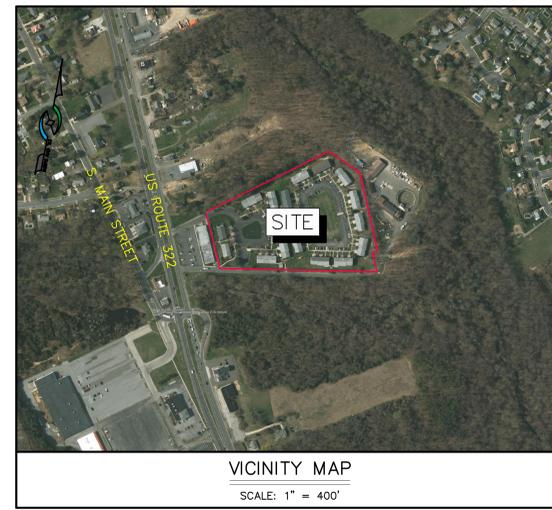
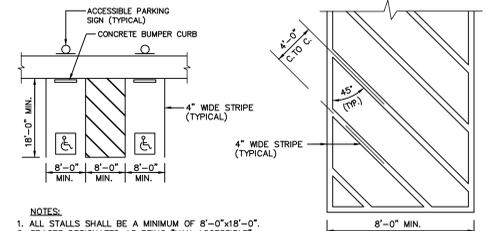
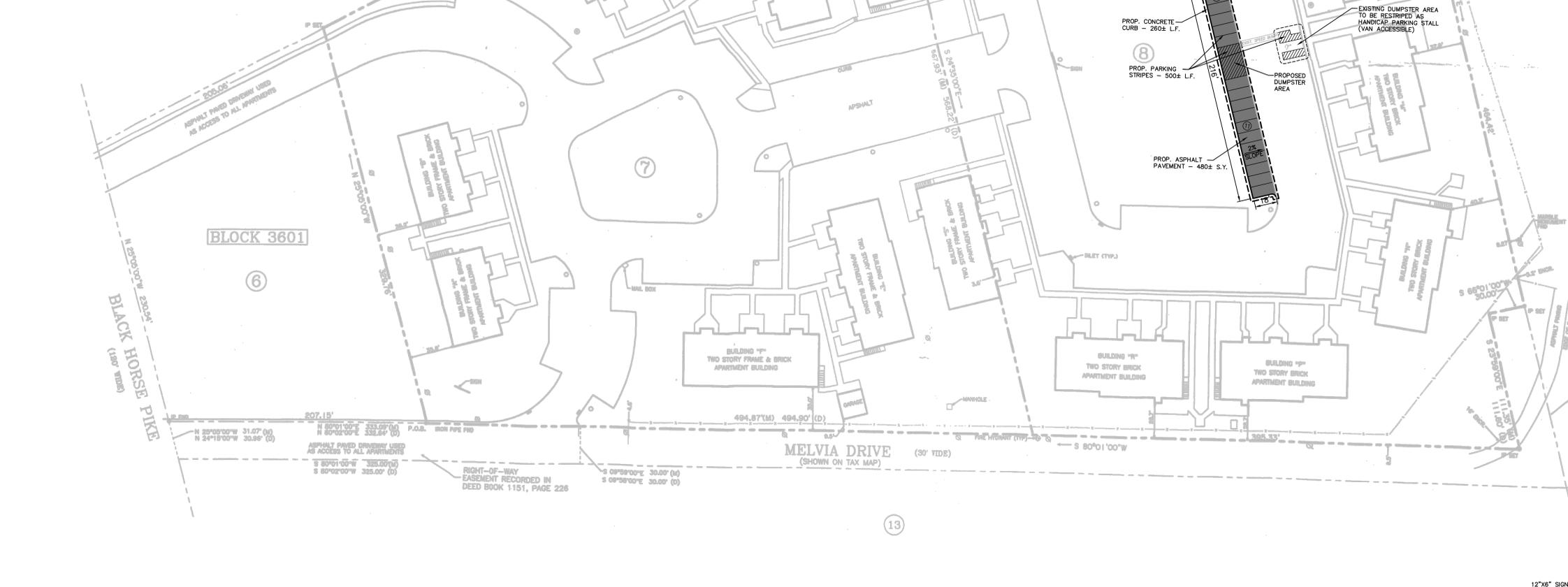


