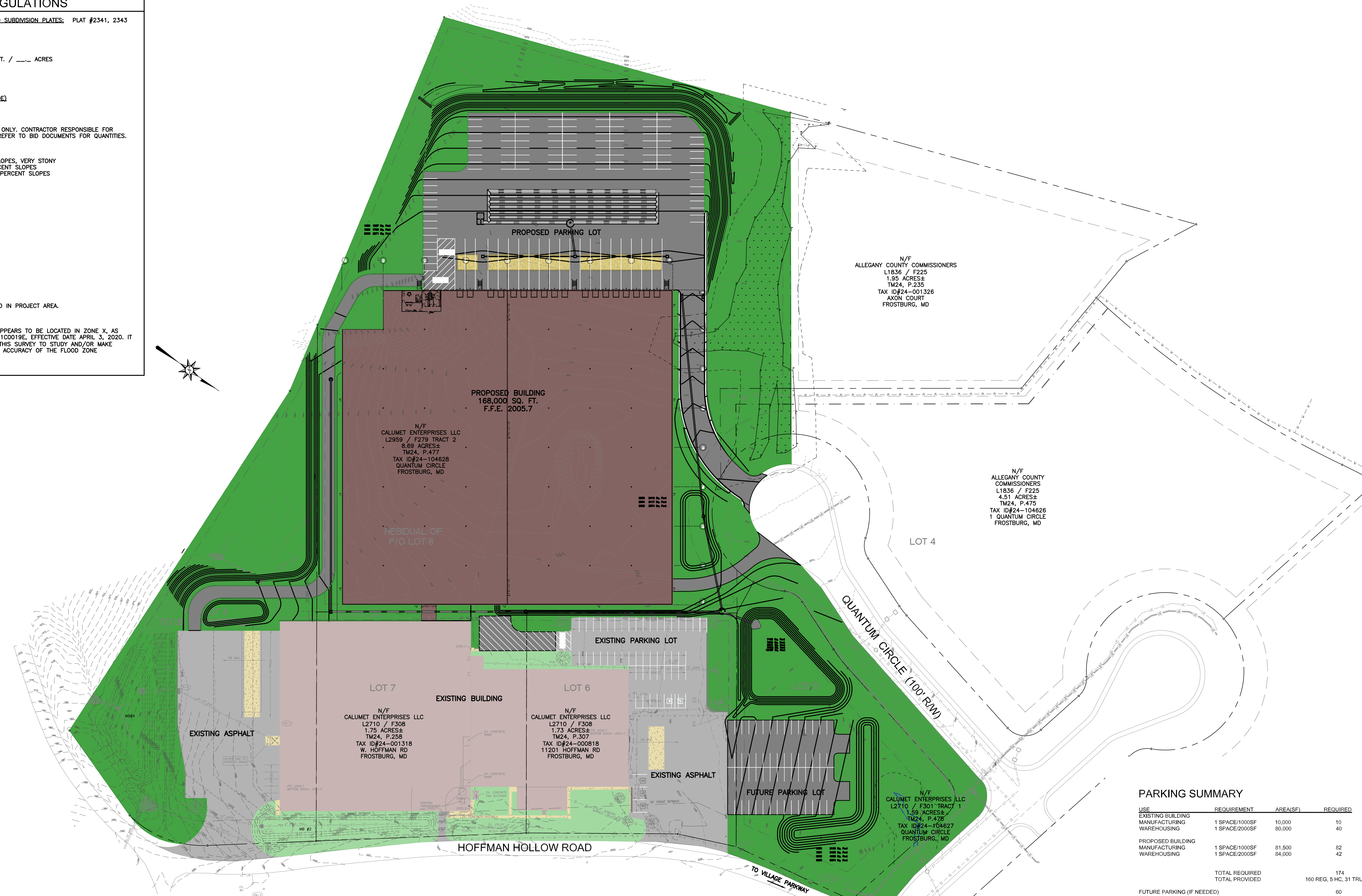


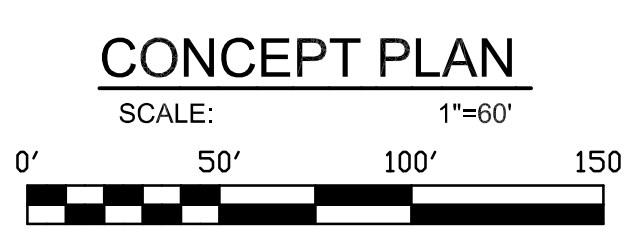
**SITE DATA AND REGULATIONS**

ELECTION DISTRICT NO: 24-000 ASSOCIATED SUBDIVISION PLATES: PLAT #2341, 2343  
 ZONING: T/LI - TECHNOLOGY LIGHT INDUSTRIAL  
 TOTAL PROPERTY AREA: 12.2 ACRES  
 TOTAL PROPOSED IMPERVIOUS AREA: \_\_\_\_\_ SQ. FT. / \_\_\_\_\_ ACRES  
 LIMIT OF DISTURBANCE:  
 LOD AREA = 396,308 SF ± / 9.1 ACRES ±  
 AMOUNT OF EARTHWORK: (APPROXIMATE AT FINISH GRADE)  
 TOTAL CUT . . . 100 CU. YDS. APPROXIMATE  
 TOTAL FILL . . . 100 CU. YDS. FINAL GRADE  
 EARTHWORK QUANTITIES FOR PERMITTING PURPOSES ONLY. CONTRACTOR RESPONSIBLE FOR PERFORMING HIS OWN TAKE OFF FOR BIDDING OR REFER TO BID DOCUMENTS FOR QUANTITIES.  
 SOIL INFORMATION:  
 EsC - ERNEST SILT LOAM, 8 TO 15 PERCENT SLOPES, VERY STONY  
 FcC - FAIRPOINT CHANNERY LOAM, 0 TO 8 PERCENT SLOPES  
 WfA - WHARTON CHANNERY SILT LOAM, 0 TO 3 PERCENT SLOPES  
 LOT REQUIREMENTS:  
 MINIMUM LOT AREA = 6,000 SQUARE FEET  
 MINIMUM LOT WIDTH = 50 FEET  
 BUILDING SET BACK REQUIREMENTS:  
 FRONT = 30 FEET  
 REAR = 10 FEET  
 SIDE = 10 FEET  
 BUILDING HEIGHT REQUIREMENTS:  
 4 STORIES / 50 FEET  
 \*NPDES PERMIT IS REQUIRED.  
 WETLAND INFORMATION: WETLANDS ARE FOUND IN PROJECT AREA.  
 WRA JOINT APPLICATION REQUIRED.  
 FLOODPLAIN INFORMATION: THE SUBJECT PROPERTY APPEARS TO BE LOCATED IN ZONE X, AS SHOWN ON MAP NO. 24001C0019E, EFFECTIVE DATE APRIL 3, 2020. IT WAS NOT THE INTENT OF THIS SURVEY TO STUDY AND/OR MAKE DETERMINATION AS TO THE ACCURACY OF THE FLOOD ZONE CLASSIFICATION.



**PARKING SUMMARY**

USE	REQUIREMENT	AREA(SF)	REQUIRED
