



# OPEN SPACE & RECREATION PLAN

## *Mount Laurel Township*

*Adopted November 2021*

*Resolution #R2021-18*



Township of  
**MOUNT LAUREL**

EST 1872

Prepared by:



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**Plan Prepared by:**  
Pennoni Associates, Inc.

Special thanks to all of the community members who participated in meetings, completed surveys, and provided the Township with input to create this plan.

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# Executive Summary

This Plan identifies the existing open space and recreation facilities in Mount Laurel Township. Mount Laurel is in Burlington County. It is 14,073.5 acres and has a population of 44,633 people (2020 Decennial Census). It has a diverse set of recreation and open space that is distributed across the entire Township. These pockets of open space and natural features make Mount Laurel a pleasant place to live and visit. Through evaluation of current recreation and open space land, the Township can determine what facilities should be maintained, what land should be acquired to expand and connect the network, and what additions or alterations should be made to current facilities and land.

The main purpose of this Plan is to establish policies to guide the decision-making process in future acquisitions and key actions for the management, maintenance, and preservation of recreational land and open space. This is assisted through the identification of what areas have significant environmental and/or recreational value and what areas may be underserved by such lands.

## Goals

The open space goals and policies of this plan, which are consistent with the goals of the community, are as follows:

**GOAL 1:** Promote protection of open space, important habitats, and environmentally sensitive areas such as large undeveloped areas, stream corridors, wetlands, and fields.

**GOAL 2:** Improve and enhance open space for active and passive recreational use throughout the community.

**GOAL 3:** Explore the need for and plan the expansion of needed active and passive recreational opportunities in the Township.

**GOAL 4:** Provide a balanced park system that offers a variety of amenities in diverse settings for the broadest use by Mount Laurel Township residents.

**GOAL 5:** Improve and enhance existing trail facilities and explore opportunities to expand and link the trail system through either acquisition or conservation easements.




## Inventory

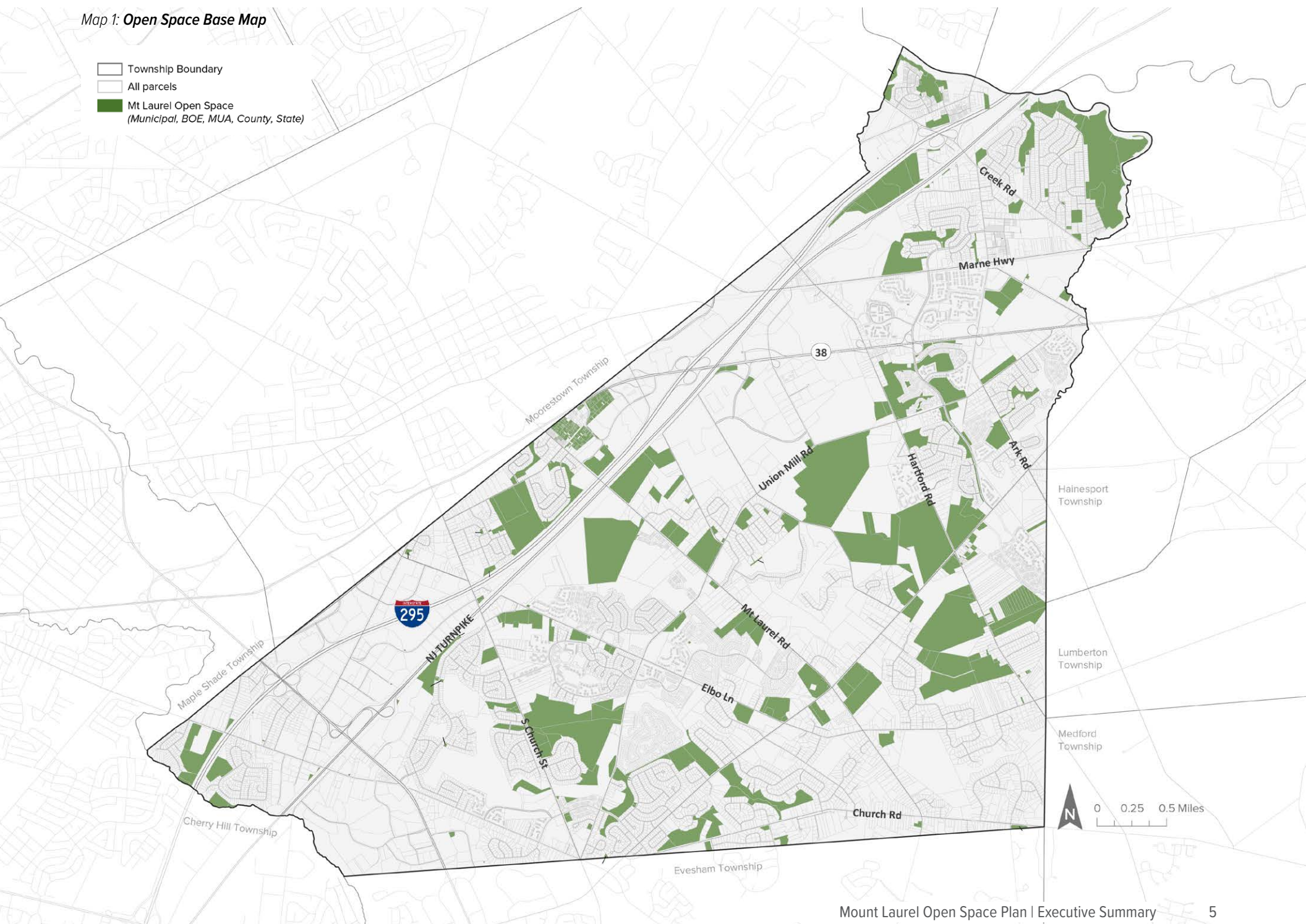
Mount Laurel Township contains a wide variety of recreation facilities and open space areas that offer Township residents and visitors a diverse range of opportunities for passive and active recreation. The Township has a total of 2,017.7 acres of Municipal, County, Board of Education, MUA, or State-owned recreation and open space land – 14.3% of total Township area (Map 1). An additional 1,342 acres of recreation and open space land are privately owned (9.5% of total Township area). Combined, 23.9% of Township land is recreation or open space.

