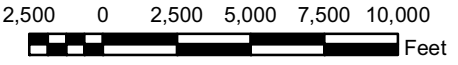


**PROPOSED 2006
PRELIMINARY
STATE DEVELOPMENT
AND
REDEVELOPMENT PLAN
- POLICY MAP -**

TOWNSHIP OF UPPER

CAPE MAY COUNTY, NEW JERSEY

NOVEMBER 2006



1 inch equals 6,500 feet

DIGITAL SPATIAL DATA SOURCES:
- CAPE MAY COUNTY GEOGRAPHIC INFORMATION SYSTEM
- NEW JERSEY DEPARTMENT OF COMMUNITY AFFAIRS, OFFICE OF SMART GROWTH
- NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION, BUREAU OF GEOGRAPHIC INFORMATION
- UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICES
- NEW JERSEY OFFICE OF INFORMATION TECHNOLOGY, OFFICE OF GIS



LEGEND

Planning Areas

- PA1 - Metropolitan
- PA2 - Suburban
- PA3 - Fringe
- PA4 - Rural
- PA4B - Rural/Env. Sensitive
- PA5 - Env. Sensitive
- PA5B - Env. Sensitive Barrier Island
- Parks & Natural Areas
- Meadowlands
- Military
- Water

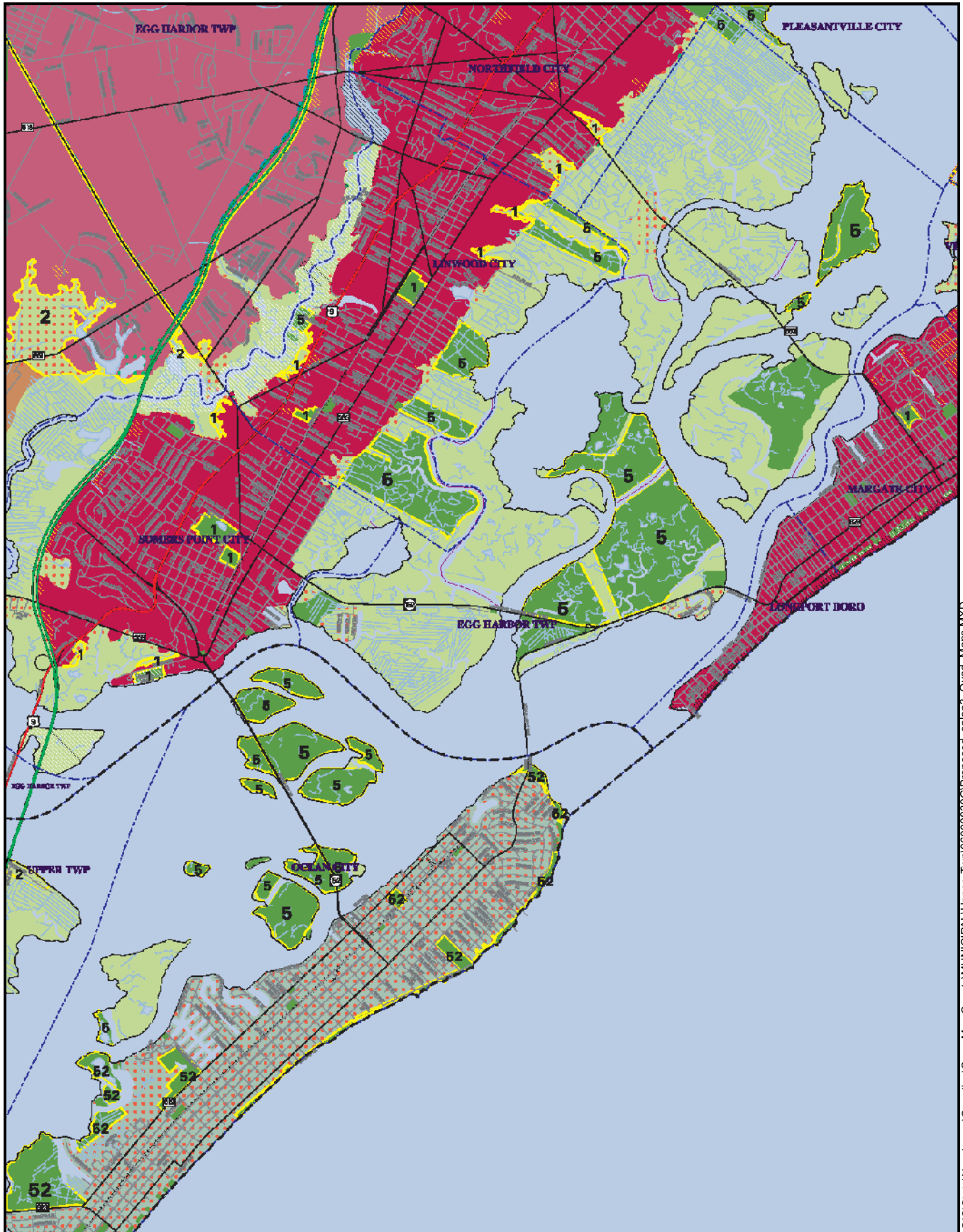
Pinelands Management Areas

- Pinelands Village
- Regional Growth Area
- Forest Area
- Rural Development Area
- Pinelands Town

