



EXISTING CONDITION
NOT TO SCALE

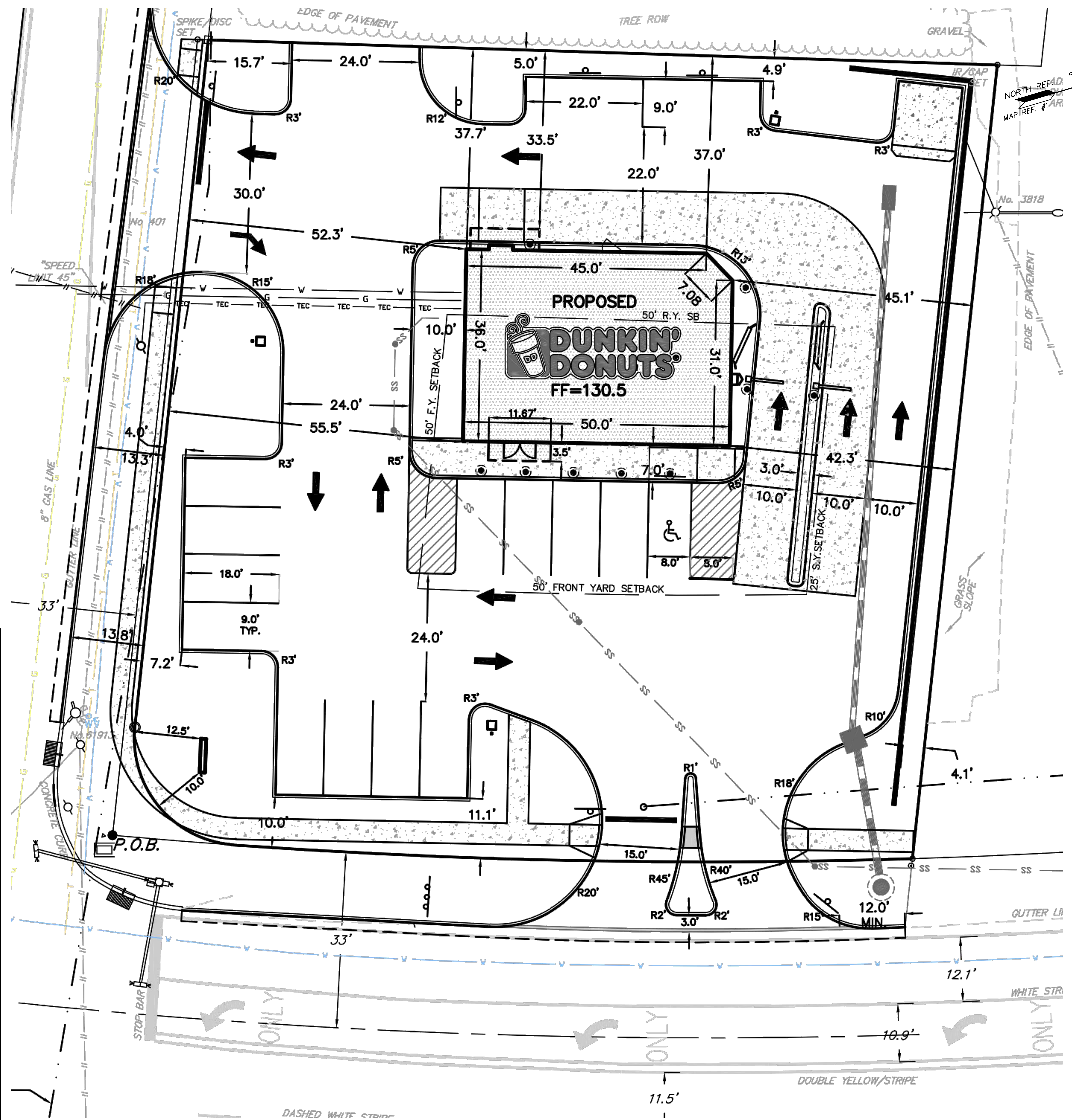


PROPOSED RENDERING
NOT TO SCALE

PHOTOGRAPHIC COMPARISON OF EXISTING AND
PROPOSED CONDITIONS

DUNKIN'
LOT 64 ~ BLOCK 28005
TOWNSHIP OF MONTGOMERY
SOMERSET COUNTY, NEW JERSEY
PLANS PREPARED BY
→ FE → Ferriero
Engineering, Inc
180 MAIN STREET P.O. BOX 571
CHESTER, NEW JERSEY 07930
CERTIFICATE OF AUTHORIZATION 24GA27935400
SEPTEMBER 28, 2021

