

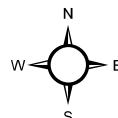
**Environmental Constraints**  
**Block 91; Lots 3.11, 3.14,  
 3.161, 3.181, 3.191, 3.22,  
 3.95, 3.961**

**&**

**Block 93; Lots 3.01, 5.01, 6.01**  
*Portion of*  
**Hopewell Township**  
**Mercer County, NJ**  
**November 2017**

**Legend**

- Subject Properties
- Water
- Wetlands
- 50' Wetlands Buffer
- Slopes Greater than 15%

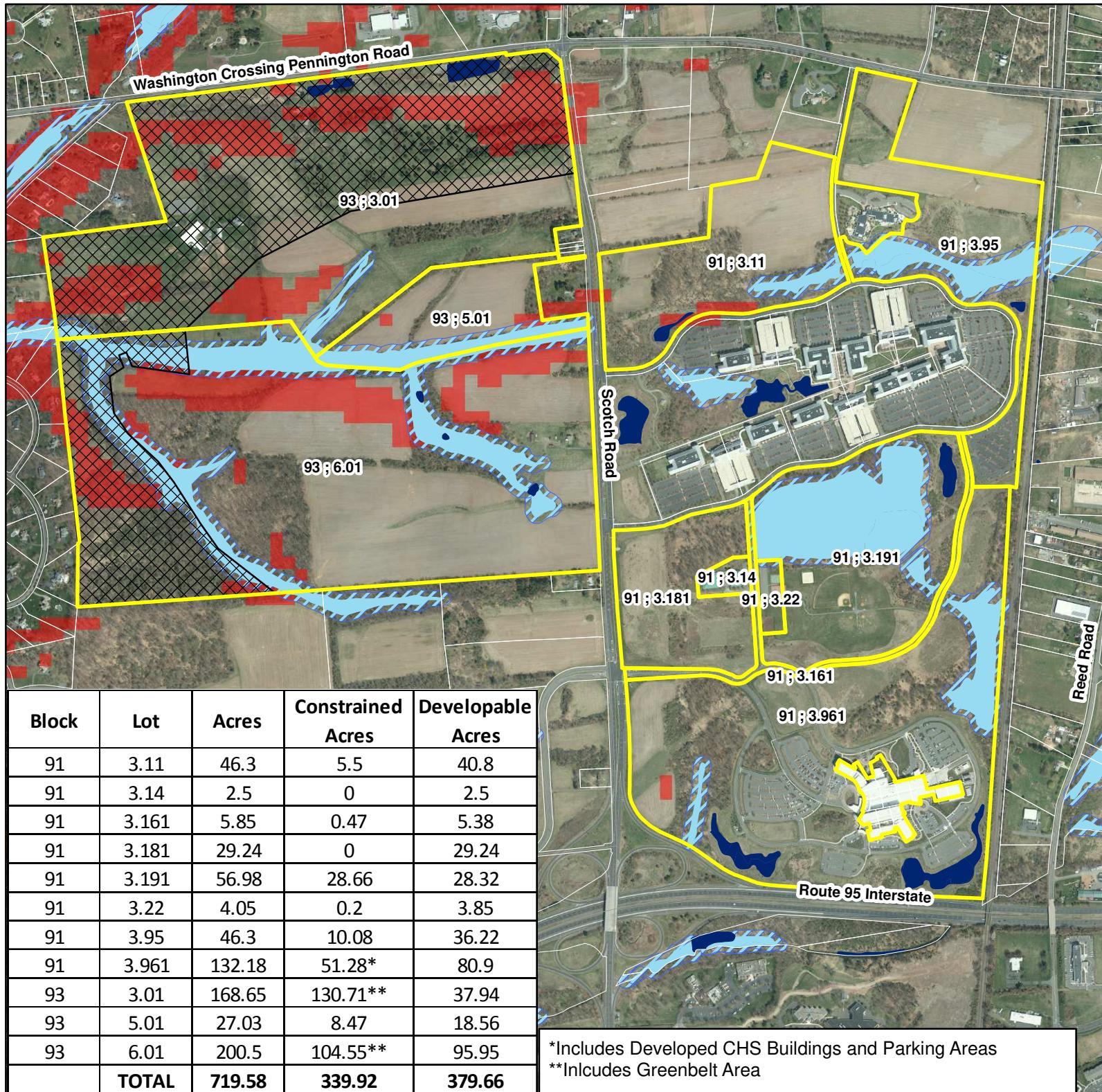


0 500 1,000  
 Feet

**Data Sources:**  
 NJGIN Parcels 2011  
 NJDOT Roadway Network  
 NJOGIS 2015 Aerial Photography  
 NJDEP 2012 Land Use/Land Cover  
 NJDEP 10 Meter DEM's  