- Upper Township Boundary
- Municipal Boundaries
- Proposed Center Boundaries
- Pinelands Village Boundaries
- CAFRA Boundary
- Pinelands Boundary
- Parcels
- State Road
- County Road
- Local Road
- Railroad
- Water Bodies

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UPPER TOWNSHIP PROPOSED REVISIONS TO 2004 PRELIMINARY STATE DEVELOPMENT & REDEVELOPMENT PLAN POLICY MAP



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NOVEMBER 2006

QUAD 167

Proposed Center Boudaries



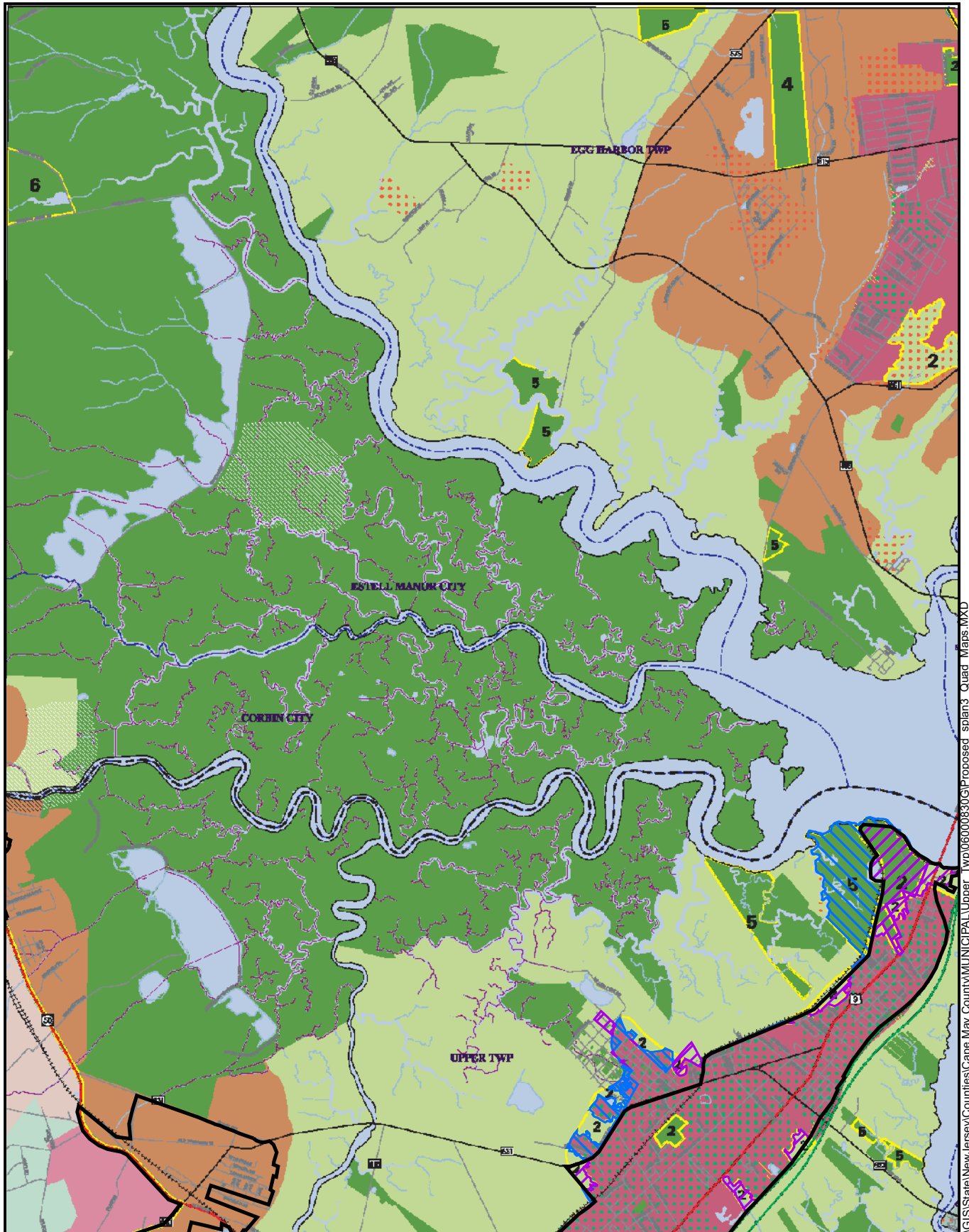
Retain as PA2



Retain as PA5



UPPER TOWNSHIP PROPOSED REVISIONS TO 2004 PRELIMINARY STATE DEVELOPMENT & REDEVELOPMENT PLAN POLICY MAP



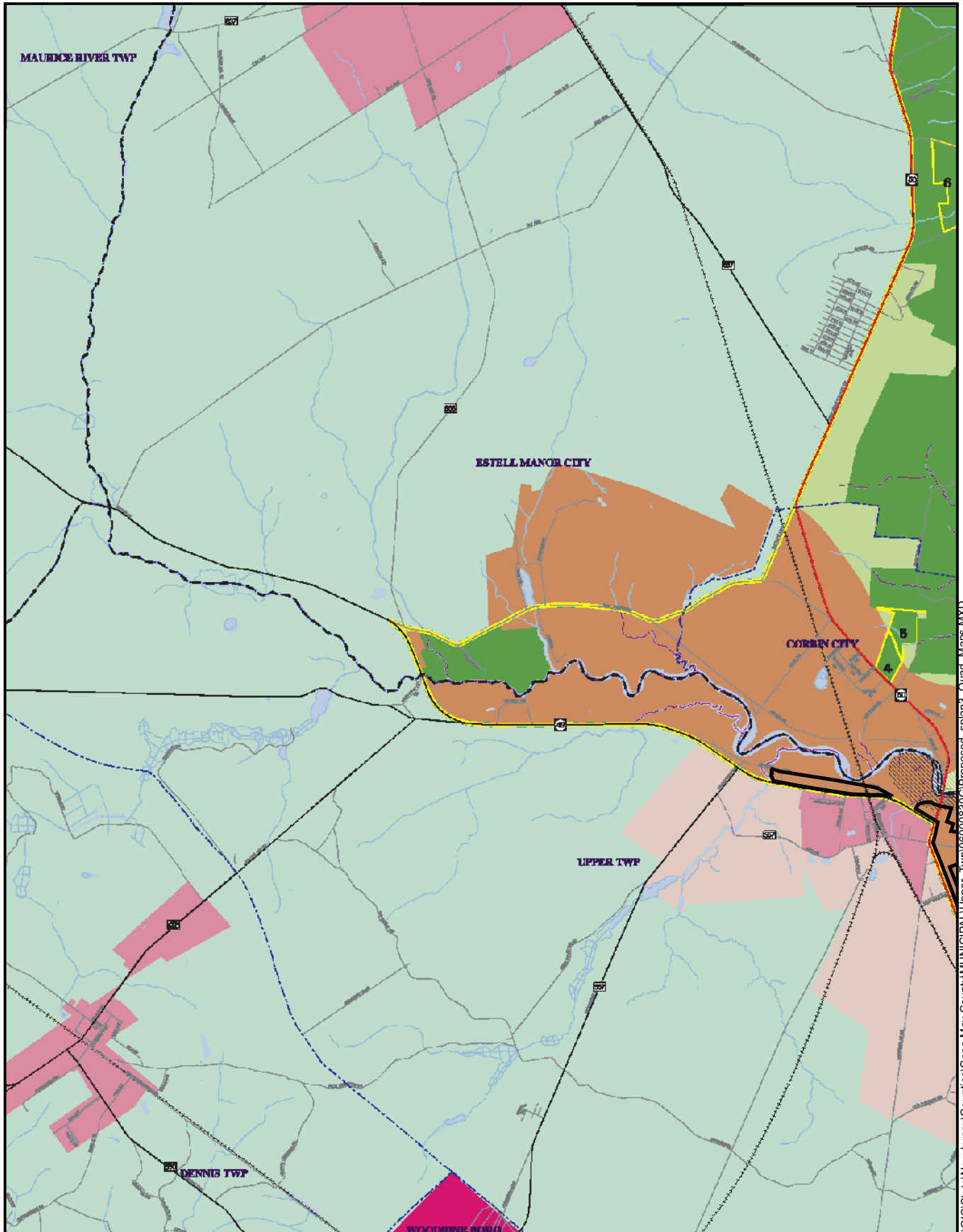
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NOVEMBER 2006
QUAD 166