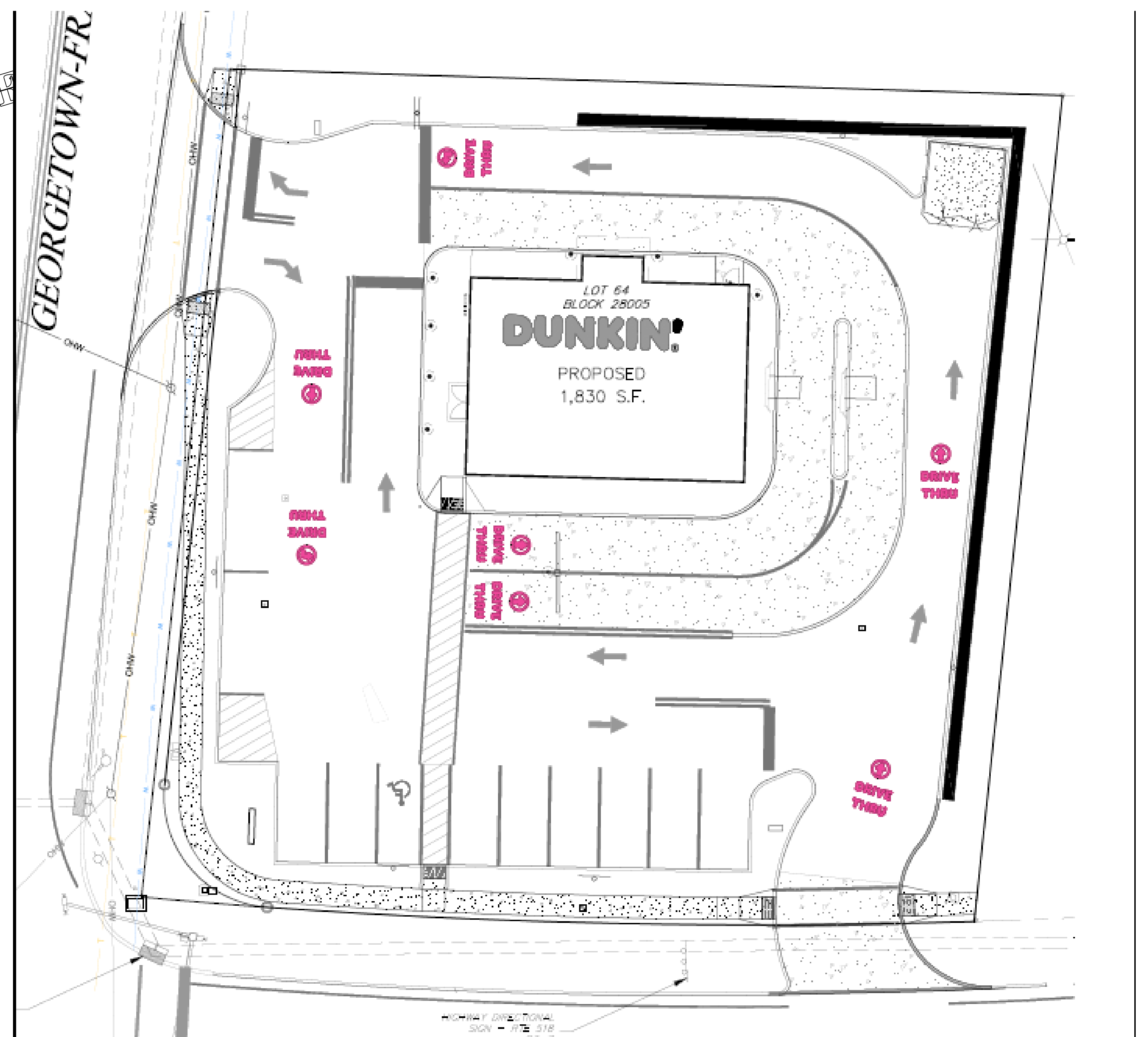
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APPROVED SITE PLAN PER
RESOLUTION 06-2015
DATED SEPTEMBER 22, 2015