 FEMA Floodzones

This map was developed using New Jersey Department of Environmental Protection Geographic Information System digital data, but this secondary product has not been NJDEP verified and is not State-authorized.

**B A N I S C H**  
 ASSOCIATES, INC.  
 Planning and Design



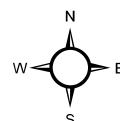
## Environmental Constraints

Block 85;  
Lots 3, 4, 5.01, 7 & 24

Portion of  
Hopewell Township  
Mercer County, NJ  
November 2017

## Legend

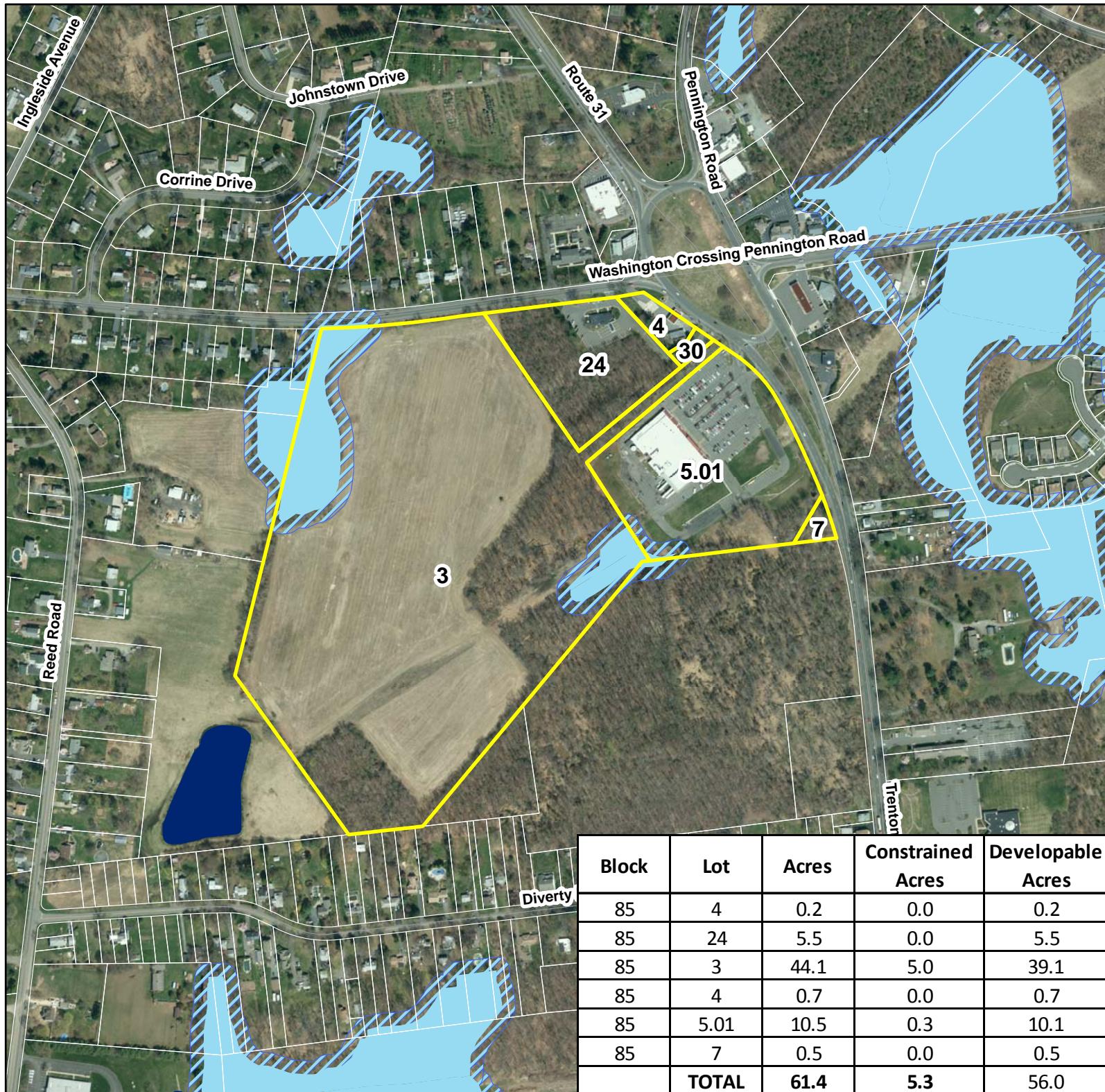
- Subject Properties
- Water
- Wetlands
- 50' Wetlands Buffer