Proposed Center Boudaries
Retain as PA2 Retain as PA5



UPPER TOWNSHIP PROPOSED REVISIONS TO 2004 PRELIMINARY STATE DEVELOPMENT & REDEVELOPMENT PLAN POLICY MAP



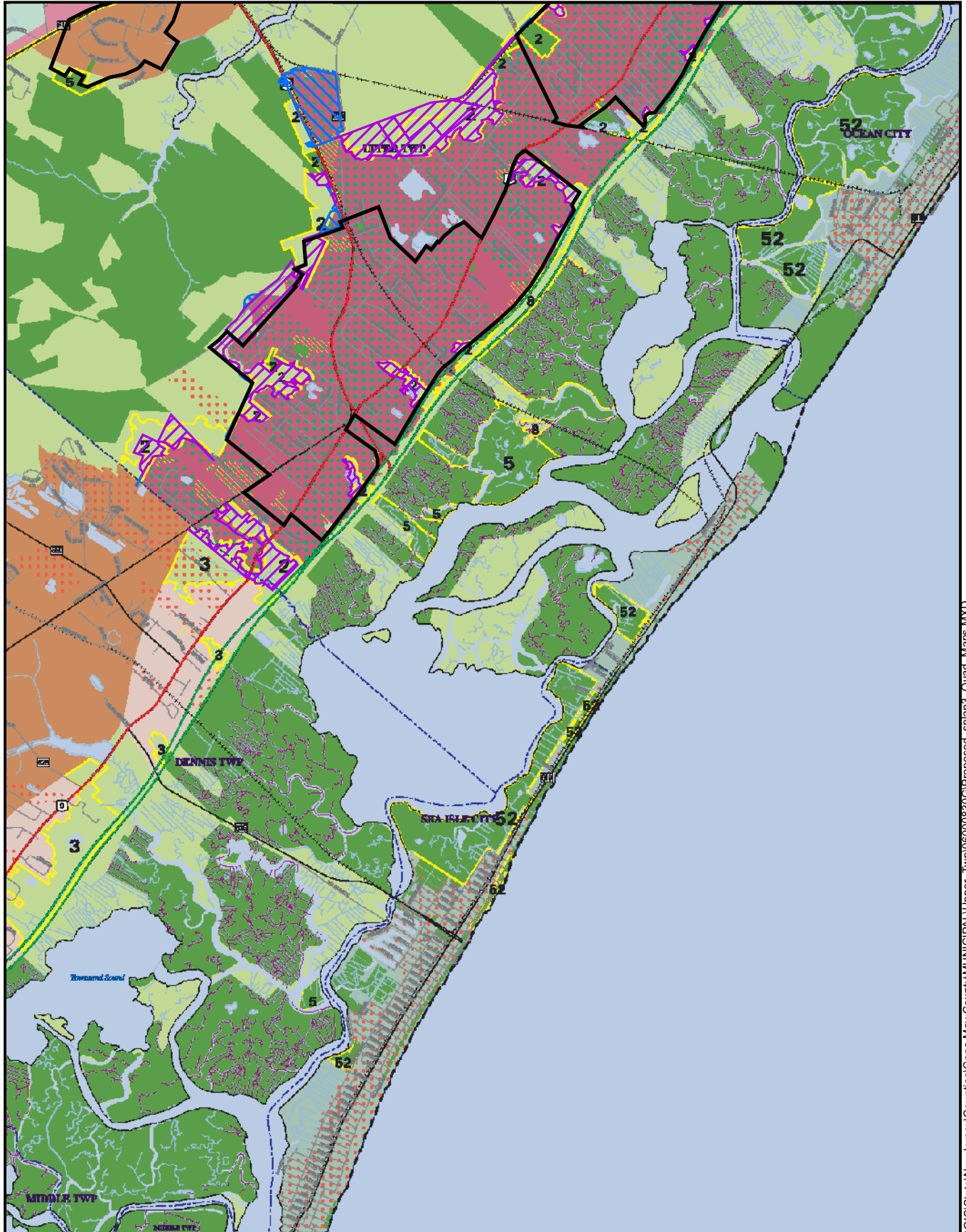
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NOVEMBER 2006
QUAD 165

Proposed Center Boudaries
Retain as PA2
Retain as PA5



UPPER TOWNSHIP PROPOSED REVISIONS TO 2004 PRELIMINARY STATE DEVELOPMENT & REDEVELOPMENT PLAN POLICY MAP



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NOVEMBER 2006
QUAD 173

Proposed Center Boudaries Retain as PA2 Retain as PA5

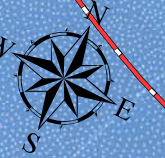






LEGEND

- Upper Township Boundary
- Parcels
- Water Bodies
- Total Environmental Constraints (Wetlands & 300' C-1 Waters Buffer)
- Proposed Township Center Boundaries
- Expired NJDEP Coastal Center
- Proposed Sewer Service Areas
- Existing Water System



