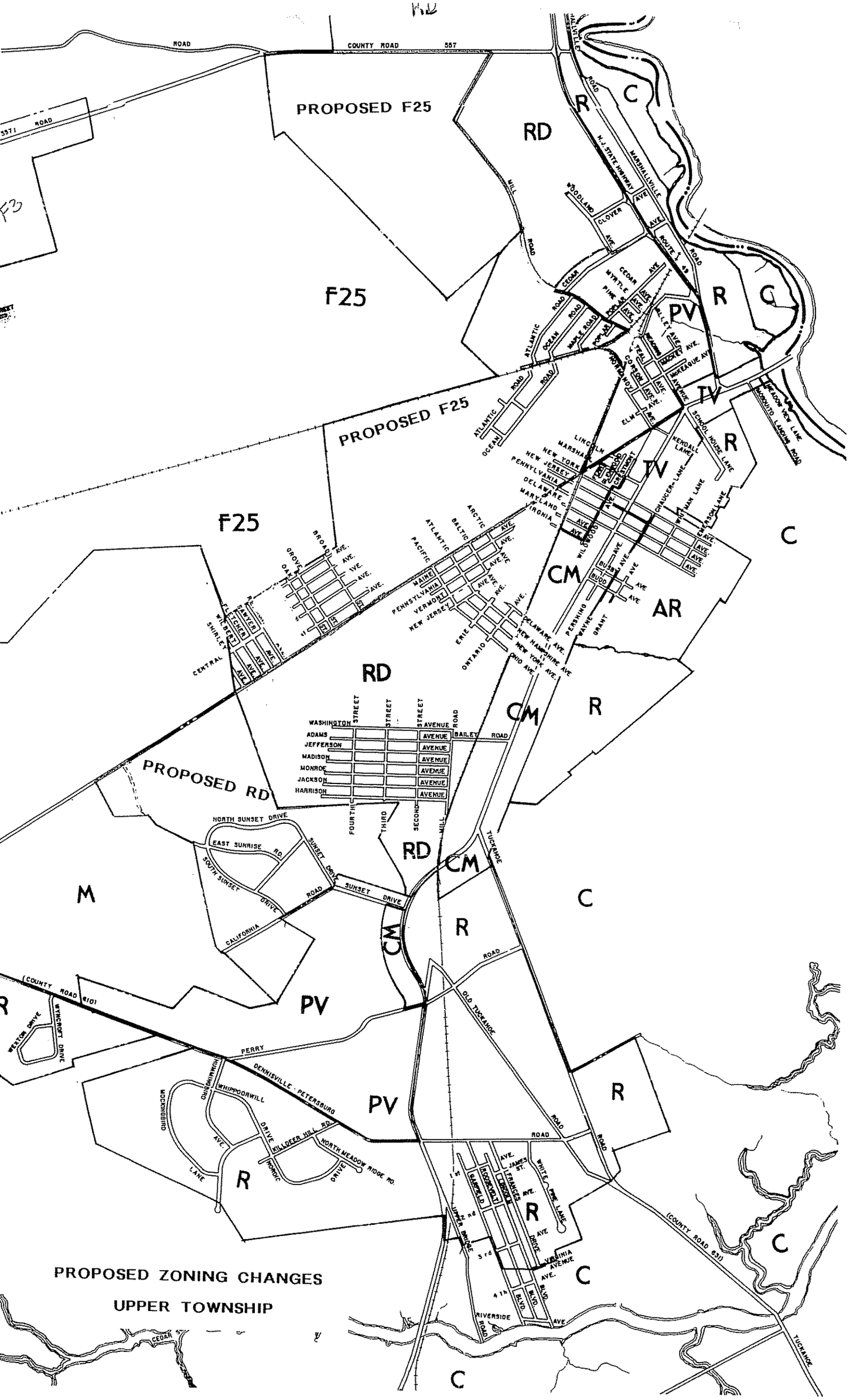