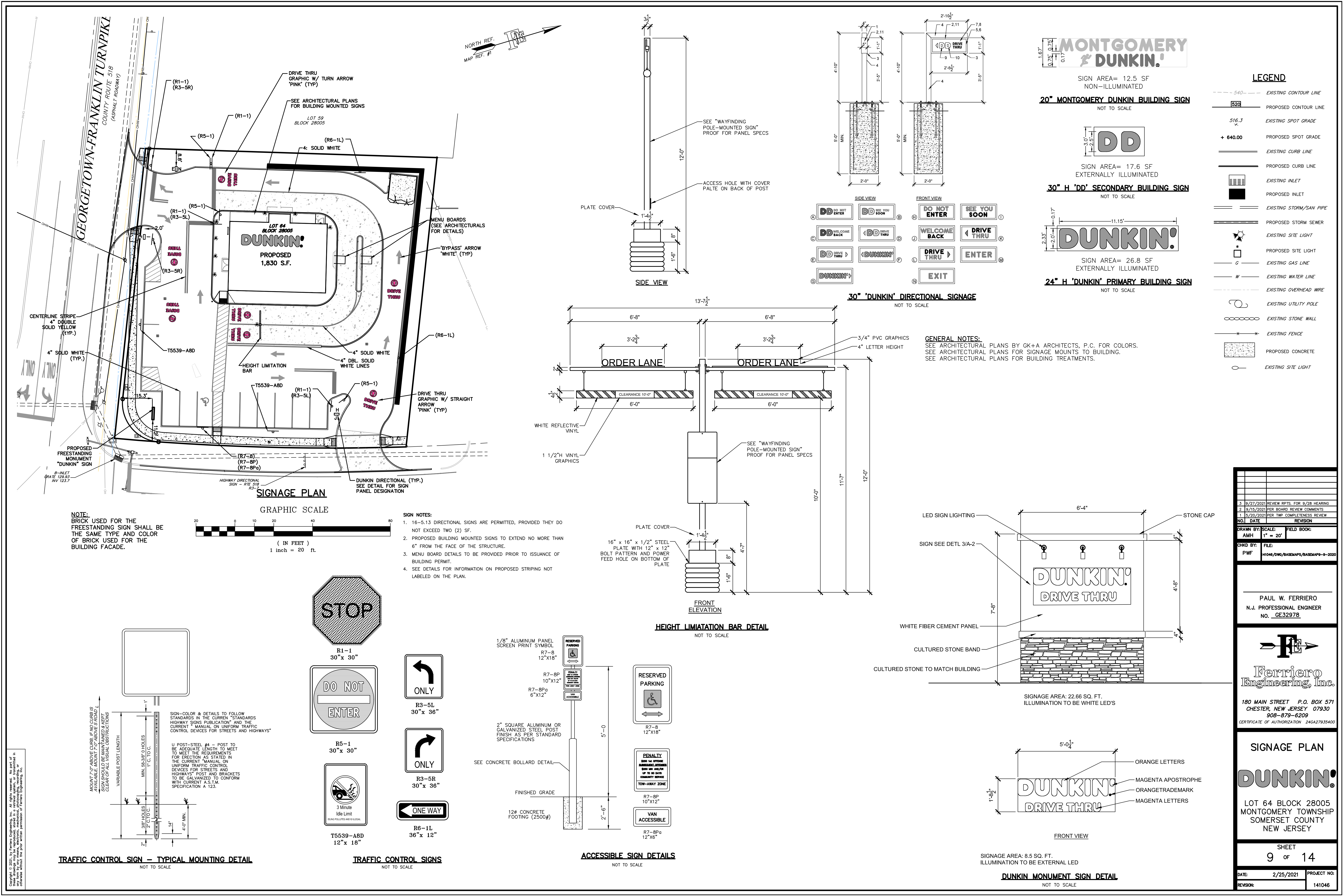
COMPARISON OF APPROVED SITE PLAN AND AMENDED SITE PLAN

September 28, 2021



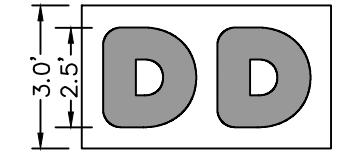
AMENDED SITE PLAN

DUNKIN'
LOT 64 ~ BLOCK 28005
TOWNSHIP OF MONTGOMERY
SOMERSET COUNTY, NEW JERSEY
PLANS PREPARED BY
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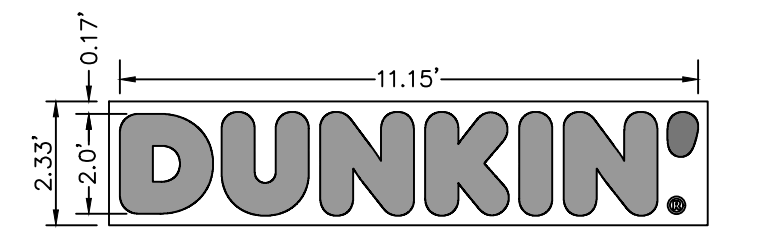
SIGN AREA= 12.5 SF
NOT-ILLUMINATED