Beesleys Point

Shaw Farm

Marmora

Marmora2

**Marmora-Palermo-Beesley's
Point Town Center**

TOWNSHIP OF UPPER

CAPE MAY COUNTY, NEW JERSEY

OCTOBER 2006



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- NEW JERSEY DEPARTMENT OF ENVIRONMENTAL
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NATURAL RESOURCES CONSERVATION SERVICES
- NEW JERSEY OFFICE OF INFORMATION TECHNOLOGY,
OFFICE OF GIS

1,000 0 1,000 2,000 3,000
Feet

1 inch equals 1,500 feet

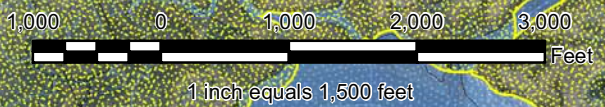
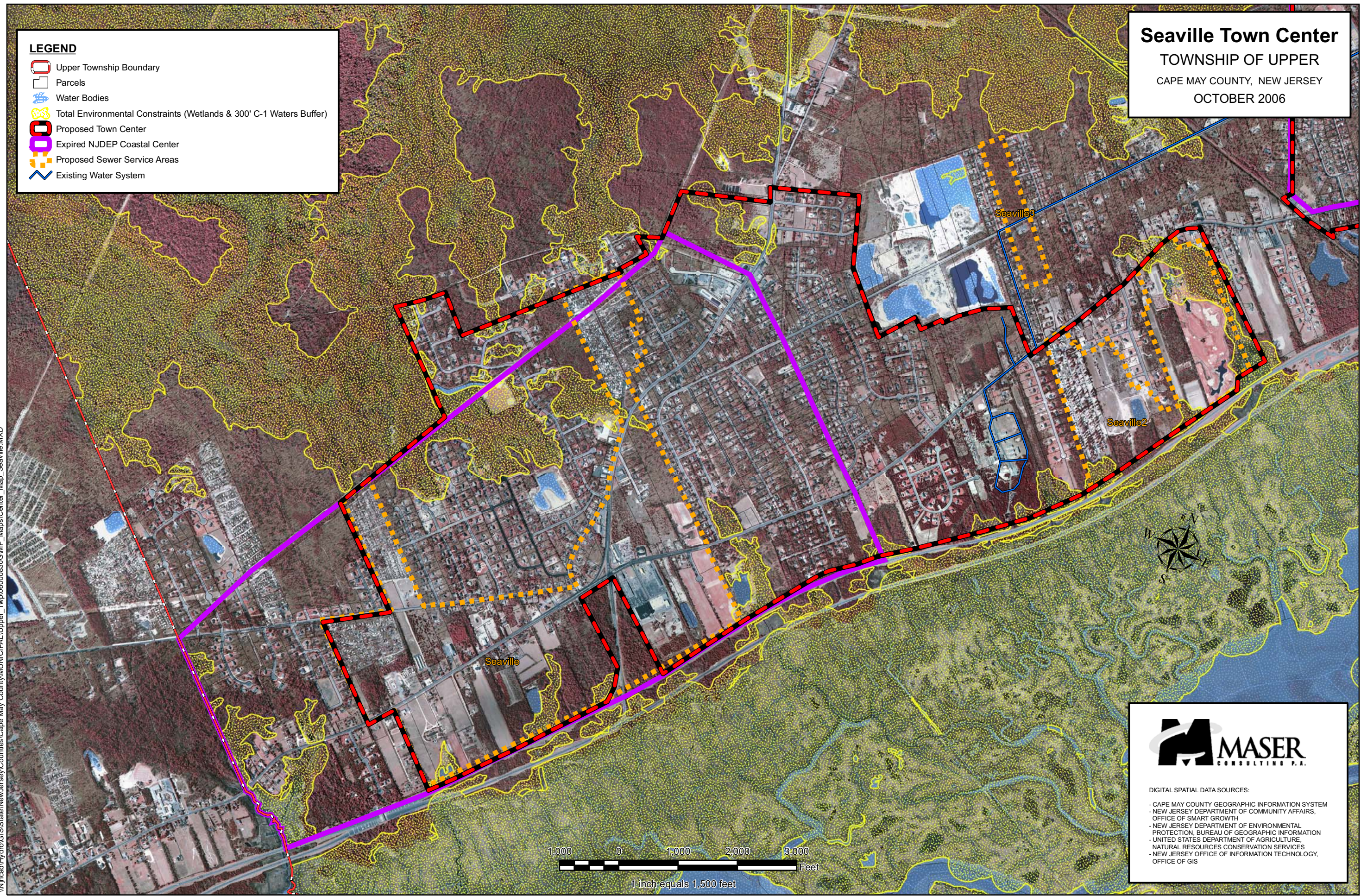