*Table 1: Summary of Preserved Land*

Ownership	Acres	Percentage of Township
State	156.82	1.1%
County	21.85	0.2%
Municipal	1,587.01	11.3%
NJ Turnpike Authority	35.97	0.3%
Board of Education	132.27	0.9%
MUA	85.14	0.6%
<b>TOTAL</b>	<b>2,019.06</b>	<b>14.3%</b>
Privately owned	1,342.26	9.5%
<b>TOTAL W PRIVATE</b>	<b>3,361.32</b>	<b>23.9%</b>

Map 1: **Open Space Base Map**

-  Township Boundary
-  All parcels
-  Mt Laurel Open Space  
(Municipal, BOE, MUA, County, State)



These parks range in size and type, from active recreation parks such as Laurel Acres Park and Spencer Park, to passive preservation and conservation areas.

### Public Participation

During the Mount Laurel Open Space Plan process, the Township held two meetings that were open to the public and ran a very successful online survey. The first public meeting was held on Wednesday, August 25,

2021, at 7 pm in the Mount Laurel Community Center. The second public meeting, a Planning Board meeting, was held virtually on November 10, 2021, on Zoom, an online meeting platform. The online survey was open from July 22, 2021, to October 1, 2021, and received 593 responses.

The survey asked questions pertaining to community priorities for recreation and open space, how people participate in the park system, their satisfaction with the

system, and community vision for open space resources. Out of eight choices, the community ranked their top priorities. The top three results were open space preservation, playgrounds, and trails. The most popular activity of survey respondents was nature/walking trails followed by picnic pavilions, and dog runs.

Nearly half of respondents use the parks or open space every week. The top strategies voted for were protection of natural areas and paved bike/walking trails. Survey takers responded that the best investment of open space resources would be for the Township to acquire more open space property.