20" MONTGOMERY DUNKIN BUILDING SIGN
NOT TO SCALE



SIGN AREA= 17.6 SF
EXTERNALLY ILLUMINATED

30" H 'DD' SECONDARY BUILDING SIGN
NOT TO SCALE



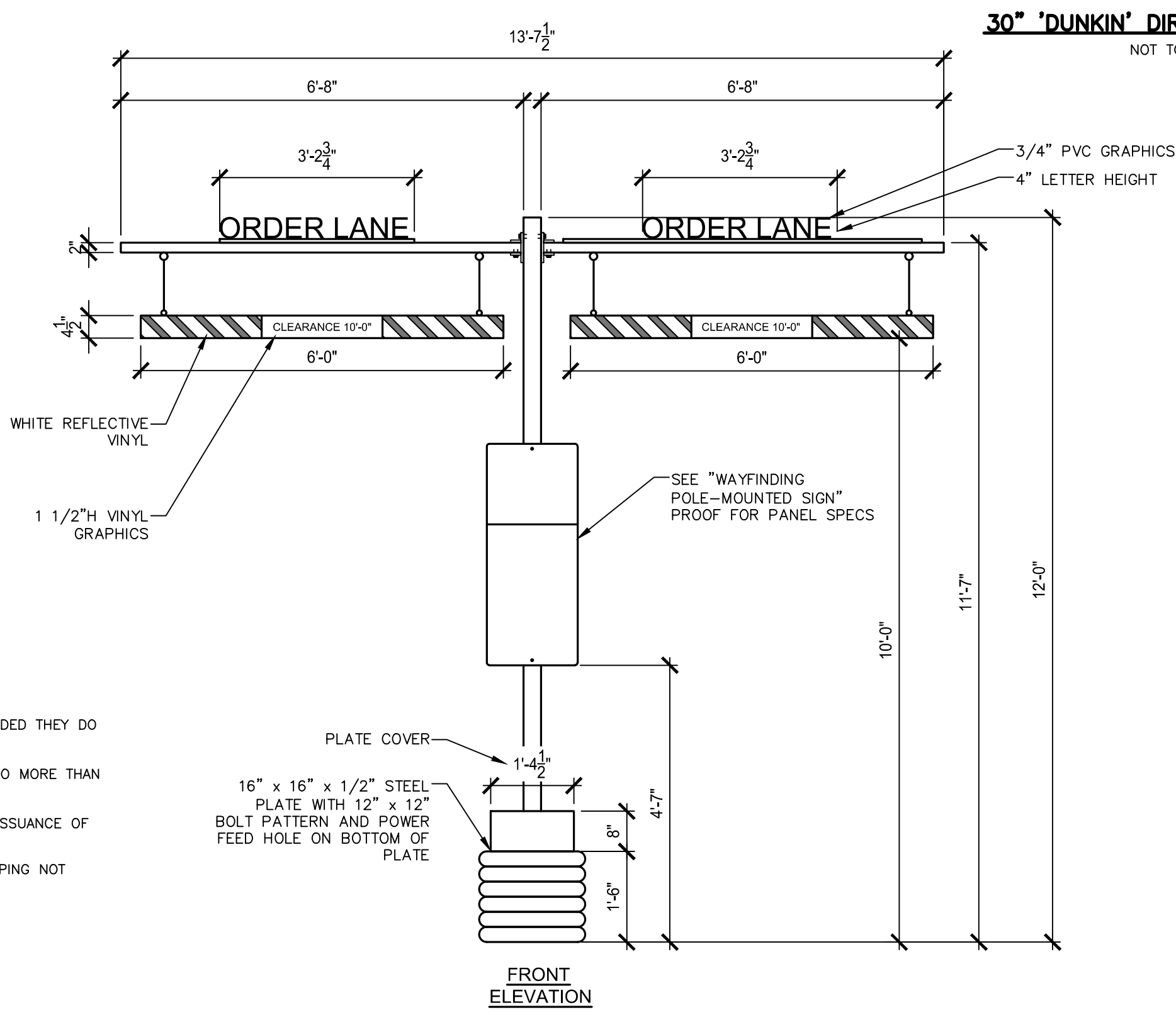
SIGN AREA= 26.8 SF
EXTERNALLY ILLUMINATED

