	ADVERTISED	0.080		
CONSIDERATION	\$1.00	LEGAL R/W	0.000		
TAX STAMPS		EFFECTIVE	4.157		
		TOTAL RECD R/W	0.000	VERIFICATION DATE	JAN. 3, 2017
		RESIDUE LT	4.157	DRAWN BY	McGibbon, Assoc
		RESIDUE RT		SCALE 25'	0 25'

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

DEED BOOK	4538	ACRES	NONE LISTED	ACRES/60 FT	0.185/1.081
PAGE	247	DEED		TRAFFIC SIGNAL EASEMENT	
DATE OF DEED	3/11/1989	CALCULATED			
DATE OF RECORD	4/08/1989	ADVERTISED	4.593		
CONSIDERATION	\$2,500,000.00	LEGAL R/W	0.000		
TAX STAMPS		EFFECTIVE	4.593		
		TOTAL RECD R/W	0.000	VERIFICATION DATE	JAN. 3, 2017
		RESIDUE LT	4.593	DRAWN BY	McGibbon, Assoc
		RESIDUE RT		SCALE 25'	0 25'

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

DEED BOOK	1238	ACRES	5.802	ACRES/60 FT	0.040/1.228
PAGE	317	DEED		TRAFFIC SIGNAL EASEMENT	
DATE OF DEED	8/04/1988	CALCULATED			
DATE OF RECORD	8/02/1988	ADVERTISED	0.681		
CONSIDERATION	\$1.00	LEGAL R/W	0.000		
TAX STAMPS		EFFECTIVE	5.802		
		TOTAL RECD R/W	0.000	VERIFICATION DATE	JAN. 3, 2017
		RESIDUE LT	5.802	DRAWN BY	McGibbon, Assoc
		RESIDUE RT		SCALE 25'	0 25'

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

DEED BOOK	9048	ACRES	NONE LISTED	ACRES/60 FT	0.034/1.090
PAGE	732	DEED		TRAFFIC SIGNAL EASEMENT	
DATE OF DEED	10/23/2011	CALCULATED			
DATE OF RECORD	1/19/2012	ADVERTISED	1.136		
CONSIDERATION	\$10.00	LEGAL R/W	0.004		
TAX STAMPS		EFFECTIVE	0.952		
		TOTAL RECD R/W	0.000	VERIFICATION DATE	JAN. 3, 2017
		RESIDUE LT	0.952	DRAWN BY	McGibbon, Assoc
		RESIDUE RT		SCALE 25'	0 25'

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

TRAFFIC SIGNAL EASEMENT AN EASEMENT FOR THE CONSTRUCTION, REPAIR, RECONSTRUCTION AND MAINTENANCE, INSPECTION, MAINTENANCE, REPAIR, ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERE TO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING ANY USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
0-0	CHESTER	2014	PT. R/W	13 OF 13
TOWNSHIP	EAST GOSHEN TOWNSHIP			
DATE				
BY				

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

STATE RTE. 2014, REC. NO. PT. R/W, EAST GOSHEN TOWNSHIP, CHESTER COUNTY  
 PARCEL NO. 01987019, SHEET NO. 9 & 10, CLAIM NO. 10  
 PROPERTY OWNER(S) CHESTER FINANCIAL BANK, N.A.  
 GRANTEE(S) CHESTER FINANCIAL BANK, N.A.

DEED BOOK	4891	ACRES	1.124	REQUIRED AREA	AC/90 FT
PAGE	2378	DEED	1.124	SIDEWALK EASEMENT	0.085/2.852
DATE OF DEED	3/30/1992	CALCULATED		TEMP. CON'T. EMT	0.042/1.832
DATE OF RECORD	12/29/1992	ADVERSE			
CONSIDERATION	\$1.00	LEGAL R/W	0.173		
TAX STAMPS		EFFECTIVE	0.955		
		TOTAL REQ'D R/W	0.955		
		TOTAL RESIDUE	0.955		
		RESIDUE LT	0		
		RESIDUE RT	25		

VERIFICATION DATE JAN. 3, 2012  
 DRAWN BY McMillan, Assoc.  
 SCALE 25' 0 25

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

STATE RTE. 2014, REC. NO. PT. R/W, EAST GOSHEN TOWNSHIP, CHESTER COUNTY  
 PARCEL NO. 01987019, SHEET NO. 9 & 10, CLAIM NO. 10  
 PROPERTY OWNER(S) CARROLL E. SINGUETT, III AND CHRISTINE M. SINGUETT  
 GRANTEE(S) CARROLL E. SINGUETT, III AND CHRISTINE M. SINGUETT, EXECUTRIX OF THE ESTATE OF CARROLL E. SINGUETT, JR. AKA. CARROLL E. SINGUETT, DECEASED