0 400 800  
Feet

Data Sources:  
NUGIN Parcels 2011  
NJDOT Roadway Network  
NJOGIS 2015 Aerial Photography  
NJDEP 2012 Land Use/Land Cover  
NJDEP 10 Meter DEM's  
FEMA Floodzones

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# Environmental Constraints

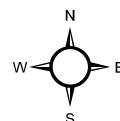
Block 78

Lot 17

Portion of  
Hopewell Township  
Mercer County, NJ  
November 2017

## Legend

- Subject Properties (Yellow outline)
- Water (Dark Blue)
- Wetlands (Light Blue)
- 50' Wetlands Buffer (Blue with diagonal lines)

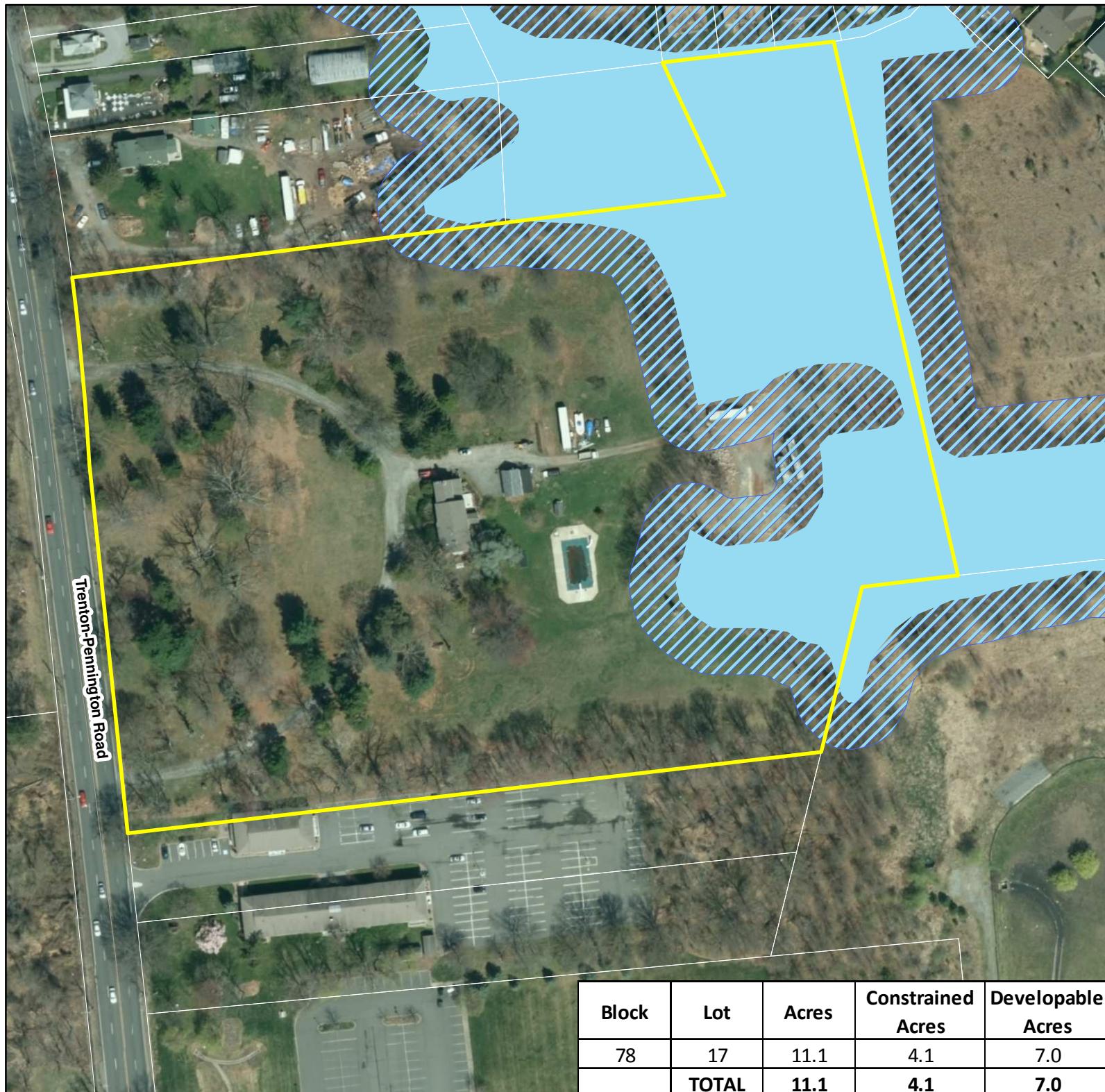


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Feet

Data Sources:  
NJGIN Parcels 2011  
NJDOT Roadway Network  
NJOGIS 2015 Aerial Photography  
NJDEP 2012 Land Use/Land Cover  
NJDEP 10 Meter DEM's  
FEMA Floodzones

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# Environmental Constraints

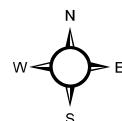
Block 78.09;

Lot 21

Portion of  
Hopewell Township  
Mercer County, NJ  
November 2017

## Legend

- Subject Property (Yellow outline)
- Water (Dark Blue)
- Wetlands (Light Blue)
- 50' Wetlands Buffer (Blue with diagonal lines)

