

TYPICAL EXHIBITS FOR LAND DEVELOPMENT PLANS

ACKNOWLEDGEMENT STATEMENTS:

Notarization of an Individual Developer's / Owner's Signature(s)*

COMMONWEALTH OF _____ :

_____ : SS

COUNTY OF _____ :

NOTE: The notary must legibly include their rectangular ink stamp to the plan or the Mercer County Recorder's Office will not accept plan for recording. All Record Owners must sign the plan, and their names and addresses must also be shown on the mylars.

ON THIS, THE _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED OFFICER, PERSONALLY APPEARED _____ (insert individual's name(s)), KNOWN TO ME (OR SATISFACTORILY PROVEN) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT, AND ACKNOWLEDGED THAT HE/SHE EXECUTED THE SAME FOR THE PURPOSES HEREIN CONTAINED. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

(Notary's Signature)

(Notary Stamp)

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____ (date)

**If Owner is a corporation, company, limited partnership, or general partnership see "Corporate Acknowledgement Statements" for proper wording.*

Where the Developer is NOT the Owner of Record (at the time the plan is to be recorded) use this statement:

I/WE, THE UNDERSIGNED, HEREBY DECLARE THAT I AM/WE ARE THE DEVELOPER(S) OF THIS LAND DEVELOPMENT PLAN AND OF THE LAND SHOWN HEREON. THE RECORD OWNER(S) OF SAID LAND IS/ARE _____ (insert Record Owner's Name(s)), AND THIS PLAN SHOULD BE RECORDED IN THE NAME(S) OF _____ (insert Developer's Name(s)), DEVELOPER(S) AND _____ (insert Record Owner's Name(s)), RECORD OWNER(S).

(Developer's signature(s))

(Developer's Printed Name), DEVELOPER(S)

Where the Developer IS the Owner of Record use this statement:

I/WE, THE UNDERSIGNED, HEREBY DECLARE THAT I AM/WE ARE THE DEVELOPER(S) OF THIS LAND DEVELOPMENT PLAN AND THE RECORD OWNER(S) OF THE LAND SHOWN HEREON, AND WISH IT TO BE RECORDED AS SUCH.

(Record Owner's signature(s))

(Record Owner's Printed Name), RECORD OWNER

Surveyor's Certification (SEE NOTE)

NOTE: Surveyor / Engineer must include their legible ink seal(s) on mylars.

I, _____ (full name of surveyor), A DULY REGISTERED LAND SURVEYOR IN THE COMMONWEALTH OF PENNSYLVANIA, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND ABILITY THAT THIS PLAN HAS BEEN ACCURATELY PREPARED, AND THAT A FIELD SURVEY WAS PERFORMED IN THE CITY OF HERMITAGE, LOCATED IN MERCER COUNTY, PENNSYLVANIA, AND THAT SUCH SURVEY DOES NOT EXCEED AN ERROR OF CLOSURE OF 1:5000, AND I CERTIFY THAT ALL SURVEY MONUMENTATION SHOWN ON THIS PLAN HAS BEEN SET OR FOUND IN THE FIELD AS INDICATED.

(Surveyor's signature & Surveying License Number)

NOTE: If the land development plan includes any type of engineering and/or if the plan is prepared by an Architect or Landscape Architect, then the plan must also include the Engineer's Certification shown in the "Typical Exhibits for Preliminary & Final Subdivision Plans". If an Architect or Landscape Architect is preparing the land development plan, correct the wording in that notation accordingly.

PLAN APPROVAL EXPIRATION BOX FOR LAND DEVELOPMENT PLANS

PLAN IS NULL AND VOID UNLESS
RECORDED BY _____

TYPICAL SYMBOLS FOR IDENTIFICATION

- _____ - RIGHT-OF-WAY, PROPERTY LINE
- F — — — F — - FUTURE RIGHT-OF-WAY LINE
- _____ - CENTERLINE
- • • • • - ZONING DISTRICT BOUNDARY LINE
- ~~~~~ - STREAMS, LAKES, RIVERS
- _____ - BUILDING SETBACK LINE
- — — — — - EASEMENT LINE