24" H 'DUNKIN' PRIMARY BUILDING SIGN
NOT TO SCALE

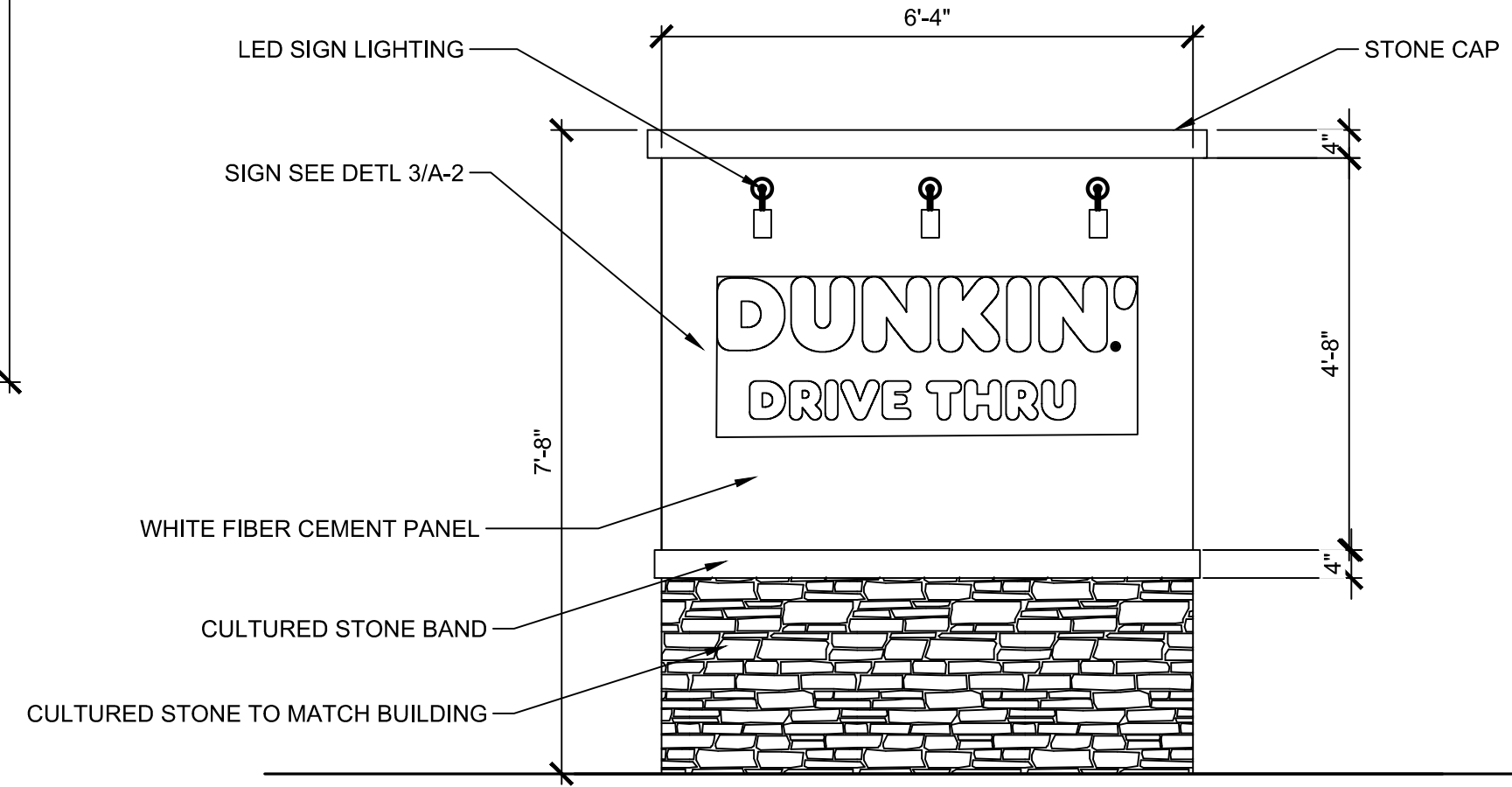
LEGEND

- 540 --- EXISTING CONTOUR LINE
- 520 PROPOSED CONTOUR LINE
- 516.3 EXISTING SPOT GRADE
- + 640.00 PROPOSED SPOT GRADE
- EXISTING CURB LINE
- PROPOSED CURB LINE
- EXISTING INLET
- PROPOSED INLET
- EXISTING STORM/SAN PIPE
- PROPOSED STORM SEWER
- EXISTING SITE LIGHT
- PROPOSED SITE LIGHT
- EXISTING GAS LINE
- EXISTING WATER LINE
- EXISTING OVERHEAD WIRE
- EXISTING UTILITY POLE
- EXISTING STONE WALL
- EXISTING FENCE
- PROPOSED CONCRETE
- EXISTING SITE LIGHT