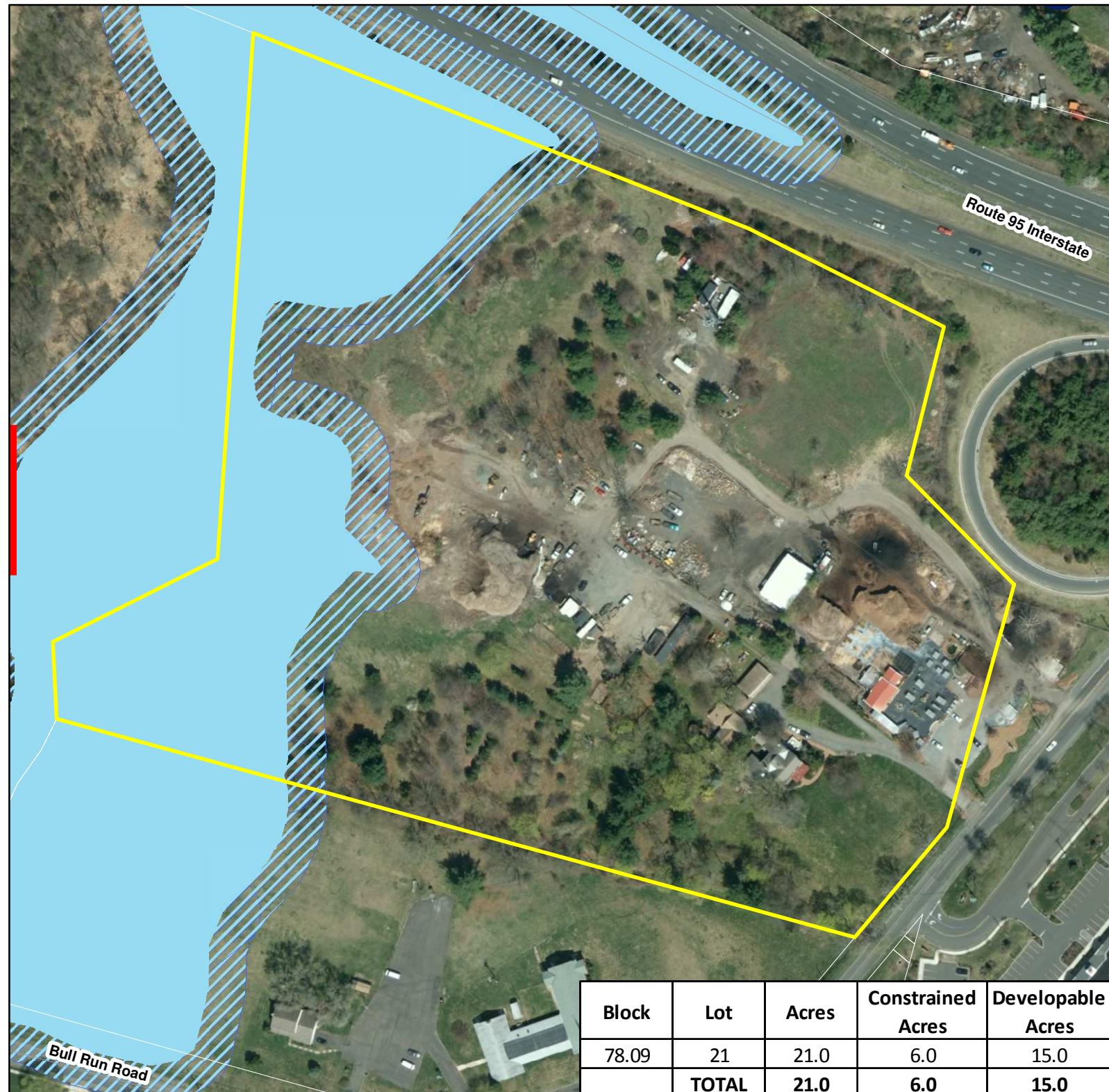


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Feet

Data Sources:  
NJGIN Parcels 2011  
NJDOT Roadway Network  
NJOBIS 2015 Aerial Photography  
NJDEP 2012 Land Use/Land Cover  
NJDEP 10 Meter DEM's  
FEMA Floodzones

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**B A N I S C H**  
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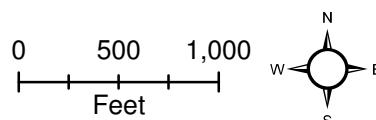


**Environmental Constraints**  
**Block 46; Lot 8.01**  
*Portion of*  
*Hopewell Township*  
*Mercer County, NJ*  
*November 2017*