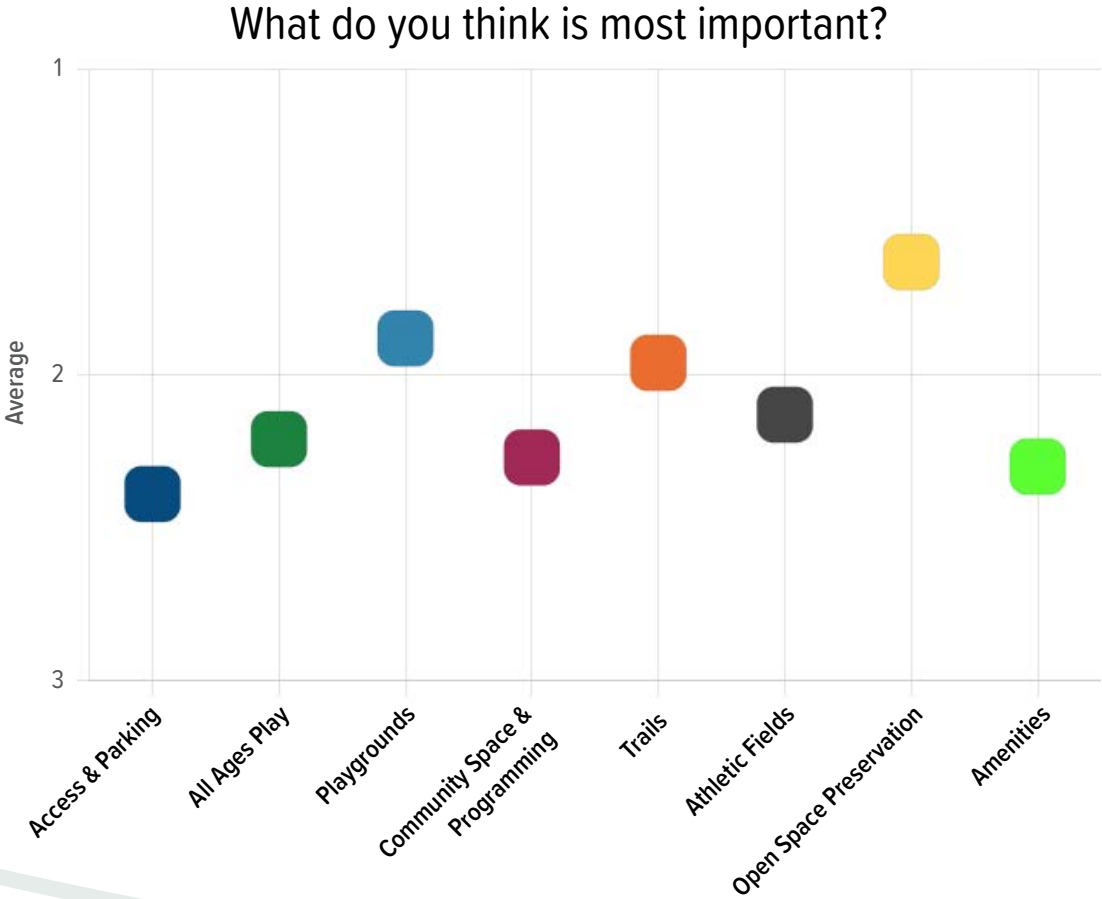
### Needs Analysis

This plan includes a needs analysis, a required component of an open space and recreation plan. The needs analysis studies the adequacy of the current open space and recreation system to satisfy both present and future needs. The purpose of the analysis is to identify the gaps in the system. This was done through analysis of demographics, such as age, comparison to national standards established by the National Recreation and Park Association (NRPA), geographic distribution of land, and public input.

The Township exceeds national standards for recreation and open space land. The needs analysis identified some areas for improvement in terms of facilities provided and programming for the older population.

### Resource Assessment

The plan also contains a resource assessment, which is an assessment of lands with open space and recreation potential and interest, and this lands ability and opportunity to meet the public’s needs into the future. It outlines the characteristics, size, location, primary



recreational uses, and future opportunities of the active recreation parks.

While the Township provides an extensive network of parks and open space, they maintain a long-term acquisition list of land that would strengthen and diversify the system. This list was compared to the Community Green Space Map created by the New Jersey Conservation Blueprint, which identifies parcels that are the highest priority for preservation based on several factors. Many of the remaining high-priority parcels from the Community Green Space map are on Mount Laurel's acquisition list and while the Township doesn't currently have the resources to acquire these lots, they are targeting them for acquisition and preservation in the future.

## Action Plan

The action plan is divided into three sections—open space preservation and acquisition, future park improvements, and ongoing maintenance and upgrades.