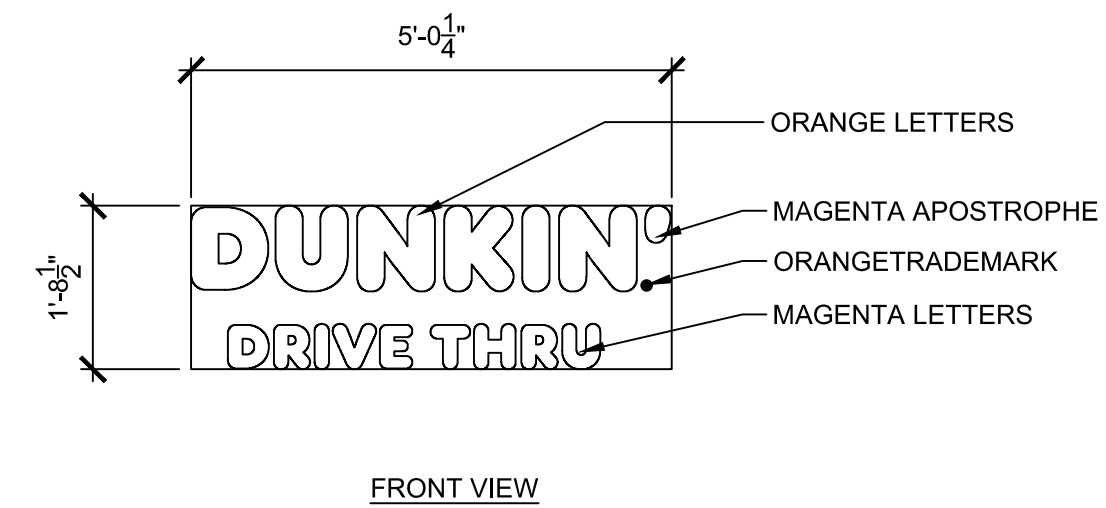
GENERAL NOTES:
SEE ARCHITECTURAL PLANS BY GK+A ARCHITECTS, P.C. FOR COLORS.
SEE ARCHITECTURAL PLANS FOR SIGNAGE MOUNTS TO BUILDING.
SEE ARCHITECTURAL PLANS FOR BUILDING TREATMENTS.