LEGEND

- Upper Township Boundary
- Parcels
- Water Bodies
- Total Environmental Constraints (Wetlands & 300' C-1 Waters Buffer)
- Proposed Town Center
- Expired NJDEP Coastal Center
- Proposed Sewer Service Areas
- Existing Water System

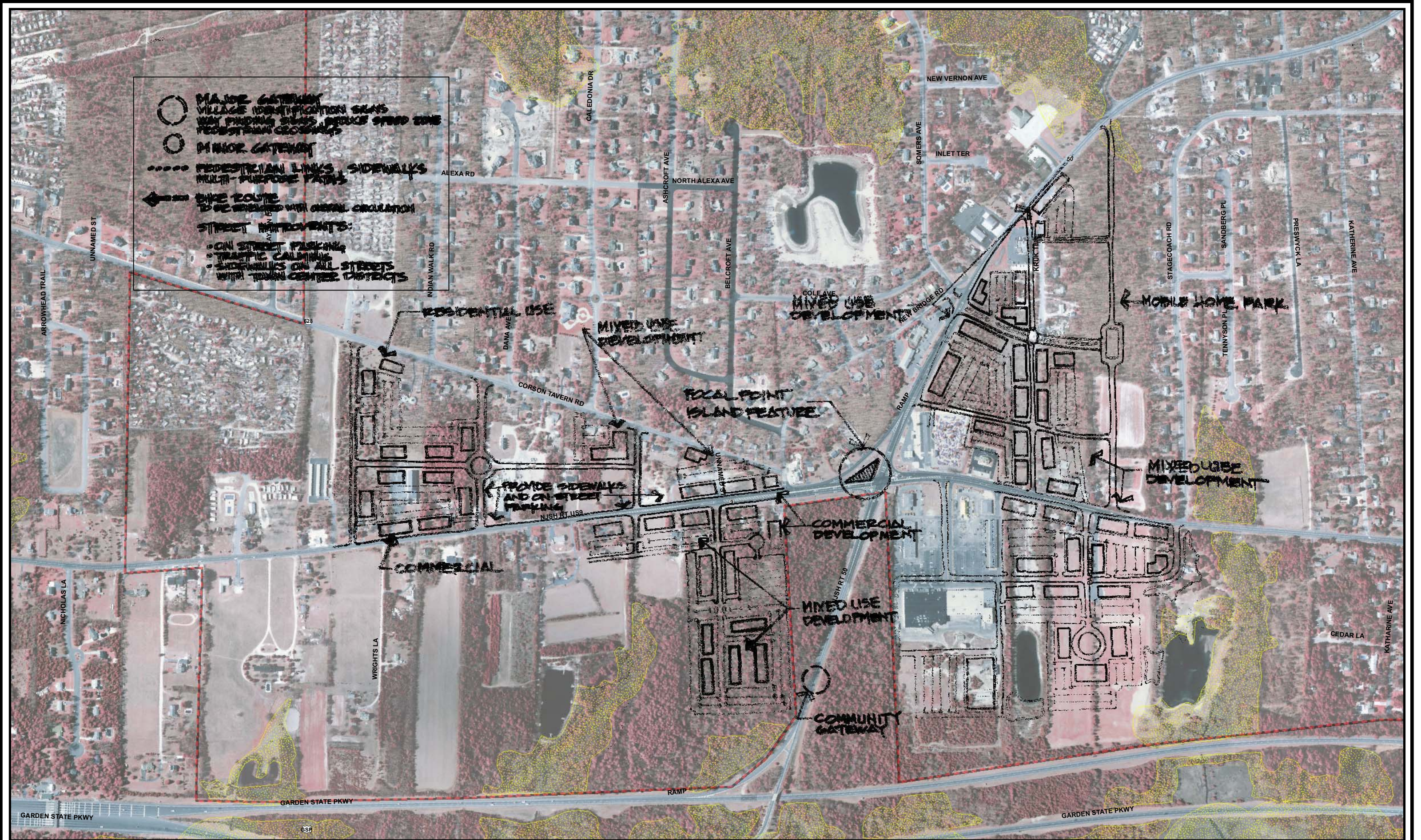
Seaville Town Center
 TOWNSHIP OF UPPER
 CAPE MAY COUNTY, NEW JERSEY
 OCTOBER 2006

I:\njcad\Hydro\GIS\State\NewJersey\Counties\Cape May County\MUNICIPAL\Upper_Twp\060000830GIMP_Maps\Center_Map_Seaville.MXD



DIGITAL SPATIAL DATA SOURCES:

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LEGEND

- Upper Township Boundary
- Parcels
- Water Bodies
- Total Environmental Constraints (Wetlands & 300' C-1 Waters Buffer)
- Expired NJDEP Coastal Center
- Proposed Township Center Boundaries
- Pinelands Village

Petersburg Village Center

TOWNSHIP OF UPPER

CAPE MAY COUNTY, NEW JERSEY

OCTOBER 2006



DIGITAL SPATIAL DATA SOURCES:

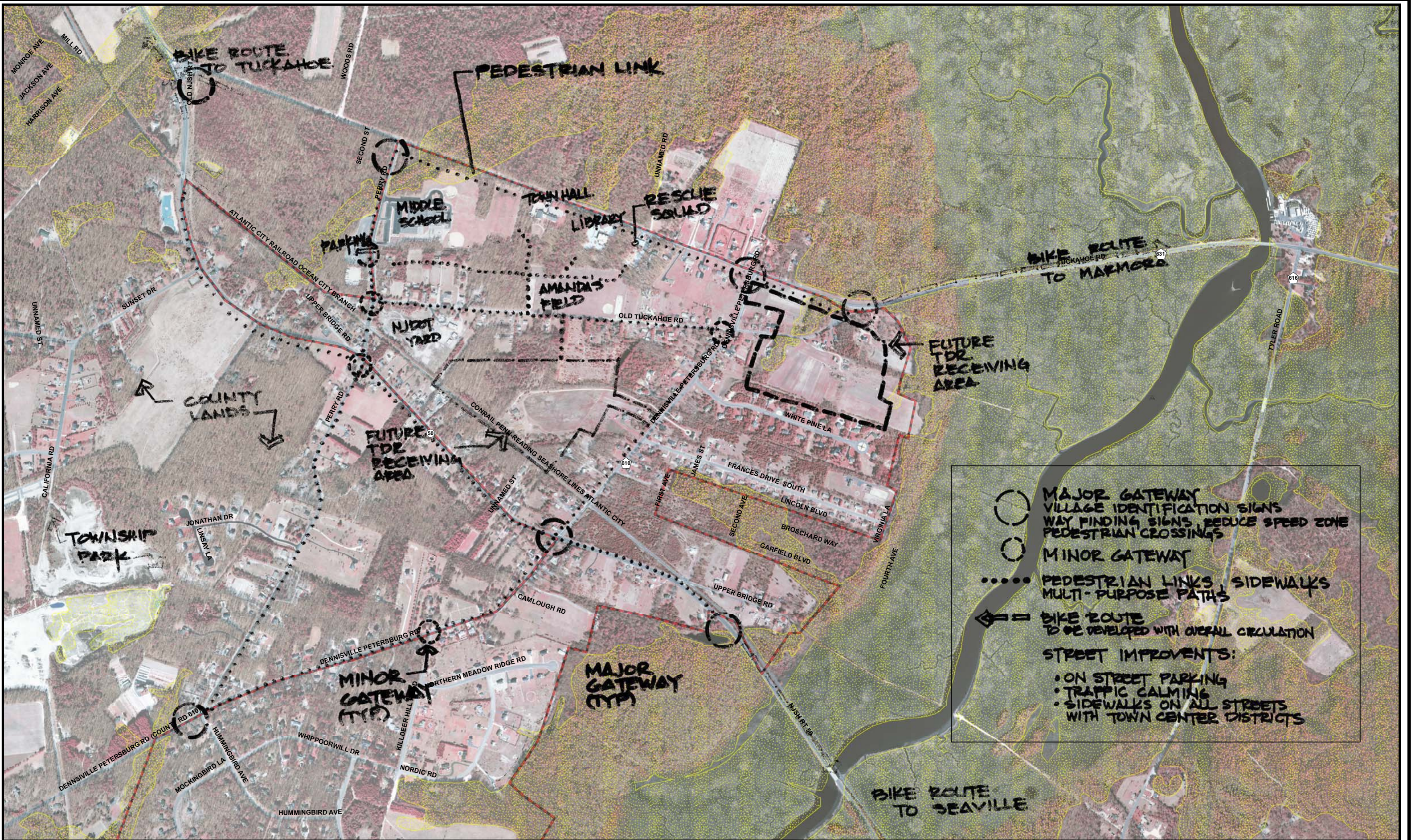
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500 0 500 1,000 1,500 Feet

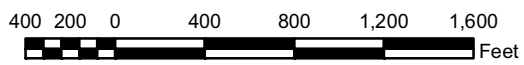
1 inch equals 1,000 feet



NOTE: THESE AERIAL PHOTOS ARE FROM NJDEP AND ARE DATED 2002.