Open space preservation is a key goal for the Township and a top priority from the public engagement. As discussed in the Resource Assessment, the Township has an existing list of properties it is interested in acquiring. The Township will continue to pursue acquisition of these properties as budget allows.

The Township also has a list of park improvements in the Action Plan that are consistent with the goals of the plan as well as the public feedback. Improvements are proposed for the following parks:

- Laurel Acres Park
- Devonshire Park
- Memorial Park
- Laurel House
- Rancocas Pointe Park
- Elbo Park

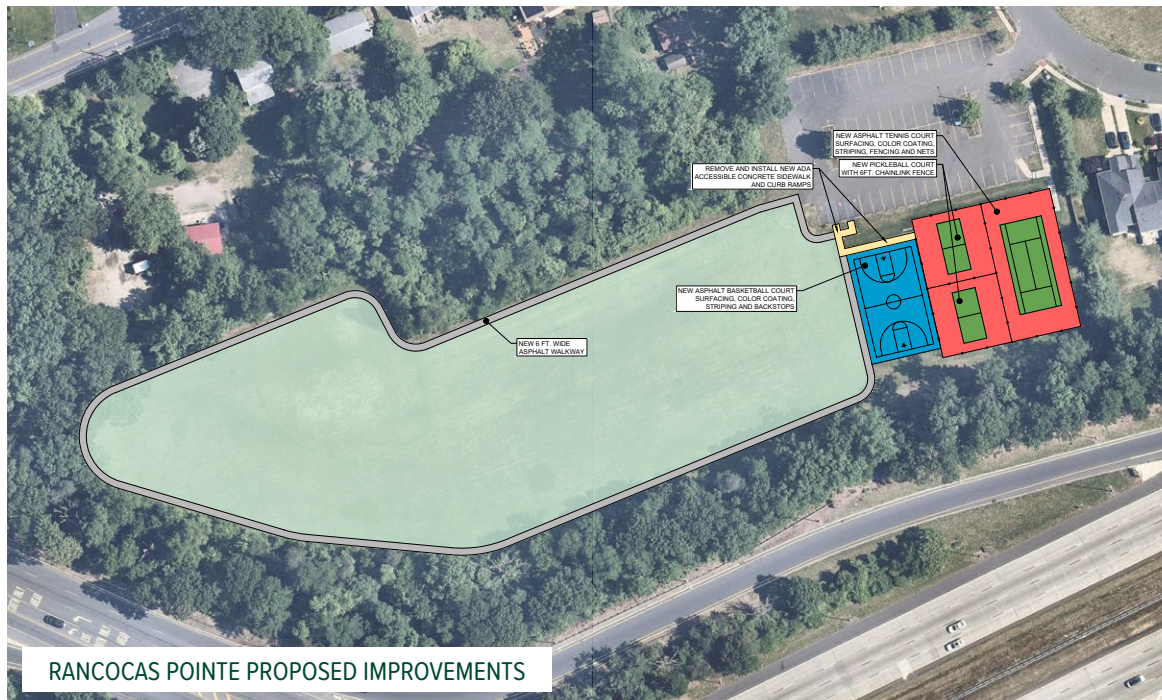
The improvements are wide-ranging including walking trails, a fishing pond and piers, turf fields, new parking, stormwater basins, picnic tables, pavilions, pickleball, volleyball, basketball, bathrooms, and more. In addition to these specific park improvements. The Townships is also considering several other park improvements that do not have a location yet. These include:

- Bocce
- Indoor batting cage
- Trail and sidewalk connectivity between parks.

The Township will also continue to maintain and update the existing park amenities as needed and as budget allows.

## Implementation

The Action Plan also includes an implementation table. The majority of the improvements proposed in the Action Plan are expected to happen in a short term time frame (0 to 2 years from now). The improvements are also categorized by estimated cost—low (under \$100,000), medium (\$100,000 to \$400,000), or high (over \$400,000).



# Planning Context

Mount Laurel Township is in Burlington County. Mount Laurel's Open Space Plan is consistent with the County's 2002 Open Space Master Plan. This plan is also consistent with Mount Laurel's Master Plan and the 2009 Reexamination of the Open Space Element. The goals and objectives of both plans are listed below.