HEIGHT LIMITATION BAR DETAIL
NOT TO SCALE



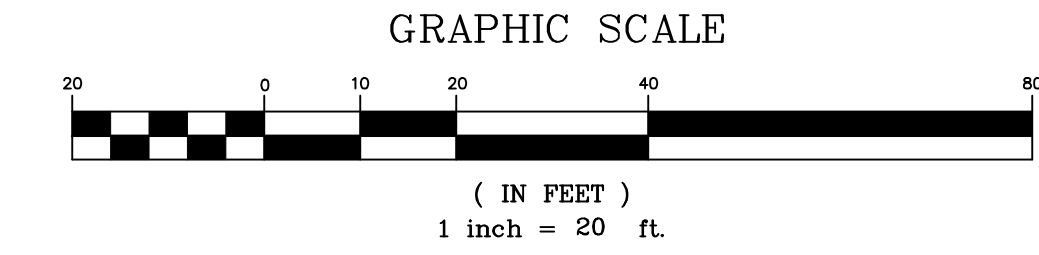
SIGNAGE AREA: 22.66 SQ. FT.
ILLUMINATION TO BE WHITE LED'S



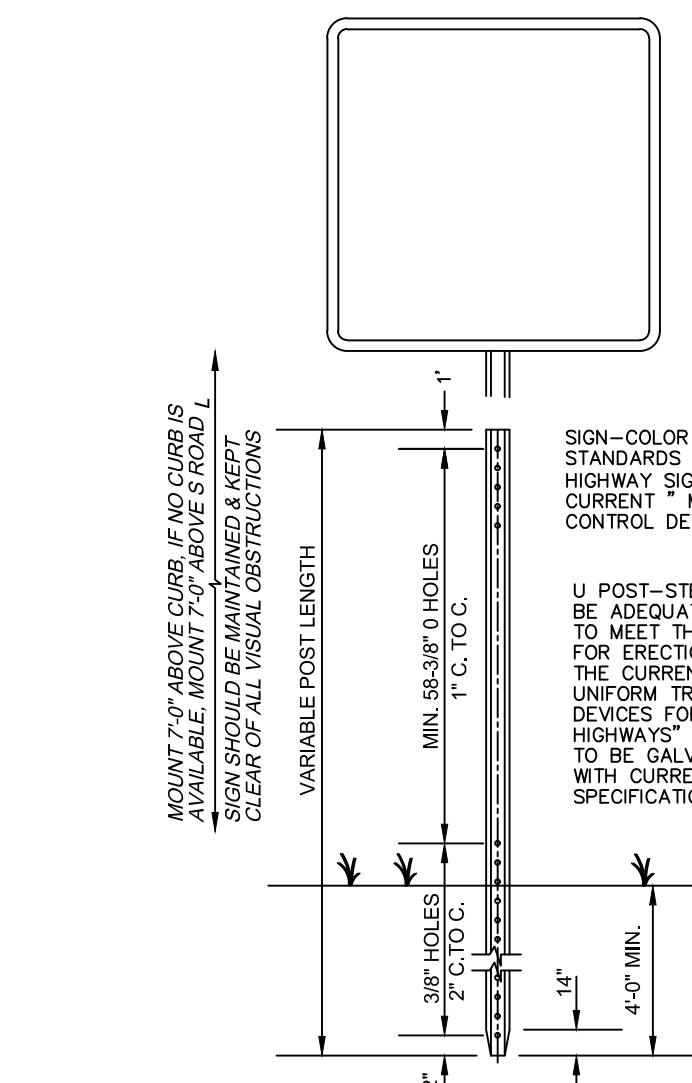
SIGNAGE AREA: 8.5 SQ. FT.
ILLUMINATION TO BE EXTERNAL LED

DUNKIN MONUMENT SIGN DETAIL
NOT TO SCALE

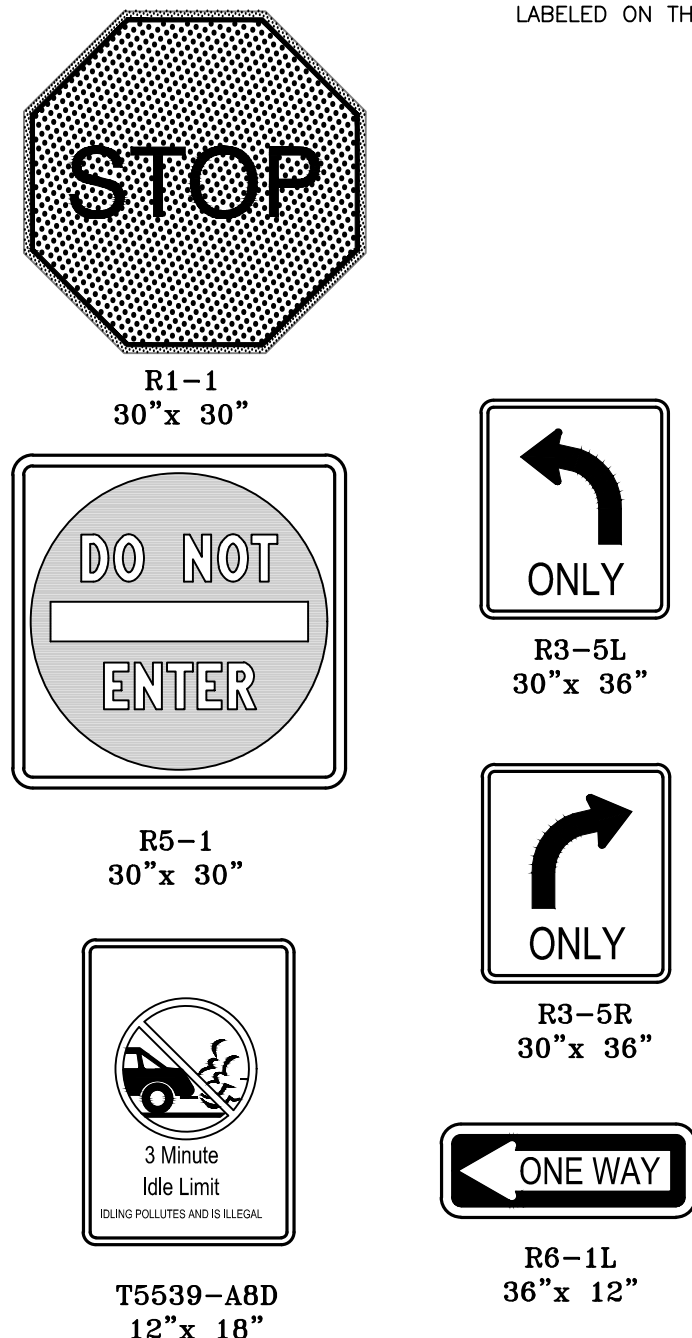
NOTE:
BRICK USED FOR THE
FREESTANDING SIGN SHALL BE
THE SAME TYPE AND COLOR
OF BRICK USED FOR THE
BUILDING FACADE.