EXISTING BUILDING			
MANUFACTURING	1 SPACE/1000SF	10,000	10
WAREHOUSING	1 SPACE/2000SF	80,000	40
PROPOSED BUILDING			
MANUFACTURING	1 SPACE/1000SF	81,500	82
WAREHOUSING	1 SPACE/2000SF	84,000	42
TOTAL REQUIRED			174
TOTAL PROVIDED			160 REG. 5 HC, 31 TRUCK
FUTURE PARKING (IF NEEDED)			60



THIS DRAWING IS NOT VALID WITHOUT A PROFESSIONAL SEAL AND AN ORIGINAL SIGNATURE. THIS DRAWING WAS SPECIFICALLY PREPARED FOR THE USE OF THE OWNER FOR THIS PARTICULAR PROJECT. IT IS NOT TRANSFERABLE TO OTHER PROJECTS OR TO SUBSEQUENT OWNERS. ANY REUSE OF ANY PART OR ALL OF THESE DRAWINGS WITHOUT THE WRITTEN CONSENT OF SPECS INC. SHALL CONSTITUTE A BREACH OF CONTRACT AND SHALL ALSO BE CONSIDERED ABUSE OF COPYRIGHT. THESE DRAWINGS ARE HEREBY COPYRIGHTED AS OF THE DATE OF ISSUE SHOWN HEREON.

REGISTERED PROFESSIONAL ENGINEER  
 I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A QUALIFIED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND UNDER NO. 200457.  
 CHARLES W. SPECS  
 STATE OF MARYLAND  
 No. 200457

No.	DESCRIPTION	DATE	BY

DESIGNED: R.C.R. DRAWN: C.L.W.  
 CHECKED: R.C.R. APPROVED: [Signature]

**SPECS**  
 CONSULTING ENGINEERS & SURVEYORS  
 105 SOUTH CENTRE STREET, SUITE 100  
 CUMBERLAND, MD 21502  
 301.777.2510 FAX: 301.777.8419

PREPARED FOR:  
 CALUMET ENTERPRISES, LLC  
 2205 OLD PHILADELPHIA PIKE  
 LANCASTER, PA 17602  
 717.799.7145

**ADDITION TO VERTICAL CONVERTING  
 FROSTBURG INDUSTRIAL PARK  
 PROPOSED OVERALL SITE PLAN**

**COUNTY DRAWING  
 2021-SS-OXX**

JOB No. 5657	SHEET No. <b>C2.0</b>
DATE JANUARY 2023	DRAWING No. X of X

CLARK ASSOCIATES BUILDING ADDITION - SPECS JOB No. 5657