EXHIBIT A-3



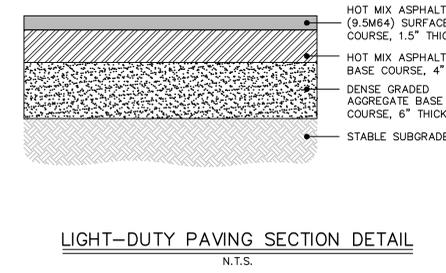
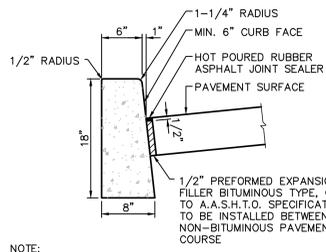
- ZONING NOTES**
1. THE SITE IS LOCATED WITHIN THE REGIONAL GROWTH COMMERCIAL DISTRICT (RG-C).
 2. THE PROPOSED PARKING IMPROVEMENTS WILL NOT AFFECT ANY REQUIRED SETBACKS. THERE WILL BE NO CHANGE TO THE REQUIRED LOT BULK REQUIREMENTS.
 3. THE PROPOSED PARKING IMPROVEMENTS WILL INCREASE IMPERVIOUS COVERAGE BY LESS THAN 5,000 SF. THE EXISTING SITE IS APPROXIMATELY 11 ACRES. THEREFORE, THE SITE COVERAGE WILL INCREASE BY APPROXIMATELY 1%.



- NOTES:**
1. ALL STALLS SHALL BE A MINIMUM OF 8'-0"x18'-0".
 2. SPACES DESIGNATED AS BEING "VAN ACCESSIBLE" SHALL BE ADJACENT TO ACCESS AISLES WITH A MIN. WIDTH OF 8'-0".
 3. PROPOSED STRIPING SHALL BE BLUE IN COLOR.

ACCESSIBLE PARKING STRIPING LAYOUT
NOT TO SCALE

- GENERAL NOTES**
1. AERIAL PHOTOGRAPHY TAKEN FROM NJ OFFICE OF INFORMATION TECHNOLOGY (NJGIT), OFFICE OF GEOGRAPHIC INFORMATION SYSTEMS (OGIS), AND U.S. GEOLOGICAL SURVEY, 2016/02/24, NEW JERSEY 2015 HIGH RESOLUTION ORTHOPHOTOGRAPHY, NAD83(2011) NJ STATE PLANE FEET, MRSID TILES; NJ OFFICE OF INFORMATION TECHNOLOGY (NJGIT), OFFICE OF GEOGRAPHIC INFORMATION SYSTEMS (OGIS), PO BOX 212, TRENTON, NJ, 08625-0212, US.
 2. PARCEL BOUNDARIES AND EXISTING CONDITIONS SHOWN ON THE PLAN TAKEN FROM "PLAN OF SURVEY - CIRCLES APARTMENTS LOTS 7 & 8, BLOCK 3601, PLATE 36, MONROE TOWNSHIP, GLOUCESTER COUNTY, NEW JERSEY", PREPARED BY ROBERT J. MONSON, P.L.S., DATED 02-18-00, REVISED 04-11-00.
 3. NO FIELD SURVEY WAS PERFORMED BY MARATHON ENGINEERING AND ENVIRONMENTAL SERVICES, HOWEVER A SITE VISIT WAS PERFORMED ON OCTOBER 31, 2019 TO VERIFY THE AREA WHERE IMPROVEMENTS ARE PROPOSED WAS UNCHANGED.