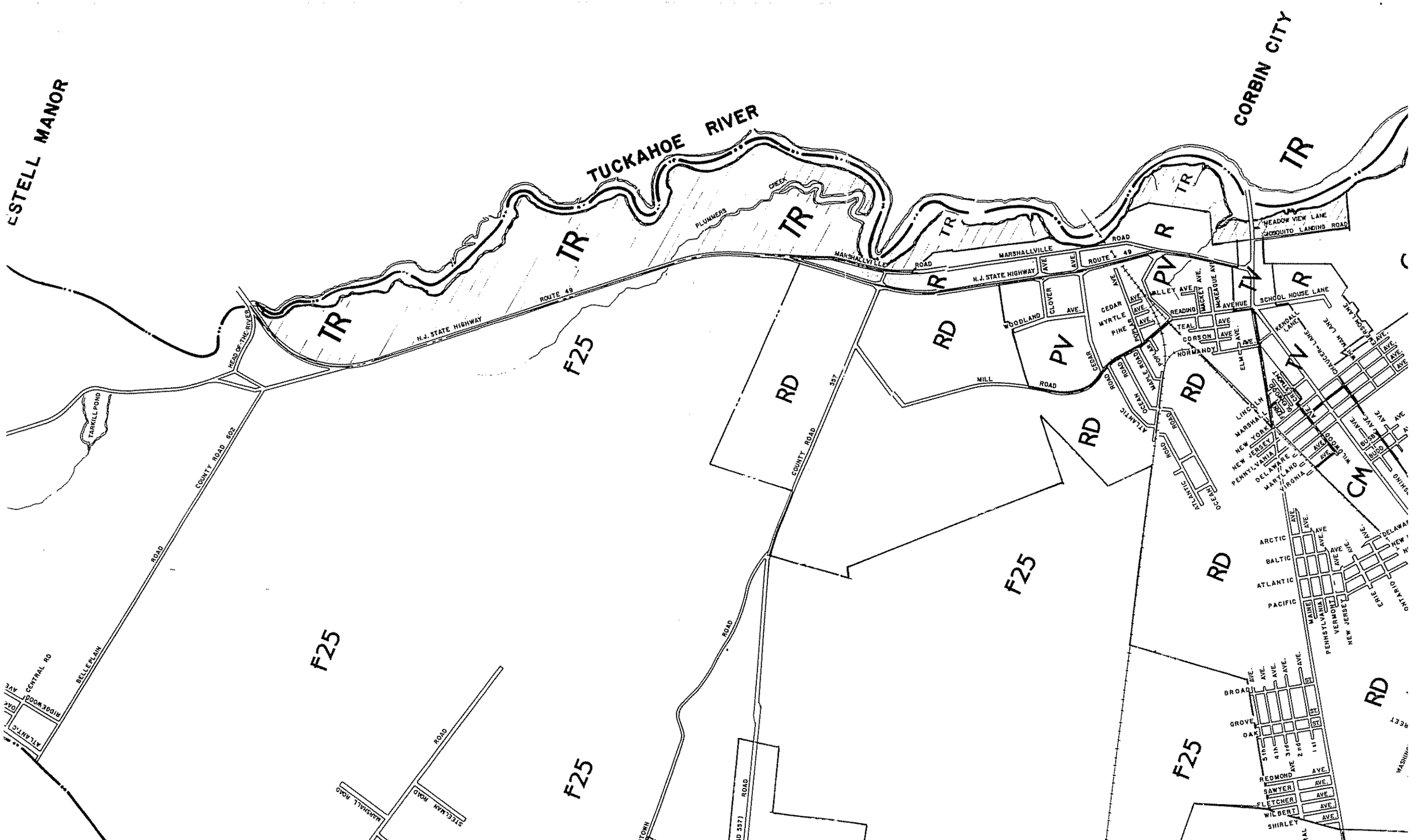