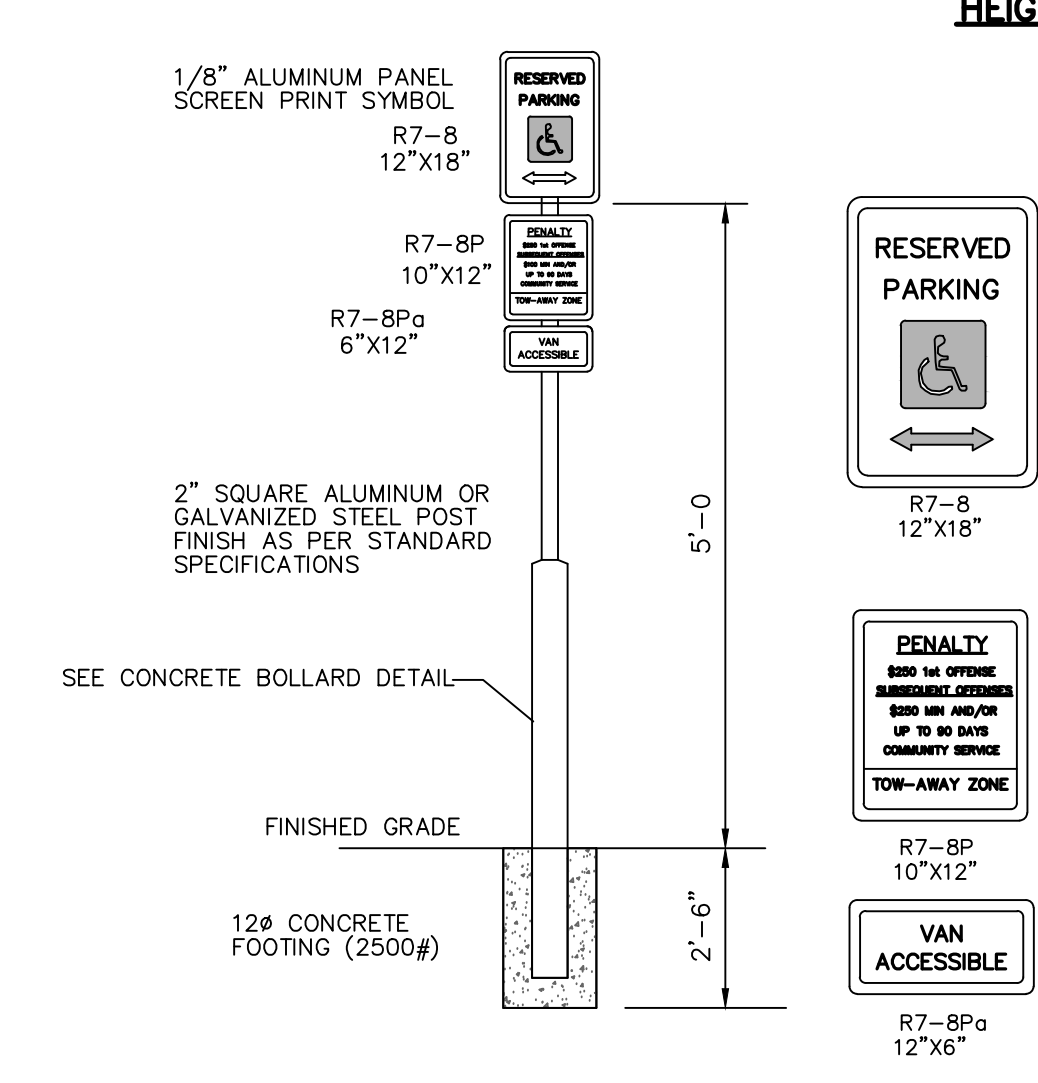
- SIGN NOTES:
- 16-5.13 DIRECTIONAL SIGNS ARE PERMITTED, PROVIDED THEY DO NOT EXCEED TWO (2) SF.
 - PROPOSED BUILDING MOUNTED SIGNS TO EXTEND NO MORE THAN 6" FROM THE FACE OF THE STRUCTURE.
 - MENU BOARD DETAILS TO BE PROVIDED PRIOR TO ISSUANCE OF BUILDING PERMIT.
 - SEE DETAILS FOR INFORMATION ON PROPOSED STRIPING NOT LABELED ON THE PLAN.



TRAFFIC CONTROL SIGN - TYPICAL MOUNTING DETAIL
NOT TO SCALE



TRAFFIC CONTROL SIGNS
NOT TO SCALE



ACCESSIBLE SIGN DETAILS
NOT TO SCALE

3	9/27/2021	REVIEW RPTS. FOR 9/28 HEARING
2	9/15/2021	PER BOARD REVIEW COMMENTS
1	5/20/2021	PER TWP COMPLETENESS REVIEW
NO.	DATE	REVISION
DRAWN BY: SCALE: FIELD BOOK:		
AMH	1" = 20'	
CHKD BY: FILE:		
PWF	41046/DWG/BASEMAPS/BASEMAPS-9-2020	

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SIGNAGE PLAN

DUNKIN'

LOT 64 BLOCK 28005
MONTGOMERY TOWNSHIP
SOMERSET COUNTY
NEW JERSEY

SHEET
9 OF 14

DATE: 2/25/2021 PROJECT NO:
REVISION: 141046