DEED BOOK	8461	ACRES	1.000	REQUIRED AREA	AC/90 FT
PAGE	233	DEED	1.000	SIDEWALK EASEMENT	0.056/2.122
DATE OF DEED	10/05/2018	CALCULATED			
DATE OF RECORD	12/21/2018	ADVERSE	0.140		
CONSIDERATION	\$1.00	LEGAL R/W	0.140		
TAX STAMPS		EFFECTIVE	0.860		
		TOTAL REQ'D R/W	0.860		
		TOTAL RESIDUE	0.860		
		RESIDUE LT	0		
		RESIDUE RT	25		

VERIFICATION DATE JAN. 3, 2012  
 DRAWN BY McMillan, Assoc.  
 SCALE 25' 0 25

### RIGHT-OF-WAY CLAIM INFORMATION

EAST GOSHEN TOWNSHIP

STATE RTE. 2014, REC. NO. PT. R/W, EAST GOSHEN TOWNSHIP, CHESTER COUNTY  
 PARCEL NO. 01987019, SHEET NO. 9 & 10, CLAIM NO. 10  
 PROPERTY OWNER(S) THORNDALE INVESTMENT GROUP  
 GRANTEE(S) CHESTER COUNTY FEDERAL SAVINGS AND LOAN ASSOCIATION

DEED BOOK	1447	ACRES	0.357	REQUIRED AREA	AC/90 FT
PAGE	317	DEED	0.357	SIDEWALK EASEMENT	0.020/0.891
DATE OF DEED	2/12/1978	CALCULATED		TEMP. CON'T. EMT	0.001/1.292
DATE OF RECORD	2/28/1978	ADVERSE	0.192		
CONSIDERATION	\$800,000.00	LEGAL R/W	0.085		
TAX STAMPS		EFFECTIVE	0.885		
		TOTAL REQ'D R/W	0.885		
		TOTAL RESIDUE	0.885		
		RESIDUE LT	0		
		RESIDUE RT	25		

VERIFICATION DATE JAN. 3, 2012  
 DRAWN BY McMillan, Assoc.  
 SCALE 25' 0 25

### RIGHT-OF-WAY CLAIM INFORMATION

COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF TRANSPORTATION

STATE RTE. 2014, REC. NO. PT. R/W, EAST GOSHEN TOWNSHIP, CHESTER COUNTY  
 PARCEL NO. 01987019, SHEET NO. 9 & 10, CLAIM NO. 10  
 PROPERTY OWNER(S) REDEEMED PROPERTIES, L.P.  
 GRANTEE(S) RONALD D. INVERSO

DEED BOOK	8849	ACRES	28.829	REQUIRED AREA	80. FT.
PAGE	314	DEED	28.829	SIDEWALK EASEMENT	2.518
DATE OF DEED	5/18/2008	CALCULATED		TEMP. CON'T. EMT	2.888
DATE OF RECORD	5/23/2008	ADVERSE	10.977		
CONSIDERATION	\$800,000.00	LEGAL R/W	15.852		
TAX STAMPS		EFFECTIVE	15.852		
		TOTAL REQ'D R/W	0		
		TOTAL RESIDUE	15.852		
		RESIDUE LT	0		
		RESIDUE RT	25		

VERIFICATION DATE JAN. 3, 2012  
 DRAWN BY McMillan, Assoc.  
 SCALE 25' 0 25

ALL PROPERTIES ARE OMITTED FROM THE DEED OF RECORD RECORDED HEREON UNLESS PLANS, OR FROM FIELD SURVEY, PROPERTY LINES WERE SURVEYED ONLY WHEN DETERMINED NECESSARY BY THE PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT. PROPERTY LINES NOT LISTED HEREON WERE MEASURED AND PLOTTED BASED ON EXISTING TOPOGRAPHICAL FEATURES AND LIMITED FIELD DATA.

TRAFFIC SIGNAL EASEMENT: AN EASEMENT FOR THE CONSTRUCTION, SPECIFIC OPERATION, MAINTENANCE, REPAIR, RECONSTRUCTION AND ALTERATION OF A TRAFFIC SIGNAL AND APPURTENANCE THERETO. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING LEGAL USE OF THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR TRAFFIC SIGNAL PURPOSES.

SIDEWALK EASEMENT: AN EASEMENT FOR THE CONSTRUCTION, INSPECTION, MAINTENANCE, REPAIR, RECONSTRUCTION AND ALTERATION OF A SIDEWALK. THE EASEMENT SHALL NOT PREVENT THE PROPERTY OWNER FROM MAKING AND USING THE AREA WHICH IS NOT DETRIMENTAL TO ITS USE FOR SIDEWALK PURPOSES.

TEMPORARY CONSTRUCTION EASEMENT: AN EASEMENT TO USE THE LAND AS NECESSARY DURING THE CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLANS IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE TOWNSHIP.

BUILDINGS AND STRUCTURES MARKED  HAVE BEEN OPERATED AND ALTERED BY THE DEPARTMENT OF TRANSPORTATION AND ARE RESPONSIBLE FOR THE PAYMENT OF PROPERTY DAMAGES.