PROPOSED ZONING CHANGES

UPPER TOWNSHIP

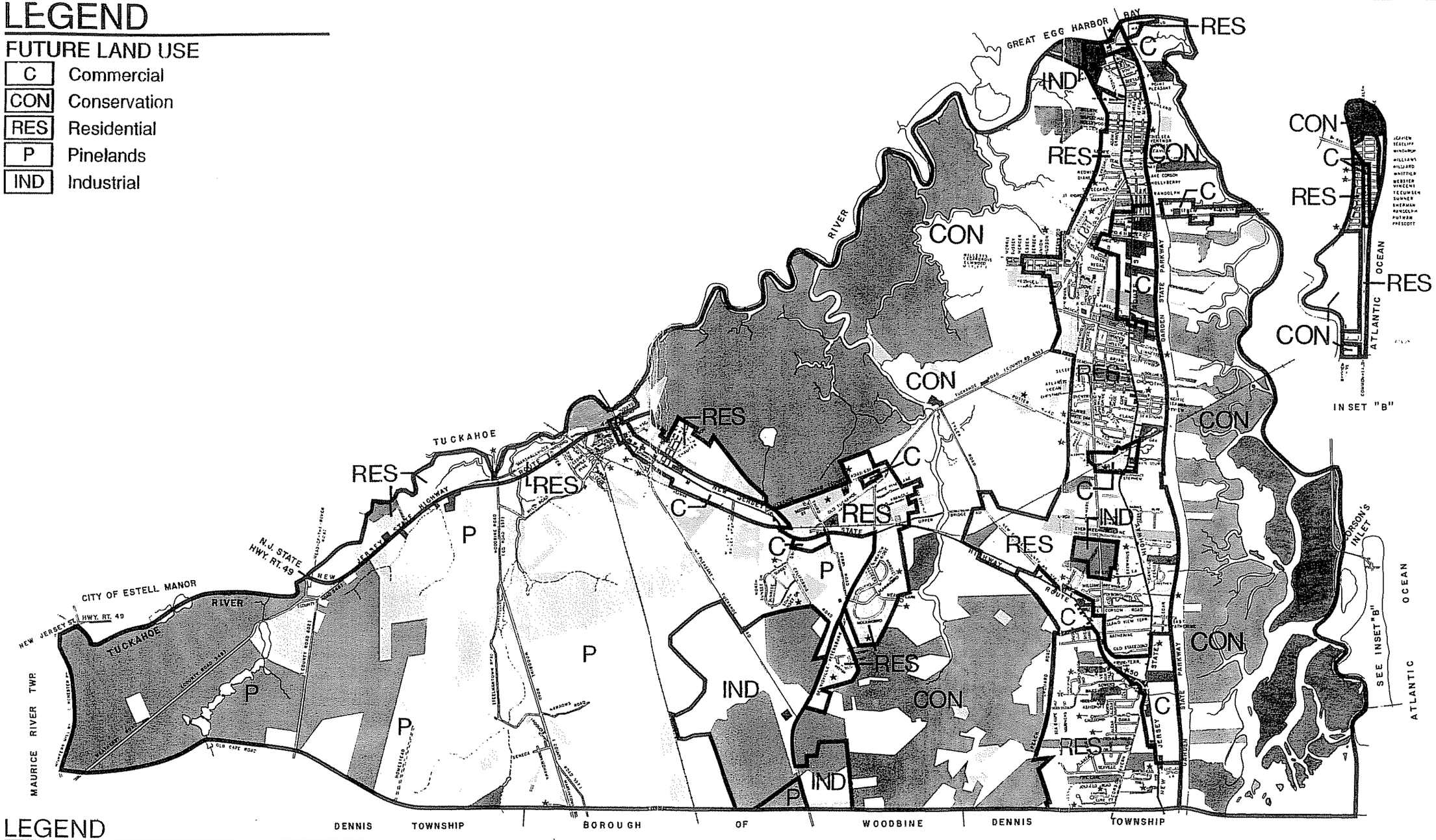


ESTELL MANOR
TUCKAHOE RIVER
CORBIN CITY
TR
R
PV
TV
CM
RD
F25
PLUMMERS CREEK
MARSHALLVILLE ROAD
N.J. STATE HIGHWAY
ROUTE 49
HEAD OF THE RIVER
TARKILL POND
COUNTY ROAD 602
BELLEPLAIN ROAD
CENTRAL RD
RIDGEWOOD AVE
ATLANTIC
MARSHALL ROAD
STEELMAN ROAD
COUNTY ROAD 557
MILL ROAD
WOODLAND
CLOVER AVE.
CEDAR
MYRTLE
PINE
POPLAR
MAPLE ROAD
OCEAN
ATLANTIC ROAD
READING AVENUE
TEAL
CORSON
NORMANDY
ELM AVE.
MACKEY AVE.
McKEAGUE AVE.
VALLEY AVE
MEADOW VIEW LANE
MOSQUITO LANDING ROAD
SCHOOL HOUSE LANE
KENDALL LANE
CHAUCER LANE
WHITMAN LANE
EMERSON LANE
LINCOLN
MARSHALL
NEW YORK
NEW JERSEY
PENNSYLVANIA
DELAWARE
MARYLAND
VIRGINIA
WILDWOOD
BUSBY
BUDD
ARCTIC
BALTIC
ATLANTIC
PACIFIC
MAINE
PENNSYLVANIA
VERMONT
NEW JERSEY
ERIE
ONTARIO
BROAD
GROVE
OAK
5th
4th
3rd
2nd
1st
REDMOND AVE.
SAWYER AVE.
FLETCHER AVE.
WILBERT AVE.
SHIRLEY AVE.

LEGEND

FUTURE LAND USE

- C — Commercial
- CON — Conservation
- RES — Residential
- P — Pinelands
- IND — Industrial



LEGEND

RESIDENTIAL
- Dwellings (1-4 units)
- Mobile Home Park

COMMERCIAL
- Retail/ Office
- Campground

SEMI-PUBLIC/ INSTITUTIONAL
- Lands
- ★ Facilities

LOCAL/ MUNICIPAL
- Lands
- ★ Facilities

FEDERAL, STATE & COUNTY
- Lands
- ★ Facilities

INDUSTRIAL
- Industrial
- Solid Waste Landfill

AGRICULTURAL
- Farm Assessed Land

OTHER
- Vacant and/or Undeveloped

(Sources: WPG field investigation. Township Staff. previous master plans and aerial interpretation.)

Revision Date: Dec. 2000
Revision Date: July. 1994
Revision Date: Jan., 1994

Base Map from Street and Road Map prepared by Alvin C. Herman Associates, Inc. and revised 7/10/96. Updated by WPG as per site maps current through 5/97.

Master Plan for:

TOWNSHIP OF UPPER

CAPE MAY COUNTY, NEW JERSEY

Future Land Use — 3

DATE: Aug., 1993
SCALE: 1" = 2000'

Prepared by THE WAETZMAN PLANNING GROUP.
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