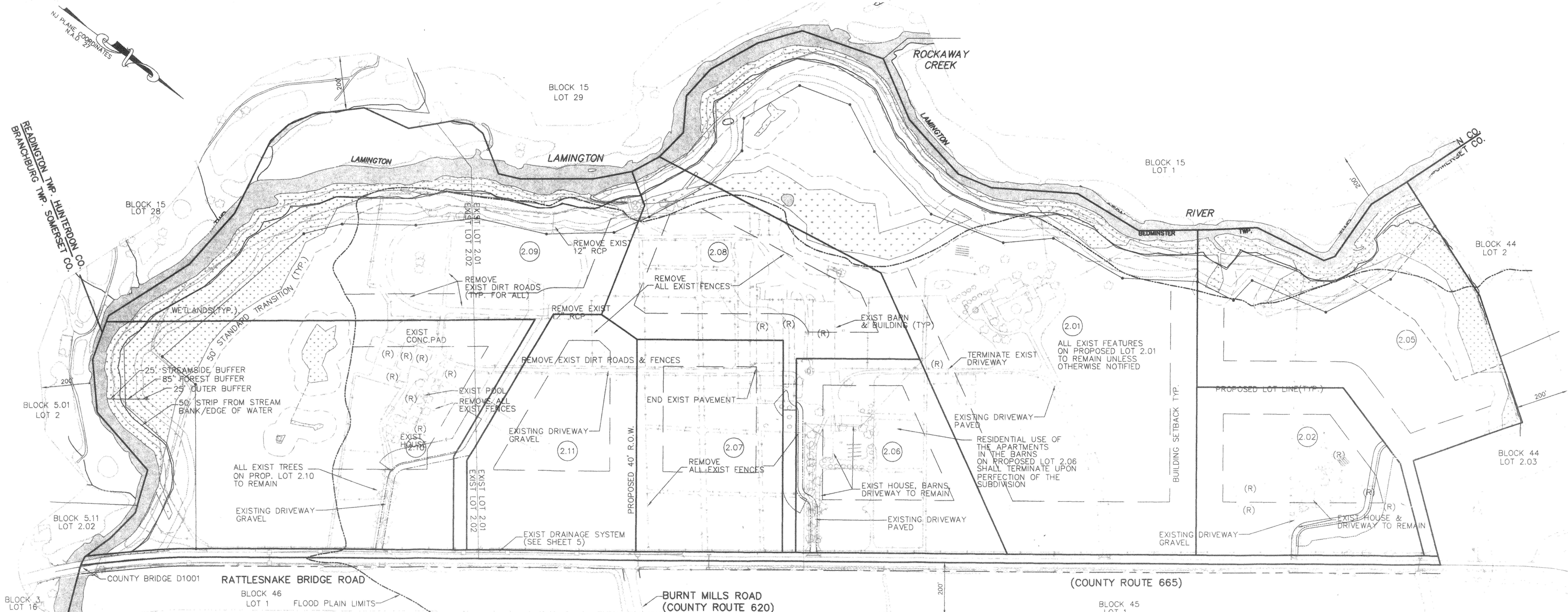


READINGTON TWP. HUNTERDON CO.  
BRANCHBURG TWP. SOMERSET CO.

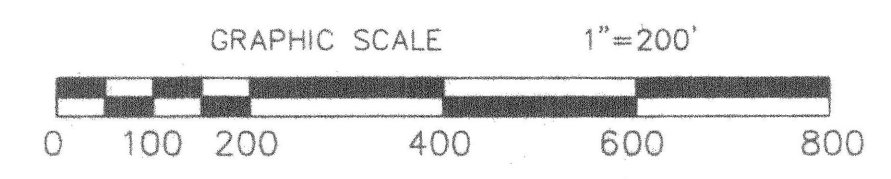


**LEGEND**

- (R) EXISTING STRUCTURE TO BE REMOVED
- - - EXISTING FENCE
- (Tree symbol) EXISTING INDIVIDUAL TREE
- (---) EXISTING TREE LINE
- (2.XX) PROPOSED LOT NUMBER

BULK REQUIREMENTS - (R-10 ZONE: DETACHED DWELLING)

REQUIRED	LOT 2.01	LOT 2.02	LOT 2.05	LOT 2.06	LOT 2.07	LOT 2.08	LOT 2.09	LOT 2.10	LOT 2.11
MIN. LOT SIZE:	>500'	>500'	>500'	>500'	>500'	>500'	>500'	>500'	>500'
MIN. AREA: (ACRE):	43.177	10.793	18.100	10.587	10.093	12.903	25.248	27.081	10.819
MIN. LOT FRONTAGE:	50'	708.56'	858.48'	51.73'	796.65'	549.55'	50.00'	50.00'	1380.87'
MIN. LOT WIDTH:	NA	NA	NA	NA	NA	NA	NA	NA	NA
MIN. LOT DEPTH:	NA	NA	NA	NA	NA	NA	NA	NA	NA
MIN. FRONT YARD:	200'	885.0'	209.6'	>200'	360.4'	>200'	>200'	>200'	>200'
MIN. SIDE YARD:	100'	304.3'	360.0'	>100'	100.0'	>100'	>100'	>100'	>100'
MIN. REAR YARD:	100'	330.7'	380.7'	>100'	213.2'	>100'	>100'	>100'	>100'
MAX FAR:	3%	1.28%	0.58%	<3%	1.64%	<3%	<3%	<3%	<3%
LOT COVERAGE:	5%	2.47%	1.82%	<5%	2.59%	<5%	<5%	<5%	<5%
DENSITY (UNITS/ACRE):	0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1
ACCESSORY BUILDING									
MIN. SIDE/REAR YARDS:	50'	90.3'		100.0'					



**PRELIMINARY MAJOR SUBDIVISION  
OVERALL PLAN  
LOBELL FARMS  
LOTS 2.01 & 2.02, BLOCK 44  
BEDMINSTER TOWNSHIP, SOMERSET COUNTY  
NEW JERSEY**