**Legend**

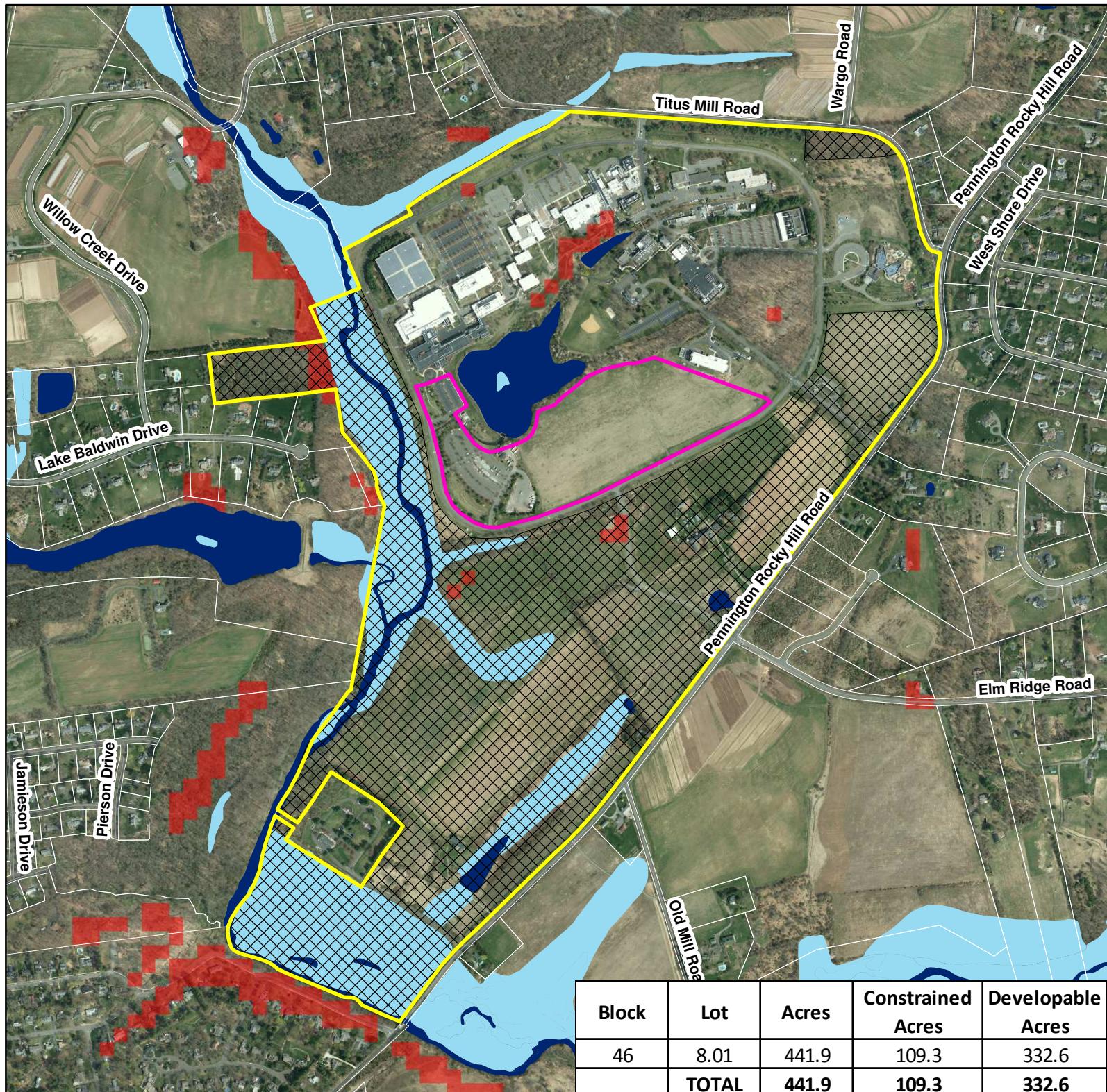
- Subject Properties
- Water
- Wetlands
- 50' Wetlands Buffer
- Slopes Greater than 15%
- 100 Year Floodzone
- Future Developable Area
- Approximate BMS Easement Area\*

\*Approximately 153 acres outside Loop Road



**Data Sources:**  
 NJGIN Parcels 2011  
 NJDOT Roadway Network  
 NJOGIS 2015 Aerial Photography  
 NJDEP 2012 Land Use/Land Cover  
 NJDEP 10 Meter DEM's  
 FEMA Floodzones

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Block/Lot	Site	Total acres (GIS)	Developable acres (GIS)	Total units	Affordable units	Gross density (Units/acre)	Net Density (Units/acre)
3.01, 5.01, 6.01	CF West	396.2	152.5 after 174-acre dedication to Twp	2,200	635	4.5 (2,200/489)	9.6 (2,200/230)
3.11, 3.95	CF Northeast	92.6	77				
		488.8	229.5				
3.14, 3.161, 3.181, 3.191, 3.22, 3.961	CF/CHS - Southeast	230.8	150.2	500	35 min. up to 50	2.2	3.4
85/3	Zaitz	44.1	39.1	378 or 408	78 or 108	8.57	9.7
78/17	Enourato	11.1	7	70	12	6.3	10
78.09/21	Woodmont	21	15	300	48	14.2	20
	BMS	NA	35 acres (inside loop)	250	50	NA	7.1