PARKING SUMMARY

Unit Type	# of Units	Required R/S Parking Per Unit	Required Parking Stalls
Studio Apartment	20	2.0	40
Studio Apartment (1 Bedroom)	92	1.8	165.6
Studio Apartment (2 Bedroom)	52	2.0	104
Townhouse (2 Bedroom)	9	2.3	20.7
Townhouse (1 Bedroom)	1	1.8	1.8
Total	174		332.1
		Use	332

EXISTING PARKING = 220 PARKING STALLS
PROPOSED PARKING = 242 PARKING STALLS

THE NUMBER OF PROPOSED PARKING STALLS IS LESS THAN THE NUMBER REQUIRED BY THE RSIS. HOWEVER, IT SHOULD BE NOTED THAT THE RSIS WAS ADOPTED JANUARY 6, 1997. THE EXISTING APARTMENTS PREDATE THE RSIS SINCE THEY WERE CONSTRUCTED PRIOR TO 1995.



OWNER/APPLICANT
STREAMWOOD ASSOC. WILLIAMSTOWN LLC
C/O JOHN F. LEONARD
30 WASHINGTON AVENUE, SUITE B4
HADDONFIELD, NJ 08033

04/22/2020	2	TOWNSHIP SUBMISSION	DJD	D.J.F.
12/09/2019	1	INITIAL SUBMISSION	KSK	D.J.F.
ISSUE DATE	ISSUE NO.	SUBMISSION/REVISION	BY	APPR.

MADISON COURT APARTMENTS
SHEET 36, BLOCK 3601, LOT 7
TOWNSHIP OF MONROE, GLOUCESTER COUNTY, NEW JERSEY

MINOR SITE PLAN

STREAMWOOD ASSOC. WILLIAMSTOWN LLC
30 WASHINGTON AVE., SUITE B4
HADDONFIELD, NJ 08033

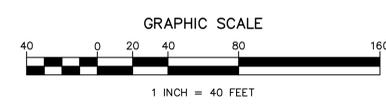
DAVID J. FLEMING, P.E.
PROFESSIONAL ENGINEER
NEW JERSEY LICENSE NO. 246033321600

04/22/2020
STRO01.02

MARATHON
Engineering & Environmental Services
Swedesboro Office
3 Killdeer Court, Suite 302, Swedesboro, NJ 08085
ph (856) 241-9705 fax (856) 241-9709
Certificate of Authorization #24GA27956700

ALL DOCUMENTS PREPARED BY MARATHON ENGINEERING AND ENVIRONMENTAL SERVICES, INC. ARE UNREVOKED AND NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF MARATHON ENGINEERING AND ENVIRONMENTAL SERVICES, INC. MARATHON ENGINEERING AND ENVIRONMENTAL SERVICES, INC. SHALL INDEMNIFY AND HOLD HARMLESS MARATHON ENGINEERING AND ENVIRONMENTAL SERVICES, INC. FROM ALL CLAIMS, DAMAGES, LOSSES, AND EXPENSES, INCLUDING REASONABLE ATTORNEY'S FEES, ARISING OUT OF OR RESULTING FROM THE PERFORMANCE OF THE SERVICES PROVIDED BY MARATHON ENGINEERING AND ENVIRONMENTAL SERVICES, INC.

SCALE: 1" = 40'
DRAWN BY: KSK
SHEET: 1 OF 1
APPROVED: D.J.F.
DRAWING NO.: C0101



EXISTING UTILITY INFORMATION SHOWN ON THESE PLANS IS FURNISHED BY THE UTILITY COMPANIES AND/OR THE SURVEYOR AND THE ACCURACY THEREOF IS NOT THE RESPONSIBILITY OF MARATHON ENGINEERING & ENVIRONMENTAL SERVICES, INC. IT IS THE RESPONSIBILITY OF THE OWNERS AND/OR CONTRACTOR TO CALL 1-800-272-1000 FOR FIELD LOCATION OF UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION.