



9.0 EXHIBITS (VOLUME 1 OF 2)

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*2008 Comprehensive Master Plan Update
City of Pleasantville
Atlantic County, N.J.
VOLUME 1 of 2*

EXHIBITS



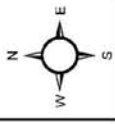
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EXHIBIT
1

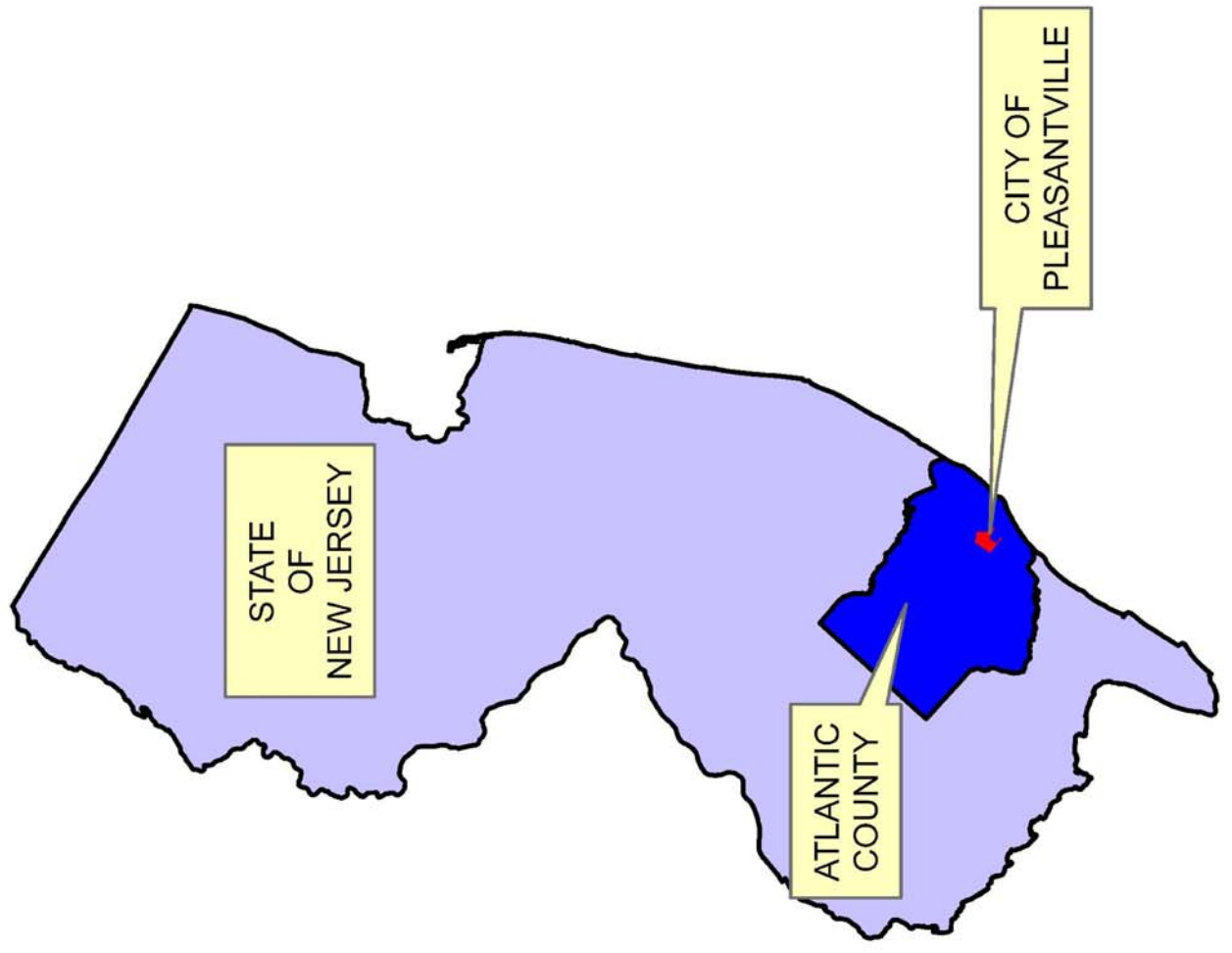
CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
MASTER PLAN UPDATE
STATEWIDE CONTEXT MAP

REV.	DATE

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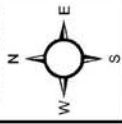


**EXHIBIT
2**

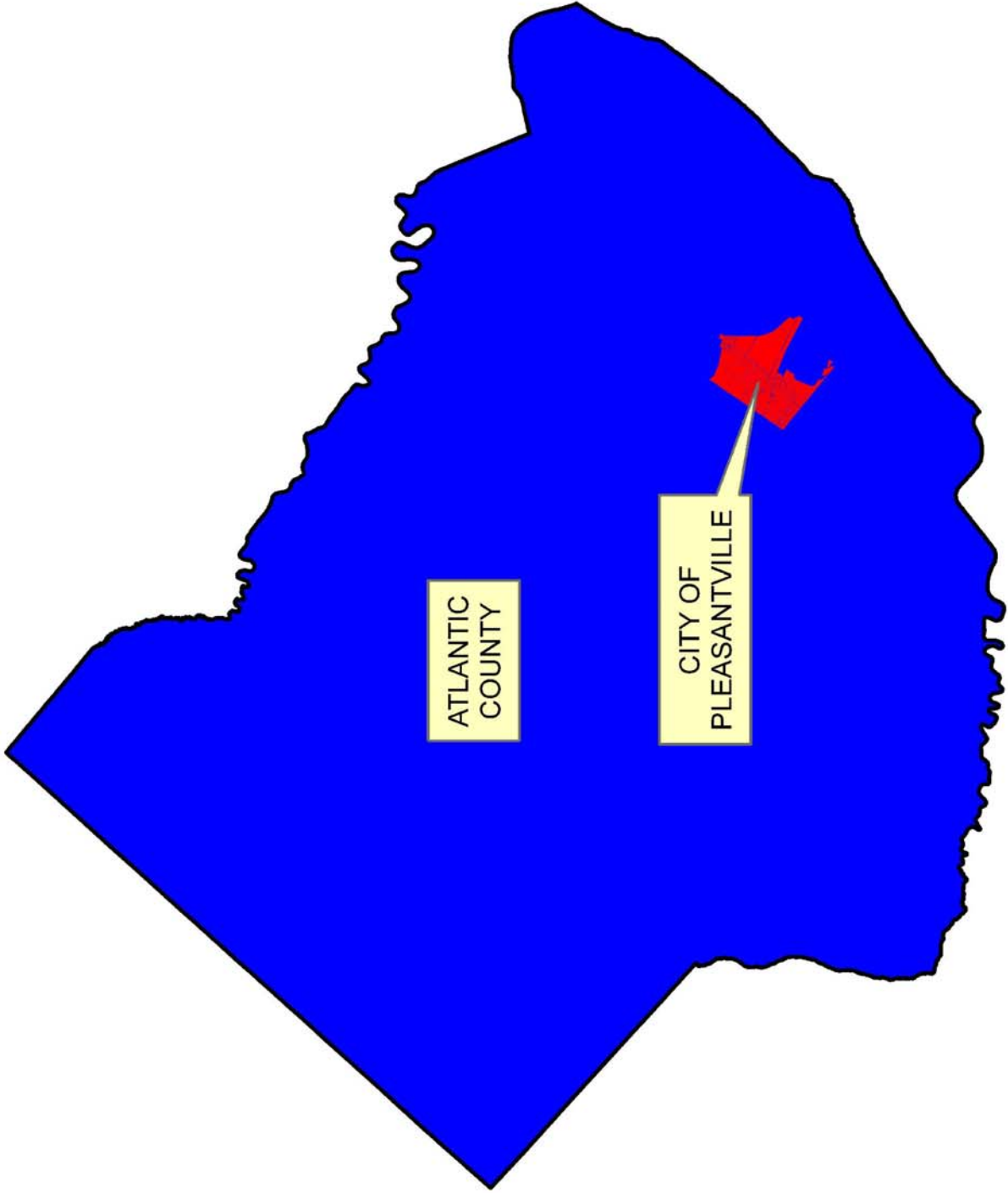
**CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
MASTER PLAN UPDATE
COUNTY CONTEXT MAP**

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**EXHIBIT
3**

**CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
MASTER PLAN UPDATE
CITYWIDE CONTEXT MAP**

REV. DATE

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**EXHIBIT
4**

**CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
MASTER PLAN UPDATE
CITYWIDE AERIAL MAP**

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Table DP-1. Profile of General Demographic Characteristics: 2000

Geographic area: Pleasantville city, New Jersey

[For information on confidentiality protection, nonsampling error, and definitions, see text]

Subject	Number	Percent	Subject	Number	Percent
Total population	19,012	100.0	HISPANIC OR LATINO AND RACE		
SEX AND AGE			Total population	19,012	100.0
Male.....	8,925	46.9	Hispanic or Latino (of any race).....	4,158	21.9
Female.....	10,087	53.1	Mexican.....	451	2.4
Under 5 years.....	1,481	7.8	Puerto Rican.....	2,085	11.0
5 to 9 years.....	1,829	9.6	Cuban.....	61	0.3
10 to 14 years.....	1,597	8.4	Other Hispanic or Latino.....	1,561	8.2
15 to 19 years.....	1,379	7.3	Not Hispanic or Latino.....	14,854	78.1
20 to 24 years.....	1,197	6.3	White alone.....	3,402	17.9
25 to 34 years.....	2,715	14.3	RELATIONSHIP		
35 to 44 years.....	3,033	16.0	Total population	19,012	100.0
45 to 54 years.....	2,191	11.5	In households.....	18,548	97.6
55 to 59 years.....	824	4.3	Householder.....	6,402	33.7
60 to 64 years.....	642	3.4	Spouse.....	2,238	11.8
65 to 74 years.....	1,015	5.3	Child.....	6,157	32.4
75 to 84 years.....	736	3.9	Own child under 18 years.....	4,511	23.7
85 years and over.....	373	2.0	Other relatives.....	2,258	11.9
Median age (years).....	32.7	(X)	Under 18 years.....	1,108	5.8
18 years and over.....	13,234	69.6	Nonrelatives.....	1,493	7.9
Male.....	5,953	31.3	Unmarried partner.....	649	3.4
Female.....	7,281	38.3	In group quarters.....	464	2.4
21 years and over.....	12,481	65.6	Institutionalized population.....	384	2.0
62 years and over.....	2,485	13.1	Noninstitutionalized population.....	80	0.4
65 years and over.....	2,124	11.2	HOUSEHOLD BY TYPE		
Male.....	765	4.0	Total households	6,402	100.0
Female.....	1,359	7.1	Family households (families).....	4,365	68.2
RACE			With own children under 18 years.....	2,312	36.1
One race.....	18,238	95.9	Married-couple family.....	2,238	35.0
White.....	4,755	25.0	With own children under 18 years.....	1,063	16.6
Black or African American.....	10,969	57.7	Female householder, no husband present.....	1,583	24.7
American Indian and Alaska Native.....	54	0.3	With own children under 18 years.....	958	15.0
Asian.....	371	2.0	Nonfamily households.....	2,037	31.8
Asian Indian.....	109	0.6	Householder living alone.....	1,568	24.5
Chinese.....	43	0.2	Householder 65 years and over.....	587	9.2
Filipino.....	64	0.3	Households with individuals under 18 years.....	2,838	44.3
Japanese.....	5	-	Households with individuals 65 years and over.....	1,421	22.2
Korean.....	22	0.1	Average household size.....	2.90	(X)
Vietnamese.....	41	0.2	Average family size.....	3.44	(X)
Other Asian ¹	87	0.5	HOUSING OCCUPANCY		
Native Hawaiian and Other Pacific Islander.....	5	-	Total housing units	7,042	100.0
Native Hawaiian.....	1	-	Occupied housing units.....	6,402	90.9
Guamanian or Chamorro.....	-	-	Vacant housing units.....	640	9.1
Samoan.....	1	-	For seasonal, recreational, or		
Other Pacific Islander ²	3	-	occasional use.....	61	0.9
Some other race.....	2,084	11.0	Homeowner vacancy rate (percent).....	3.1	(X)
Two or more races.....	774	4.1	Rental vacancy rate (percent).....	7.6	(X)
Race alone or in combination with one			HOUSING TENURE		
or more other races: ³			Occupied housing units	6,402	100.0
White.....	5,200	27.4	Owner-occupied housing units.....	3,605	56.3
Black or African American.....	11,429	60.1	Renter-occupied housing units.....	2,797	43.7
American Indian and Alaska Native.....	202	1.1	Average household size of owner-occupied units.....	3.05	(X)
Asian.....	434	2.3	Average household size of renter-occupied units.....	2.70	(X)
Native Hawaiian and Other Pacific Islander.....	30	0.2			
Some other race.....	2,572	13.5			

- Represents zero or rounds to zero. (X) Not applicable.

¹ Other Asian alone, or two or more Asian categories.

² Other Pacific Islander alone, or two or more Native Hawaiian and Other Pacific Islander categories.

³ In combination with one or more of the other races listed. The six numbers may add to more than the total population and the six percentages may add to more than 100 percent because individuals may report more than one race.

Source: U.S. Census Bureau, Census 2000.

Table DP-2. Profile of Selected Social Characteristics: 2000

Geographic area: Pleasantville city, New Jersey

[Data based on a sample. For information on confidentiality protection, sampling error, nonsampling error, and definitions, see text]

Subject	Number	Percent	Subject	Number	Percent
SCHOOL ENROLLMENT			NATIVITY AND PLACE OF BIRTH		
Population 3 years and over enrolled in school.....	5,381	100.0	Total population.....	19,096	100.0
Nursery school, preschool.....	505	9.4	Native.....	16,639	87.1
Kindergarten.....	344	6.4	Born in United States.....	15,348	80.4
Elementary school (grades 1-8).....	2,786	51.8	State of residence.....	10,961	57.4
High school (grades 9-12).....	1,194	22.2	Different state.....	4,387	23.0
College or graduate school.....	552	10.3	Born outside United States.....	1,291	6.8
EDUCATIONAL ATTAINMENT			Foreign born.....	2,457	12.9
Population 25 years and over.....	11,583	100.0	Entered 1990 to March 2000.....	1,394	7.3
Less than 9th grade.....	865	7.5	Naturalized citizen.....	868	4.5
9th to 12th grade, no diploma.....	2,603	22.5	Not a citizen.....	1,589	8.3
High school graduate (includes equivalency).....	4,550	39.3	REGION OF BIRTH OF FOREIGN BORN		
Some college, no degree.....	2,133	18.4	Total (excluding born at sea).....	2,457	100.0
Associate degree.....	252	2.2	Europe.....	132	5.4
Bachelor's degree.....	823	7.1	Asia.....	199	8.1
Graduate or professional degree.....	357	3.1	Africa.....	97	3.9
Percent high school graduate or higher.....	70.1	(X)	Oceania.....	-	-
Percent bachelor's degree or higher.....	10.2	(X)	Latin America.....	1,999	81.4
MARITAL STATUS			Northern America.....	30	1.2
Population 15 years and over.....	14,152	100.0	LANGUAGE SPOKEN AT HOME		
Never married.....	5,360	37.9	Population 5 years and over.....	17,555	100.0
Now married, except separated.....	5,439	38.4	English only.....	13,075	74.5
Separated.....	650	4.6	Language other than English.....	4,480	25.5
Widowed.....	1,068	7.5	Speak English less than "very well".....	2,154	12.3
Female.....	883	6.2	Spanish.....	3,294	18.8
Divorced.....	1,635	11.6	Speak English less than "very well".....	1,513	8.6
Female.....	1,017	7.2	Other Indo-European languages.....	910	5.2
GRANDPARENTS AS CAREGIVERS			Speak English less than "very well".....	504	2.9
Grandparent living in household with one or more own grandchildren under 18 years.....	865	100.0	Asian and Pacific Island languages.....	169	1.0
Grandparent responsible for grandchildren.....	408	47.2	Speak English less than "very well".....	111	0.6
VETERAN STATUS			ANCESTRY (single or multiple)		
Civilian population 18 years and over ..	13,323	100.0	Total population.....	19,096	100.0
Civilian veterans.....	1,393	10.5	Total ancestries reported.....	18,042	94.5
DISABILITY STATUS OF THE CIVILIAN NONINSTITUTIONALIZED POPULATION			Arab.....	116	0.6
Population 5 to 20 years.....	5,128	100.0	Czech ¹	31	0.2
With a disability.....	473	9.2	Danish.....	6	-
Population 21 to 64 years.....	10,243	100.0	Dutch.....	40	0.2
With a disability.....	2,961	28.9	English.....	547	2.9
Percent employed.....	53.1	(X)	French (except Basque) ¹	103	0.5
No disability.....	7,282	71.1	French Canadian ¹	5	-
Percent employed.....	72.2	(X)	German.....	914	4.8
Population 65 years and over.....	1,899	100.0	Greek.....	31	0.2
With a disability.....	854	45.0	Hungarian.....	46	0.2
RESIDENCE IN 1995			Irish ¹	936	4.9
Population 5 years and over.....	17,555	100.0	Italian.....	631	3.3
Same house in 1995.....	9,193	52.4	Lithuanian.....	14	0.1
Different house in the U.S. in 1995.....	7,534	42.9	Norwegian.....	8	-
Same county.....	6,172	35.2	Polish.....	238	1.2
Different county.....	1,362	7.8	Portuguese.....	22	0.1
Same state.....	687	3.9	Russian.....	28	0.1
Different state.....	675	3.8	Scotch-Irish.....	21	0.1
Elsewhere in 1995.....	828	4.7	Scottish.....	45	0.2
			Slovak.....	15	0.1
			Subsaharan African.....	424	2.2
			Swedish.....	45	0.2
			Swiss.....	-	-
			Ukrainian.....	26	0.1
			United States or American.....	446	2.3
			Welsh.....	37	0.2
			West Indian (excluding Hispanic groups).....	1,001	5.2
			Other ancestries.....	12,266	64.2

-Represents zero or rounds to zero. (X) Not applicable.

¹The data represent a combination of two ancestries shown separately in Summary File 3. Czech includes Czechoslovakian. French includes Alsatian. French Canadian includes Acadian/Cajun. Irish includes Celtic.

Table DP-4. Profile of Selected Housing Characteristics: 2000

Geographic area: Pleasantville city, New Jersey

[Data based on a sample. For information on confidentiality protection, sampling error, nonsampling error, and definitions, see text]

Subject	Number	Percent	Subject	Number	Percent
Total housing units	7,053	100.0	OCCUPANTS PER ROOM		
UNITS IN STRUCTURE			Occupied housing units	6,422	100.0
1-unit, detached.....	4,061	57.6	1.00 or less.....	5,736	89.3
1-unit, attached.....	451	6.4	1.01 to 1.50.....	410	6.4
2 units.....	360	5.1	1.51 or more.....	276	4.3
3 or 4 units.....	510	7.2			
5 to 9 units.....	488	6.9	Specified owner-occupied units	3,270	100.0
10 to 19 units.....	451	6.4	VALUE		
20 or more units.....	631	8.9	Less than \$50,000.....	120	3.7
Mobile home.....	101	1.4	\$50,000 to \$99,999.....	2,410	73.7
Boat, RV, van, etc.....	-	-	\$100,000 to \$149,999.....	652	19.9
			\$150,000 to \$199,999.....	79	2.4
YEAR STRUCTURE BUILT			\$200,000 to \$299,999.....	9	0.3
1999 to March 2000.....	57	0.8	\$300,000 to \$499,999.....	-	-
1995 to 1998.....	184	2.6	\$500,000 to \$999,999.....	-	-
1990 to 1994.....	306	4.3	\$1,000,000 or more.....	-	-
1980 to 1989.....	1,239	17.6	Median (dollars).....	86,500	(X)
1970 to 1979.....	996	14.1			
1960 to 1969.....	983	13.9	MORTGAGE STATUS AND SELECTED		
1940 to 1959.....	1,987	28.2	MONTHLY OWNER COSTS		
1939 or earlier.....	1,301	18.4	With a mortgage.....	2,570	78.6
			Less than \$300.....	17	0.5
ROOMS			\$300 to \$499.....	22	0.7
1 room.....	76	1.1	\$500 to \$699.....	205	6.3
2 rooms.....	545	7.7	\$700 to \$999.....	748	22.9
3 rooms.....	789	11.2	\$1,000 to \$1,499.....	1,297	39.7
4 rooms.....	1,403	19.9	\$1,500 to \$1,999.....	244	7.5
5 rooms.....	1,616	22.9	\$2,000 or more.....	37	1.1
6 rooms.....	1,355	19.2	Median (dollars).....	1,089	(X)
7 rooms.....	625	8.9	Not mortgaged.....	700	21.4
8 rooms.....	368	5.2	Median (dollars).....	450	(X)
9 or more rooms.....	276	3.9			
Median (rooms).....	4.9	(X)	SELECTED MONTHLY OWNER COSTS		
			AS A PERCENTAGE OF HOUSEHOLD		
Occupied housing units	6,422	100.0	INCOME IN 1999		
YEAR HOUSEHOLDER MOVED INTO UNIT			Less than 15.0 percent.....	654	20.0
1999 to March 2000.....	1,191	18.5	15.0 to 19.9 percent.....	603	18.4
1995 to 1998.....	2,095	32.6	20.0 to 24.9 percent.....	528	16.1
1990 to 1994.....	880	13.7	25.0 to 29.9 percent.....	304	9.3
1980 to 1989.....	1,044	16.3	30.0 to 34.9 percent.....	223	6.8
1970 to 1979.....	456	7.1	35.0 percent or more.....	919	28.1
1969 or earlier.....	756	11.8	Not computed.....	39	1.2
VEHICLES AVAILABLE			Specified renter-occupied units	2,776	100.0
None.....	1,341	20.9	GROSS RENT		
1.....	2,764	43.0	Less than \$200.....	194	7.0
2.....	1,863	29.0	\$200 to \$299.....	119	4.3
3 or more.....	454	7.1	\$300 to \$499.....	257	9.3
			\$500 to \$749.....	952	34.3
HOUSE HEATING FUEL			\$750 to \$999.....	1,011	36.4
Utility gas.....	4,055	63.1	\$1,000 to \$1,499.....	175	6.3
Bottled, tank, or LP gas.....	145	2.3	\$1,500 or more.....	13	0.5
Electricity.....	982	15.3	No cash rent.....	55	2.0
Fuel oil, kerosene, etc.....	1,196	18.6	Median (dollars).....	715	(X)
Coal or coke.....	-	-			
Wood.....	-	-	GROSS RENT AS A PERCENTAGE OF		
Solar energy.....	-	-	HOUSEHOLD INCOME IN 1999		
Other fuel.....	28	0.4	Less than 15.0 percent.....	354	12.8
No fuel used.....	16	0.2	15.0 to 19.9 percent.....	346	12.5
			20.0 to 24.9 percent.....	386	13.9
SELECTED CHARACTERISTICS			25.0 to 29.9 percent.....	322	11.6
Lacking complete plumbing facilities.....	35	0.5	30.0 to 34.9 percent.....	296	10.7
Lacking complete kitchen facilities.....	10	0.2	35.0 percent or more.....	923	33.2
No telephone service.....	131	2.0	Not computed.....	149	5.4

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EXHIBIT 7

CITY OF PLEASANTVILLE
 2008 COMPREHENSIVE
 MASTER PLAN UPDATE
 GENERALIZED LAND USE MAP

REV.	DATE

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LAND USE CATEGORIES

- AUTOMOTIVE RELATED
- BIKEPATH / PARK / PLAYGROUND
- CEMETARY
- CIVIC / RELIGIOUS / GOVERNMENTAL / SCHOOL
- SINGLE-FAMILY RESIDENTIAL
- MULTI-FAMILY RESIDENTIAL
- GENERAL COMMERCIAL
- OFFICE
- MIXED USE
- LIGHT INDUSTRIAL
- MARINA
- UTILITY
- PARKING
- VACANT
- WETLANDS
- UNKNOWN

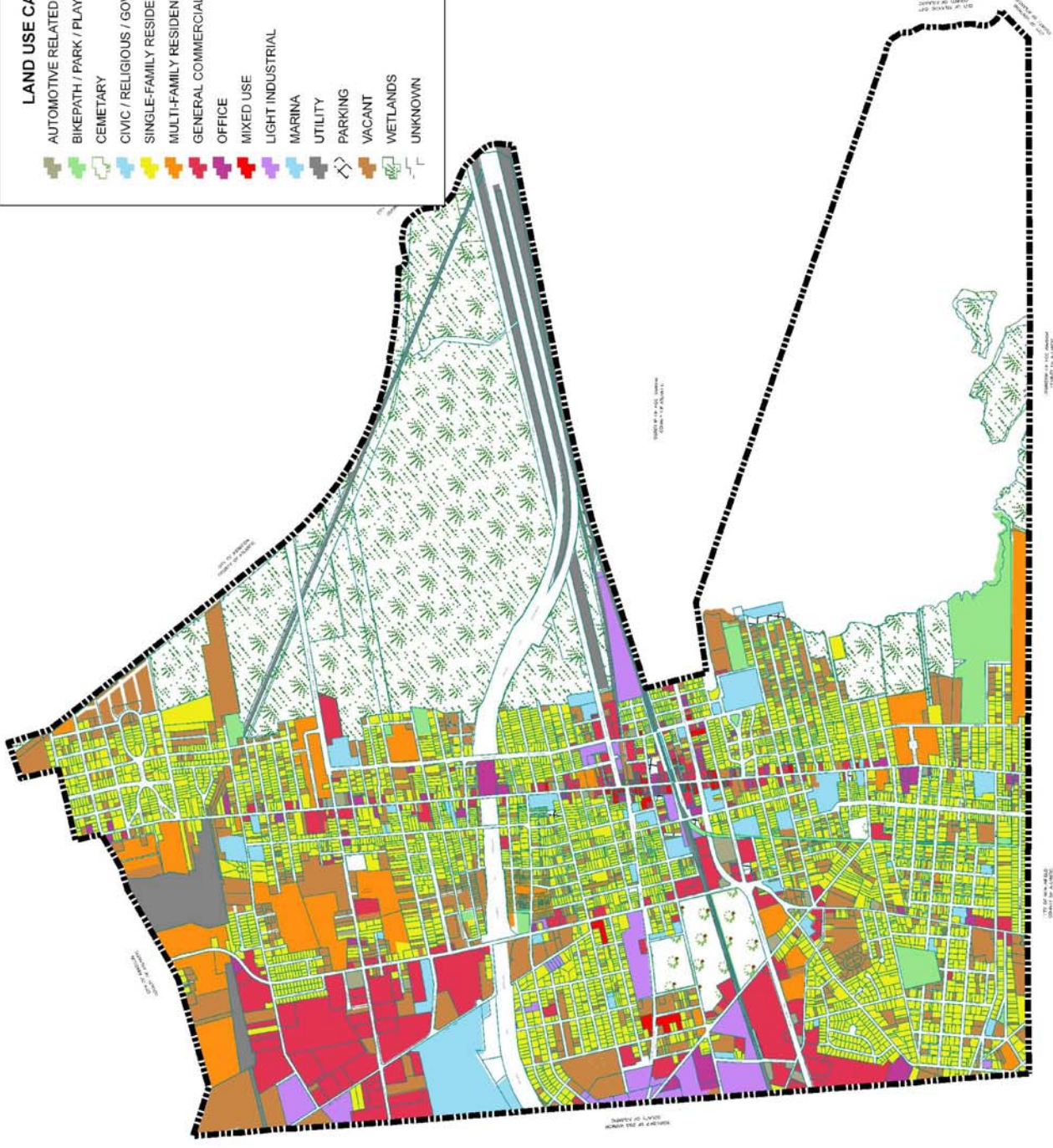


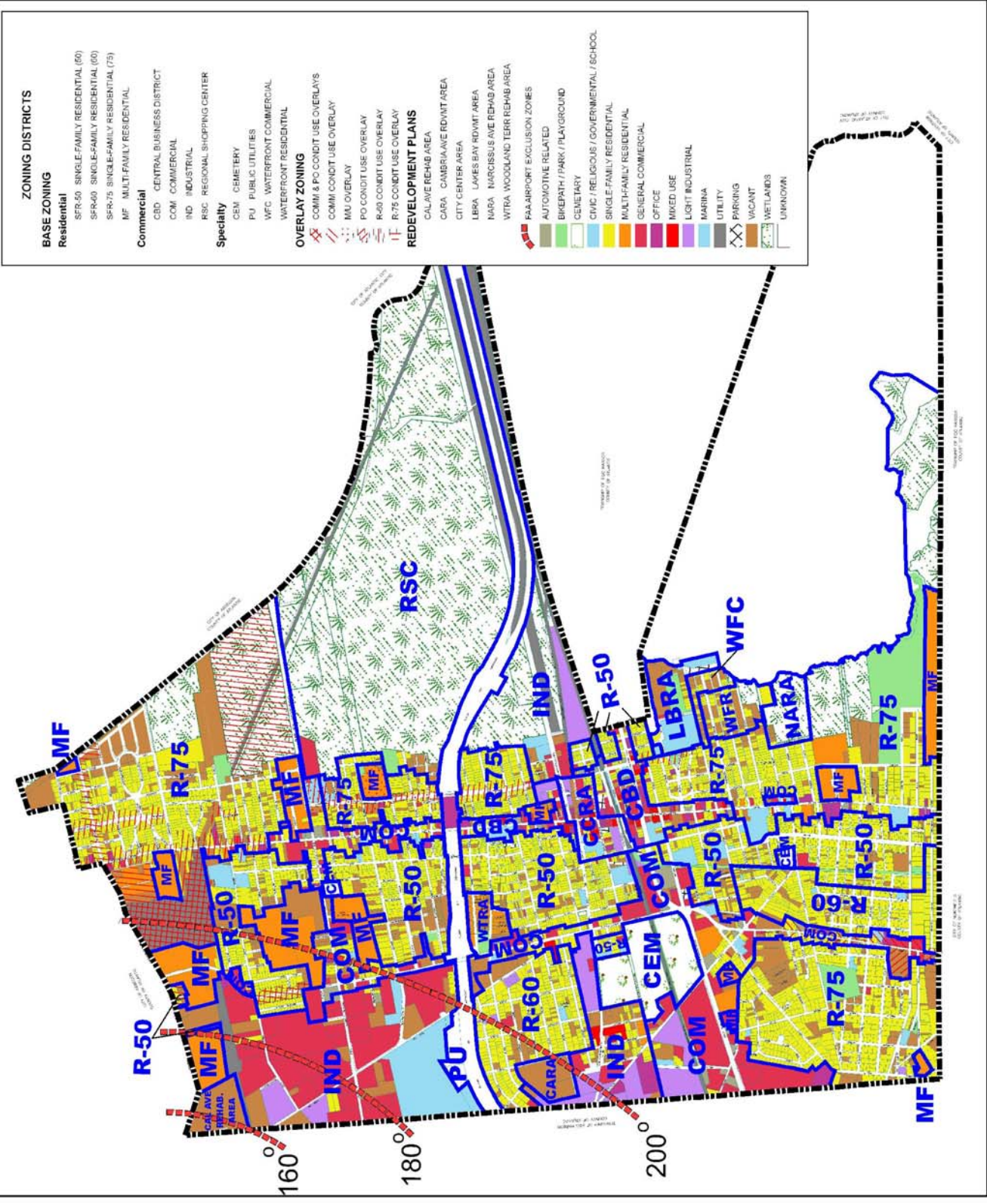
EXHIBIT 8

CITY OF PLEASANTVILLE
 2008 COMPREHENSIVE
 MASTER PLAN UPDATE
 GENERALIZED LAND USE MAP
 PRE-EXISTING ZONING OVERLAY

REV.	DATE

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 SCALE: N.T.S.

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**EXHIBIT
9**

**CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
MASTER PLAN UPDATE
STATE PLAN MAPPING**

REV. DATE
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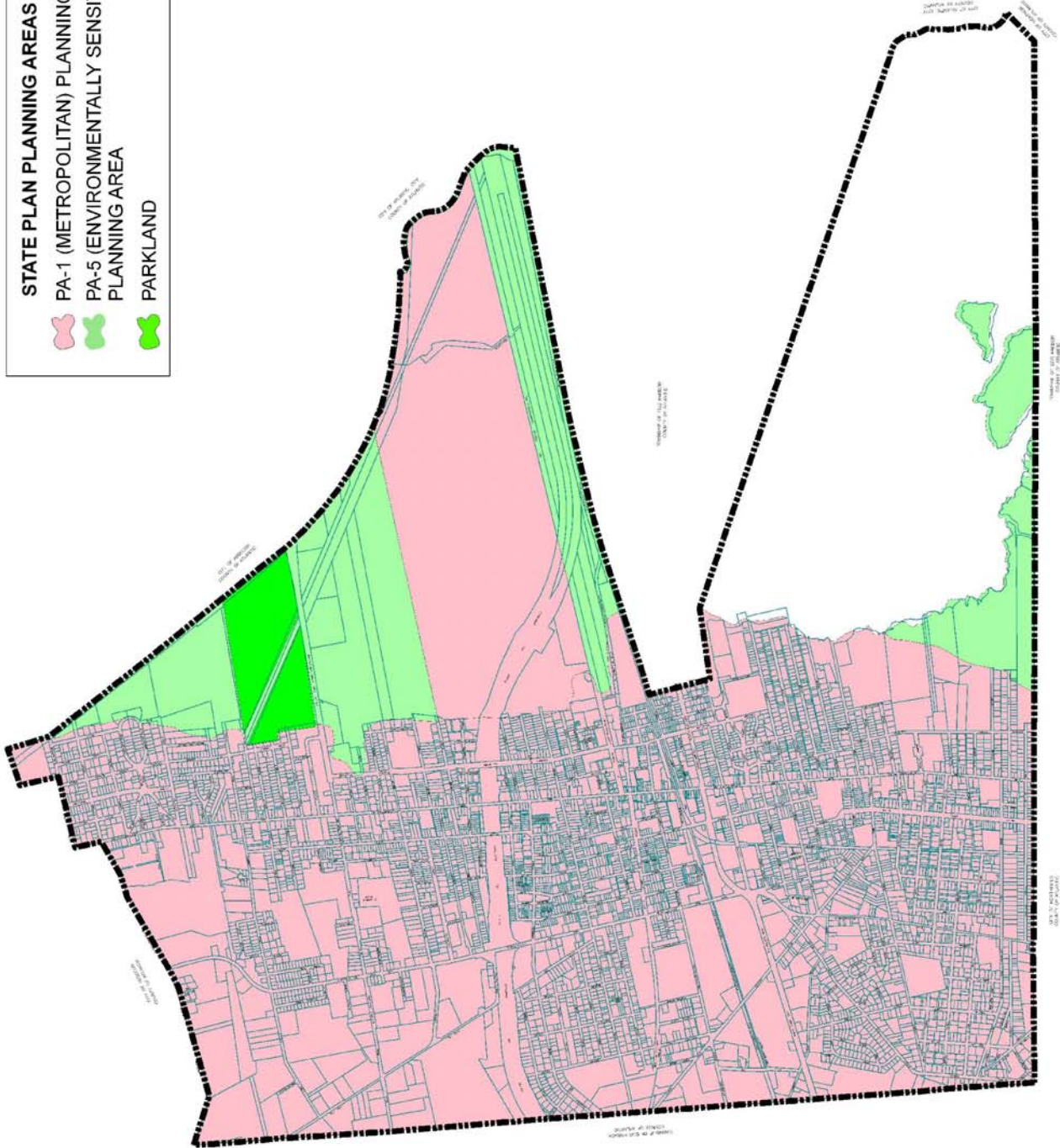


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STATE PLAN PLANNING AREAS

- PA-1 (METROPOLITAN) PLANNING AREA
- PA-5 (ENVIRONMENTALLY SENSITIVE) PLANNING AREA
- PARKLAND



**EXHIBIT
10**

**CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
MASTER PLAN UPDATE
U.S.G.S.
TOPOGRAPHIC MAPPING**

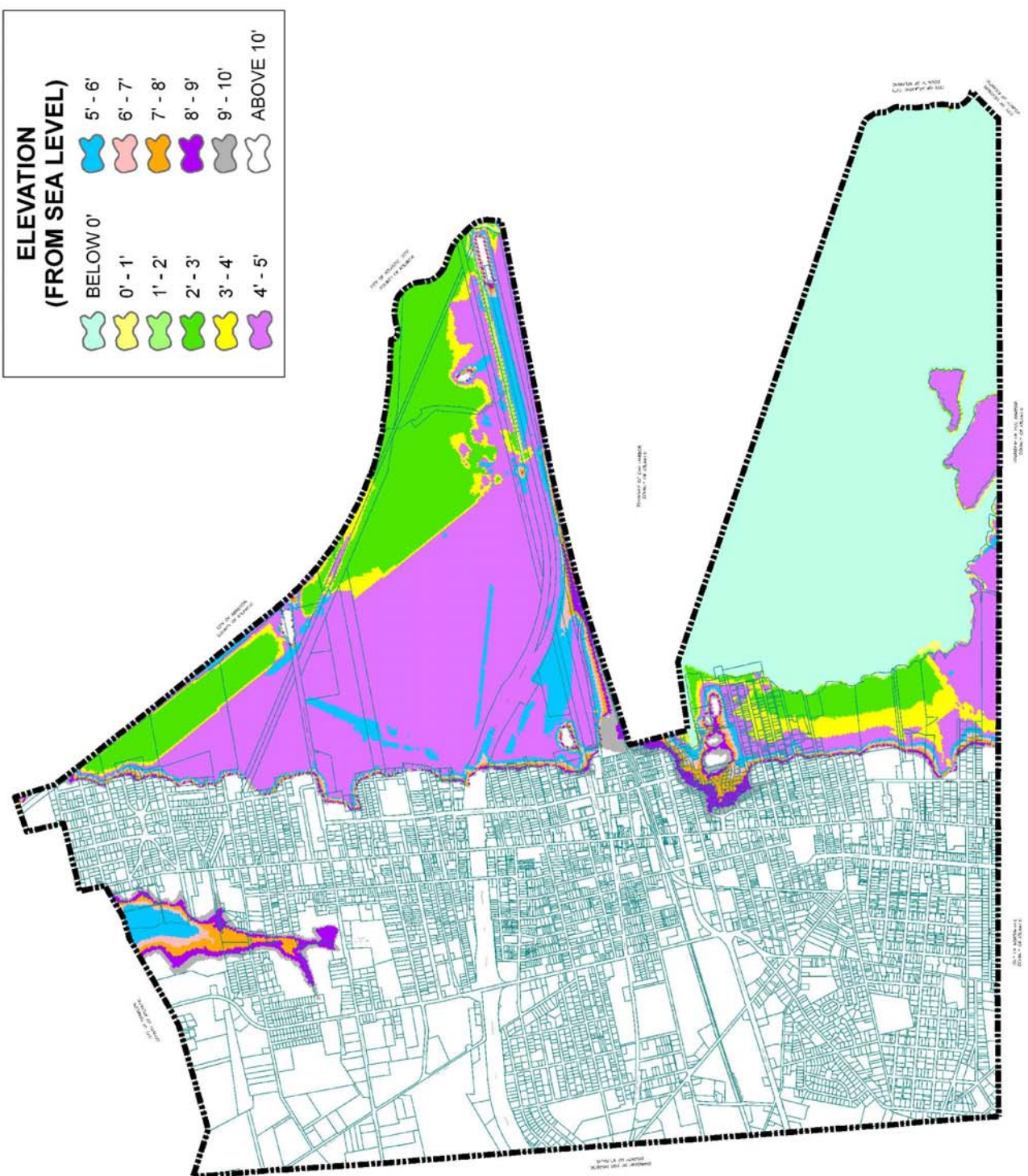
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**ELEVATION
(FROM SEA LEVEL)**

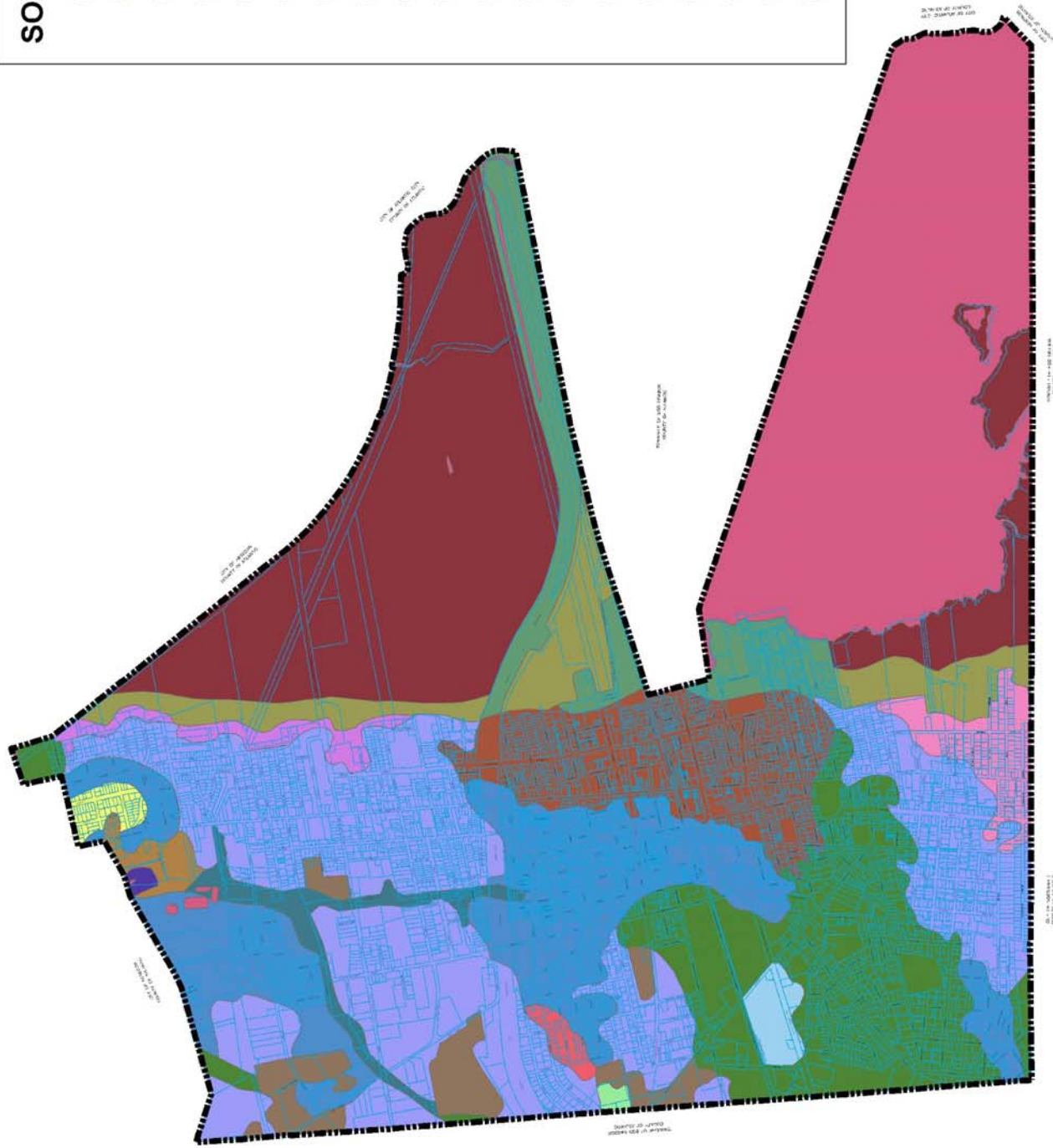
BELOW 0'	5'-6'
0'-1'	6'-7'
1'-2'	7'-8'
2'-3'	8'-9'
3'-4'	9'-10'
4'-5'	ABOVE 10'

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SCALE: N.T.S.	



SOILS TYPES

- Ac
- ArA
- ArB
- Bp
- DoA
- EVB
- FL
- FM
- HaA
- HmA
- KmA
- ML
- PIT
- Po
- SaA
- TD
- TM
- TS
- W



**EXHIBIT
12**

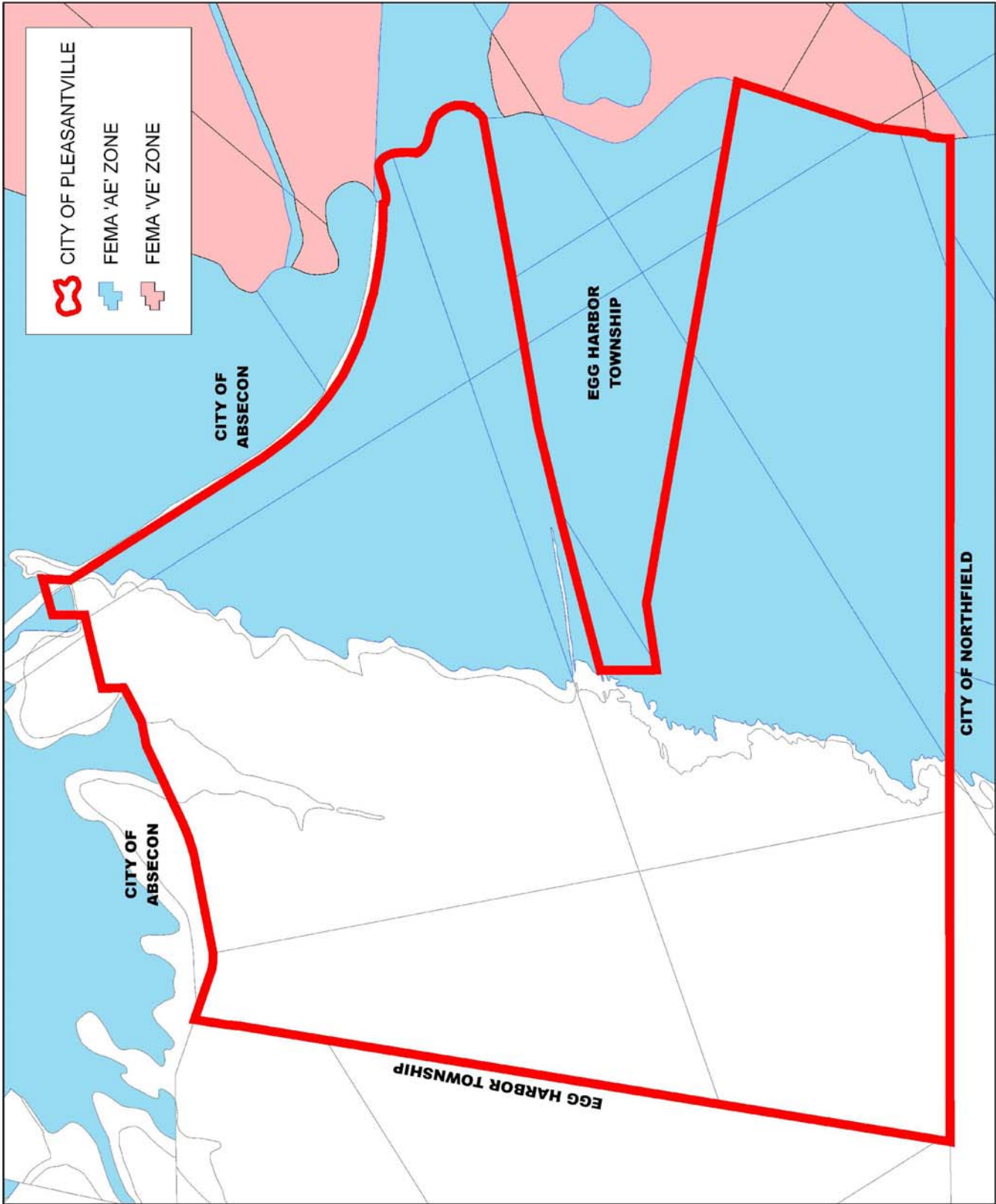
**CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
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FEMA FLOOD ZONE
(FIRM) MAPPING**

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**EXHIBIT
13**

**CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
MASTER PLAN UPDATE
NJDEP WETLANDS MAPPING**

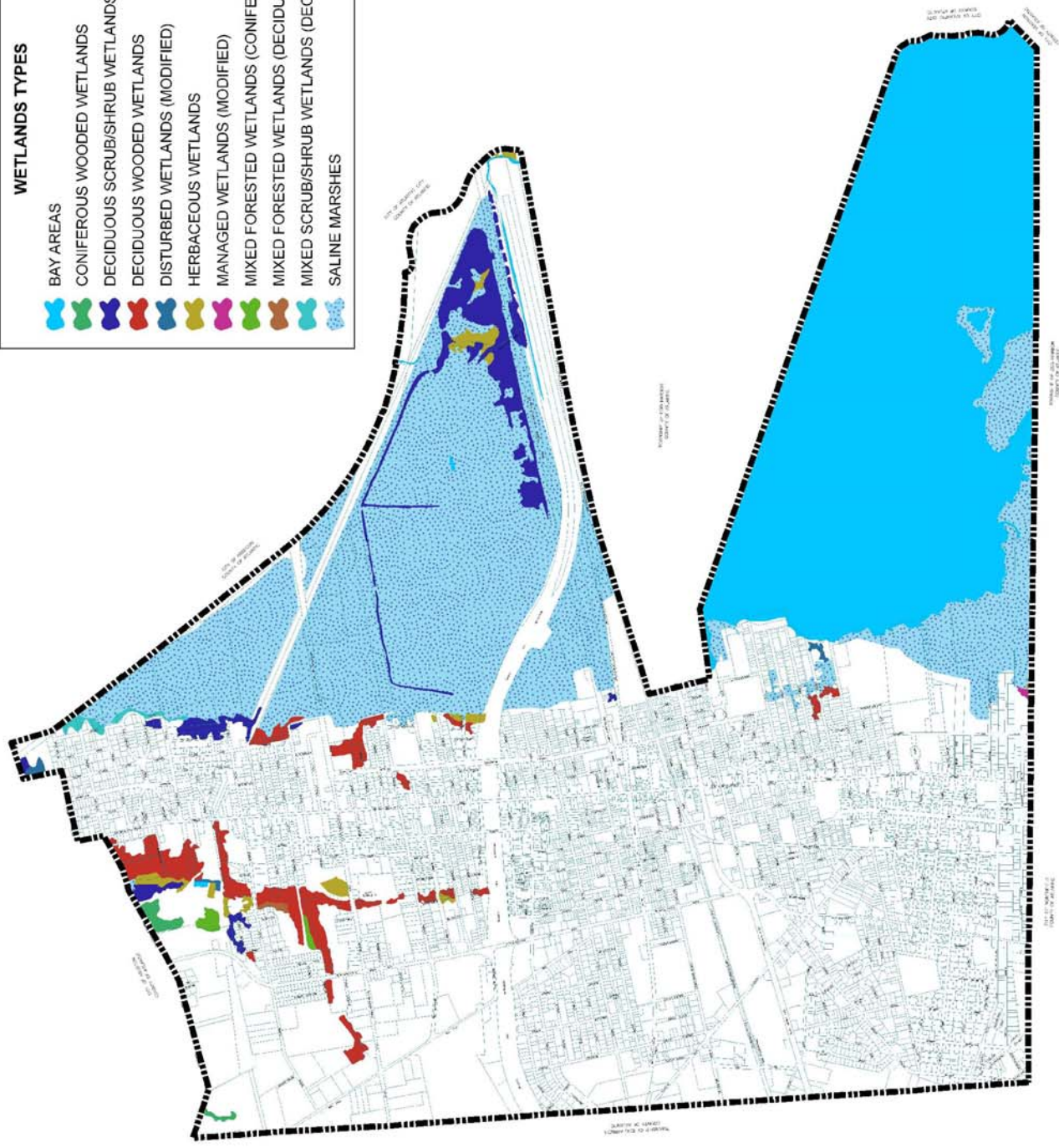
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- WETLANDS TYPES**
- BAY AREAS
 - CONIFEROUS WOODED WETLANDS
 - DECIDUOUS SCRUB/SHRUB WETLANDS
 - DECIDUOUS WOODED WETLANDS
 - DISTURBED WETLANDS (MODIFIED)
 - HERBACEOUS WETLANDS
 - MANAGED WETLANDS (MODIFIED)
 - MIXED FORESTED WETLANDS (CONIFEROUS DOM.)
 - MIXED FORESTED WETLANDS (DECIDUOUS DOM.)
 - MIXED SCRUB/SHRUB WETLANDS (DECIDUOUS DOM.)
 - SALINE MARSHES



DATE: 4/4/08
SCALE: N.T.S.
PROJECT NO. 08-001
SHEET NO. 13 OF 13

**EXHIBIT
15**

**CITY OF PLEASANTVILLE
2008 COMPREHENSIVE
MASTER PLAN UPDATE
PROPOSED ZONING MAP B:
OVERLAY ZONING**

REV. DATE
REVISIONS
DATE: 4/4/08
SCALE: As Shown

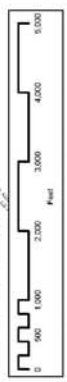
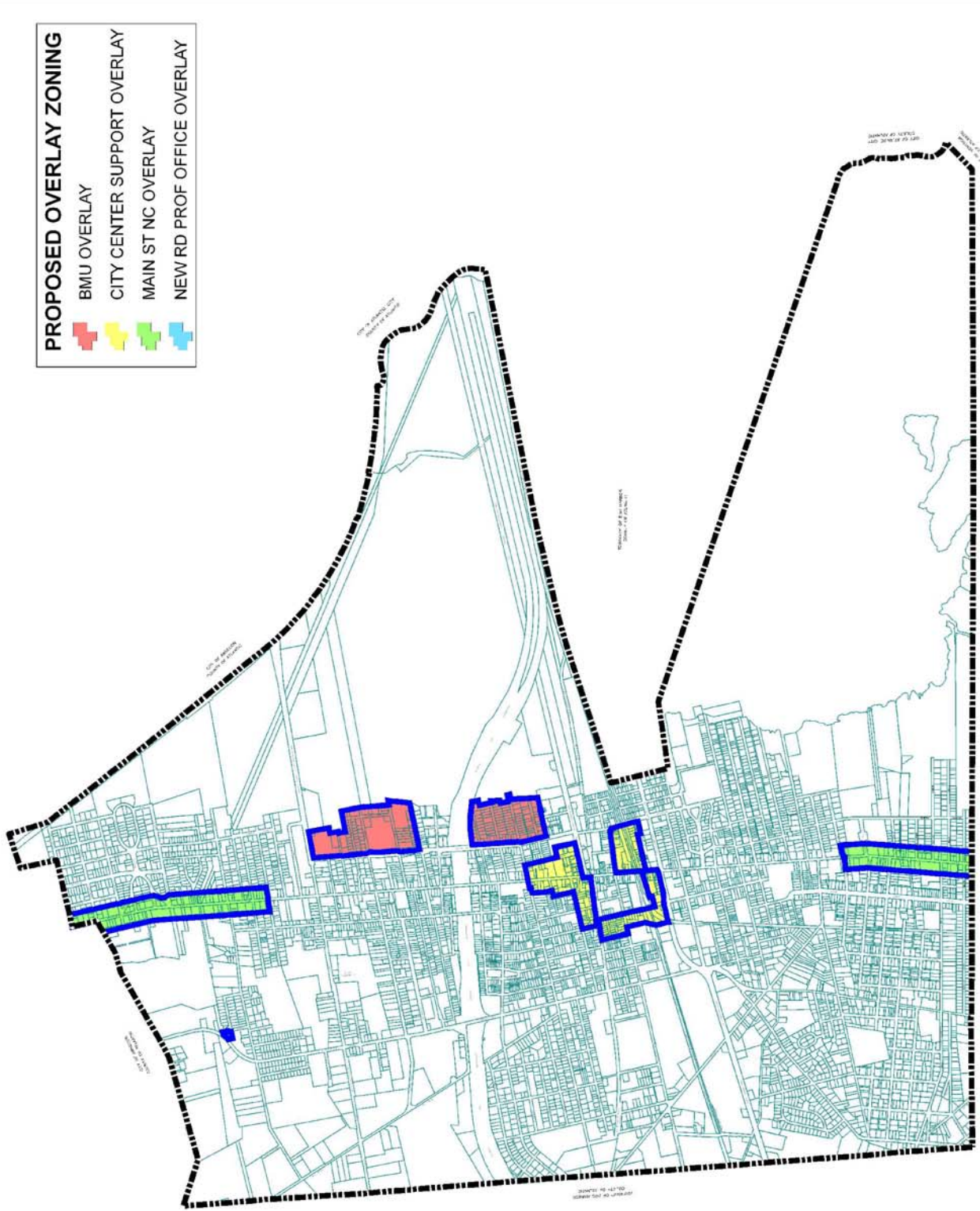


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ENGINEERING EXCELLENCE SINCE 1901



PROPOSED OVERLAY ZONING

-  BMU OVERLAY
-  CITY CENTER SUPPORT OVERLAY
-  MAIN ST NC OVERLAY
-  NEW RD PROF OFFICE OVERLAY



APPROXIMATE SCALE: 1" = 1,000'

CITY OF PLEASANTVILLE