Figure 1: **Fields at Laurel Acres Park**

## 2002 Burlington County Open Space Plan

### Goals

1. Create a County park system that expands public access to diverse, passive recreational facilities.
2. Aggressively protect significant natural resources.
3. Preserve and advance the County's culture and heritage.
4. Coordinate park development and open space preservation with compatible growth, preservation, and recreation initiatives.

### Objectives

1. Ensure that all residents have easy access to County parks by developing greenways and recreational hubs as the framework for the County park system.
2. Acquire and develop sufficient open space and parkland to meet current and future needs.
3. Develop park improvements with an emphasis on passive recreation and water access.
4. Enhance biodiversity and identify and protect

significant environmental and natural resources best conserved through land preservation.

5. Incorporate and implement to the extent possible, the recommendations of County watershed management plans.
6. Identify and preserve areas of significant scenic beauty.
7. Advance the County's culture, character, and heritage through development of the County park system.
8. Coordinate historical, cultural, and recreational programming to strengthen the County's tourism industry.
9. Coordinate land preservation efforts with the Burlington County Farmland Preservation Program to buffer agricultural areas and preserve agricultural landscapes.
10. Advance compatible land use plans adopted by municipal, regional, and state agencies
11. Advance compatible conservation and recreation initiatives.
12. Advance directly and indirectly related government and private sector programs.

## Mount Laurel Master Plan and Open Space Element

Mount Laurel's Master Plan was last fully updated in 2006. There was a re-examination completed in 2009, which updated the Open Space Element. The relevant goals and policies are listed below.

### *Relevant Goals*

1. To preserve and enhance the character and living quality for all residents in all parts of the Township.
2. To recognize the natural constraints preventing development in certain areas, such as flood plains, wetlands, streams, natural amenity areas, high water tables, and erosion-prone land, and the necessity of preserving these critical areas for the benefit of all citizens.
3. To encourage continued efforts to coordinate regional services and conservation efforts.
4. To acquire more open space and recreation land as set forth in the recently updated recreation and open space program.

### *Open Space Policies from 2009 Reexamination*

- a. Continue the acquisition of open space lands throughout the Township.
- b. Provide for major clustered public-municipal active recreation facilities at key locations rather than small recreation facilities scattered throughout the Township.
- c. Provide that all residential developments contribute to recreation facilities either through onsite facilities or through a contribution in lieu of construction onsite.
- d. Provide for private open space in all developments.
- e. Develop a unified contiguous open space and recreation system throughout the Township based on natural features and the location of suitable sites. This includes the development of bicycle and walking paths along such open space systems.
- f. Provide for a range of recreational facilities and activities for all age groups and interests.
- g. Continue the utilization of all existing recreation sites, including both municipal and school facilities.
- h. Encourage and continue the acquisition and development of Green Acre sites.
- i. Require adequate landscaping and buffering between different adjacent land uses, and throughout all developments where appropriate.
- j. Provide for the retention of woodlands and streams wherever possible.
- k. Prevent development on poor soil and critical environmental areas.
- l. Prevent development in flood hazard and wetland areas.
- m. Provide for proper control of drainage facilities.

# Goals and Policies

The goals for this plan, which are consistent with community goals, are as follows:

**GOAL 1:** Promote protection of open space, important habitats, and environmentally sensitive areas such as large undeveloped areas, stream corridors, wetlands, and fields.

- a. Continue the acquisition of open space lands throughout the Township with priority given to large lots and environmentally sensitive areas.
- b. Continue to protect open space by supporting open space dedications and deed restriction, where appropriate.
- c. Provide for the retention of woodlands, streams, and stream corridors, wherever possible.
- d. Explore funding sources to help support acquisitions.

**GOAL 2:** Improve and enhance open space for active and passive recreational use throughout the community.

- a. Continue to maintain and upgrade existing facilities to ensure their safety and accessibility.
- b. Continue to assess the needs of the community as populations change.
- c. Explore grant opportunities for park wayfinding throughout the Township.

**GOAL 3:** Explore the need for and plan the expansion of needed active and passive recreational opportunities in the Township.

- a. Assess opportunities for all-ages recreation including fishing, pickleball, and fitness equipment.
- b. Assess opportunities for updated or expanded athletic fields and courts.
- c. Explore grant opportunities for active and passive recreation upgrades and expansions.