Petersburg Village Center
TOWNSHIP OF UPPER
CAPE MAY COUNTY NEW JERSEY










Legend

- Proposed Center Boundary
- Environmental Constraints

Tuckahoe Village Center
TOWNSHIP OF UPPER
CAPE MAY COUNTY, NEW JERSEY
OCTOBER 2006



LEGEND

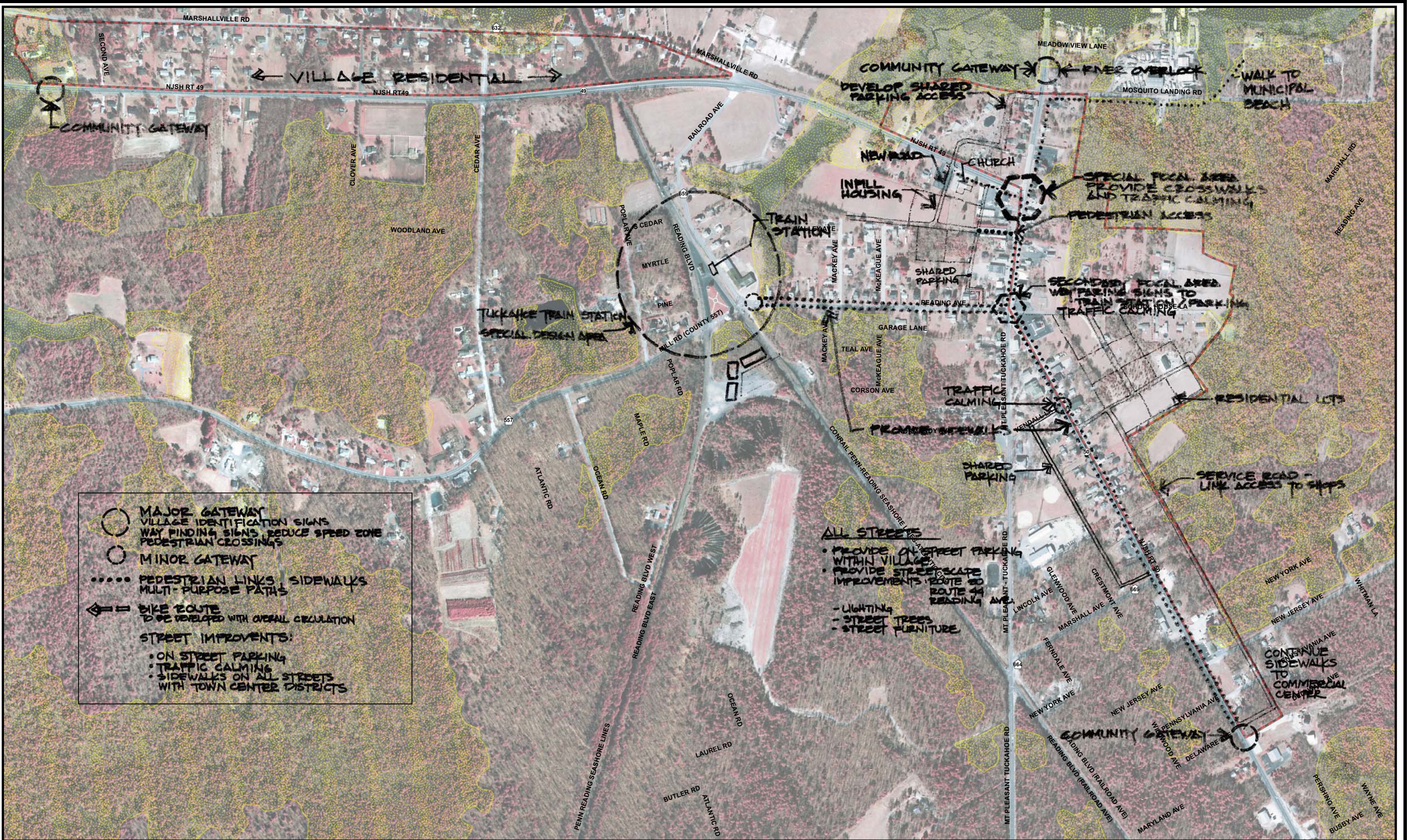
-  Upper Township Boundary
-  Parcels
-  Water Bodies
-  Total Environmental Constraints (Wetlands & 300' C-1 Waters Buffer)
-  Expired NJDEP Coastal Center
-  Proposed Town Center
-  Pinelands Village



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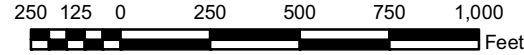
\\njcad\Hydro\GIS\State\NewJersey\Counties\Cape May County\MUNICIPAL\Upper_Twp\06000830GIMP_Maps\Center_Map_Tuckahoe.MXD



NOTE: THESE AERIAL PHOTOS ARE FROM NJDEP AND ARE DATED 2002.



Tuckahoe Village Center
TOWNSHIP OF UPPER
CAPE MAY COUNTY NEW JERSEY



Legend

- Proposed Center Boundary
- Environmental Constraints