**GOAL 4:** Provide a balanced park system that offers a variety of amenities in diverse settings for the broadest use by Mount Laurel Township residents.

- a. Assess existing bathrooms facilities for maintenance and opportunities for new facilities.
- b. Assess opportunities for community gathering facilities including pavilions, picnic tables, and grills.
- c. Add more parking facilities where needed.

**GOAL 5:** Improve and enhance existing trail facilities and explore opportunities to expand and link the trail system through either acquisition or conservation easements.

- a. Maintain and update existing trail facilities for safety and accessibility.
- b. Assess opportunities for new trail connections within parks and between parks.
- c. Work with other municipal departments to coordinate improved walking and biking access to parks.
- d. Explore grants to support opportunities to expand wayfinding and link educational opportunities with trail use.

# Inventory

The initial step in evaluating the open space and recreation needs of a community is the identification of existing open spaces and recreation facilities. Within Mount Laurel there are several entities that own open space and recreation facilities. The tables below provides an inventory of the name of the facility, block, lot, location, size, and usage (passive or active) for each facility organized by ownership. Map 2 on page 15 illustrates the location of the facilities outlined below.

## Public Land

### Federal Land

There are no federally owned lands in Mount Laurel Township.

### State Land

The State of New Jersey owns 13 parcels of land in Mount Laurel in Rancocas Woods and Mount Laurel State Park. The total acreage for all of the parcels amounts to 156.82 acres.

### County Land

Burlington County owns five parcels of land in Mount Laurel. The total acreage for all the parcels amounts to 23 acres.

Table 2: *State Owned Properties*

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Rancocas Woods/ Spencer Park	101.25	23	Along Rancocas Creek	8.00		Active
Rancocas Woods/ Spencer Park	101.25	40	339 Rancocas Blvd	96.36	X	Active
Rancocas Woods/ Spencer Park	101.25	40.02	Along Rancocas Creek	5.96		Active
Rancocas Woods/ Spencer Park	101.25	40.05	339 Rancocas Blvd	8.32		Active
Rancocas Woods/ Spencer Park	101.25	41	339 Rancocas Blvd	0.34		Active
Rancocas Woods/ Spencer Park	101.25	42	339 Rancocas Blvd	0.36		Active
Rancocas Woods/ Spencer Park	101.25	43	339 Rancocas Blvd	17.55		Active
Rancocas Woods/ Spencer Park	101.25	44	Along Rancocas Creek	1.41		Active
Rancocas Woods/ Spencer Park	501.28	1	3621 Rt 38	0.08		Passive
Rancocas Woods/ Spencer Park	501.28	2	3621 Rt 38	0.12		Passive
Rancocas Woods/ Spencer Park	501.28	4	3621 Rt 38	0.02		Passive
Mt Laurel State Park	600	8	431 Mt Laurel Rd	18.08	X	Passive
Mt Laurel State Park	600	8.02	431 Mt Laurel Rd	0.21	X	Passive
TOTAL				156.82		

Table 3: *County Owned Properties*

Block	Lot	Location	Acres
100.05	19	Creek Rd	2.85
100.09	107	Overloof Dr - Rear	5.16
100.09	109	Mainsail Blvd	13.09
100.1	2	Crows Nest Ct	0.50
100.1	7	Crows Nest Ct - Rear	1.40
TOTAL			23

## Mount Laurel Owned Land

Mount Laurel Township owns 400 parcels of land in the Township that total 1,587 acres that are Municipal or Municipal Complex. Of the 400 parcels, 48 are active and total 553 acres and 352 are passive and total 1,034 acres. The following table only shows the active park spaces. A full inventory of the active and passive land can be found in Appendix B.

Table 4: **Active Township Owned Land**

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Timbercrest	102.01	88.01	151 Squirrel Tree La	0.58	X	Active
Timbercrest	103.04	12	520 Creek Rd	3.71	X	Active
Rancocas Point Tennis	111.02	41	73 Stern Light Dr	5.80	X	Active
Devonshire	201.04	131		0.44	X	Active
Devonshire	202.05	45	Marne Hwy	2.52	X	Active
Carl Jensen Field, Masonville	214	25	235 Creek Rd	4.71	X	Active
Devonshire	215	19	3207 Marne/19A Stratford	40.71	X	Active
Springwood Village / Barnwood	302.06	1	210 Carleton La	0.72	X	Active
Willow Turn	303.03	39	99 Willow Turn	13.80	X	Active
Brettonwood	304.03	51	23A Bretton Way	6.11	X	Active
Brettonwood	304.03	53	Ark Rd	0.89	X	Active
Larchmont-Larchmont Blvd	305.9	1.02	301 Larchmont Blvd	7.95	X	Active
Paws Farm	402	2	1105-07 Hainspt-Mt Laurel	6.70	X	Active
Larchmont Tennis Courts	406	1	295 Larchmont Blvd	3.02	X	Active
Elbo Lane (MIPRO)	600	2	190 Elbo La	13.21	X	Active
Elbo Lane (MIPRO)	600	2.02	180 Elbo La	1.97		Active
Elbo Lane (MIPRO)	600	2.03	Elbo La	0.97	X	Active
Elbo Lane (MIPRO)	600	2.05	170 Elbo La	1.65	X	Active
Trotters Crossing	602	17	540 Walton Ave	152.26	X	Active
Springville	800	5	440 Hartford Rd	5.84	X	Active
Springville	800	6	440 Hartford Rd	0.88	X	Active
Elbo Lane	802	4.01	325 Elbo La	6.06	X	Active
Canterbury-Dorchester Point	902.01	12	134A Dorchester Rd	11.00	X	Active

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Canterbury-Dorchester Point	902.02	38	Canterbury & Hooton Rd	2.33	X	Active
222 Roberts Lane	903.02	15	222 Roberts La	0.45	X	Active
Hunters Drive - Country Lane	903.05	14	225A Hunters Dr	2.36	X	Active
Orchard Way - Meadow Court	903.07	38	512 Meadow Ct	2.33	X	Active
Conrow Tract/Goodwin	904	6	235 Mt Laurel Rd	91.07	X	Active
Cluster Court - Academy Dr	1002.01	17	1050 Academy Dr	4.33	X	Active
Ramblewood Farms	1002.05	10	783 Cornwallis Dr	0.28	X	Active
Mill Run Park	1003	1	1071 S Church St	5.86	X	Active
Mill Run Park	1003	1.01	1061 S Church St	6.18	X	Active
Mill Run Park	1003	1.02	1051 S Church St	5.57	X	Active
Green Acres/ Laurel Acres	1003	8	1045 S Church St	55.03	X	Active
Green Acres/ Laurel Acres	1003	11	1045 S Church St	44.31	X	Active
DiCurcio/ Laurel Acres	1003	12	1029 Union Mill Rd	11.73		Active
DiCurcio/ Laurel Acres	1003	12.01	1021 Union Mill Rd	0.99		Active
DiCurcio/ Laurel Acres	1003	13	1015 Union Mill Rd	4.26		Active
Ramblewood Farms	1003.06	11	783 Cornwallis Dr	0.26	X	Active
42 X 104 Sewer Easement	1003.06	23.01	783 Cornwallis Dr	0.09	X	Active
42 X 104 Sewer Easement	1003.06	23.02	783 Cornwallis Dr	0.09	X	Active
Ramblewood Farms	1003.06	46	Cornwallis Dr - Rear	2.79	X	Active
Ramblewood Farms	1003.06	47	1151 Academy Dr	15.38	X	Active
Ramblewood Farms	1005.06	1	1197 Academy Dr	0.57	X	Active
Virginia Lake Park	1101.01	48	Norwood Rd	2.36	X	Active
Virginia Lake Park	1101.05	9	55 Virginia La	2.42	X	Active
Virginia Lake Park	1106.01	6	Church St	0.25	X	Active
Virginia Lake Park	1106.02	12	22 Virginia La	0.12	X	Active
Total				552.91		

## New Jersey Turnpike Authority

The NJ Turnpike Authority owns nine parcels of land that total about 36 acres.

**Table 5: NJ Turnpike Authority Owned Properties**

Block	Lot	Location	Acres	ROSI	Active or Passive
108	2.02	Texas Ave	0.61	-	Passive
205	14	Orchard Way	0.19	-	Passive
208	1.02	Memorial La	0.36	-	Passive
208	6	Birch Dr	0.37	-	Passive
508	1	200 & 202 Mt Laurel Rd	33.23	X	Active
903	6	717 S Church St	0.25	-	Passive
1104	9	Along Turnpike	0.28	-	Passive
1302	3	Church Rd	0.50	-	Passive
1302	5	Church Rd	0.18	-	Passive
TOTAL			35.97		

## Mount Laurel Township Board of Education

The Board of Education in Mount Laurel owns 11 parcels of land that total about 132 acres.

**Table 6: Board of Education Properties**

Block	Lot	Location	Acres	ROSI	Active or Passive
305.9	1.01	301 Larchmont Blvd	8.82	-	Active
404.02	27	397 Hartford Rd	31.25	-	Active
502.01	9	633 Union Mill Rd	0.34	-	Passive
800	11.01	520 Hartford Rd	2.40	-	Passive
801	8.01	1370 Hainspoint-Mt Laurel Rd	5.42	-	Passive
801	8.02	1370 Hainspoint -Mt Laurel Rd	22.98	-	Passive
801	10	1370 Hainspoint -Mt Laurel Rd	12.41	-	Passive
802.01	1	520 Hartford Rd	23.59	-	Passive
802.04	24	106 Crestmont Terr	0.42	-	Passive
1003.06	45	709 Cornwallis Dr	12.62	X	Passive
1302.01	16	115 Schoolhouse La	12.02	-	Passive
TOTAL			132.27		

## Municipal Utilities Association (MUA)

Mount Laurel has 38 MUA owned parcels totaling a little over 85 acres. The Mount Laurel Township Municipal Utilities Authority provides both water & wastewater services to nearly 18,000 customers.

## Private Land

### Homeowners Association (HOA) and Privately Owned Open Space

There are 179 privately owned HOA parcels in Mount Laurel that contribute 1,342 acres to the overall open space network. This land was often designated as open space as part of a development agreement, or it was undevelopable after land was subdivided.

Table 7: **MUA Owned Land**

Block	Lot	Location	Acres	ROSI
100.09	108	60 Overlook Dr	0.21	-
101.09	36	Rancocas Blvd	0.85	-
101.25	40.01	Timberline Dr - Rear	4.11	-
204	1.02	740 Centerton Rd	0.05	-
205	1	Orchard Way - Rear	10.41	-
205	2	Orchard Way - Rear	18.20	-
205	3.01	Along Rt 295	8.38	-
205	4	Along Rt 295	3.83	-
301	19.06	Normandy Dr	0.10	-
302.13	2	Hartford & Union Mill Rd	0.23	-
302.15	12.01	123 Ark Rd	1.11	-
303	4.01	3053 Fostertown Rd	0.49	-
304.03	52	Victoria Ct	0.10	-
309.03	10	Teddington Way	0.07	-
501	5	Midlantic Dr	0.15	-
510.02	5.01	Union Mill & Briggs Rds	1.75	-
601.05	7	Windsor La	0.06	-
904	11.01	54 Elbo Lane	0.24	-
906.01	65	841 Union Mill Rd	0.11	-
910.03	29	Chapel Hill Rd	0.23	-

Block	Lot	Location	Acres	ROSI
1005.07	29	1201 S Church St	1.24	-
1006	6	41 Elbo La	7.08	-
1100	27.01	Commerce Pky	0.05	-
1100.01	4	19000 Commerce Pkwy	0.85	-
1104	10	Along Turnpike	15.52	X
1105.04	12.01	Ramblewood Pky	0.36	-
1105.04	12.02	Ramblewood Pky	0.02	-
1105.04	12.03	Ramblewood Pky	0.15	-
1201.05	4.01	Gaither Dr	0.09	-
1204	4.05	East Park Dr	0.08	-
1301	1.05	4121 Church Rd	0.09	-
1304	17.01	Chatham Rd	4.53	X
1304	31	Chatham Rd	1.20	-
1304	32	Chatham Rd	0.25	-
1412	2.01	67 Elbo La	0.23	-
1413	1.01	85 Elbo La	1.11	-
1413	1.02	81 Elbo La	1.45	-
1600.02	3	100 Morning Glory Dr	0.16	-
Total			85.14	

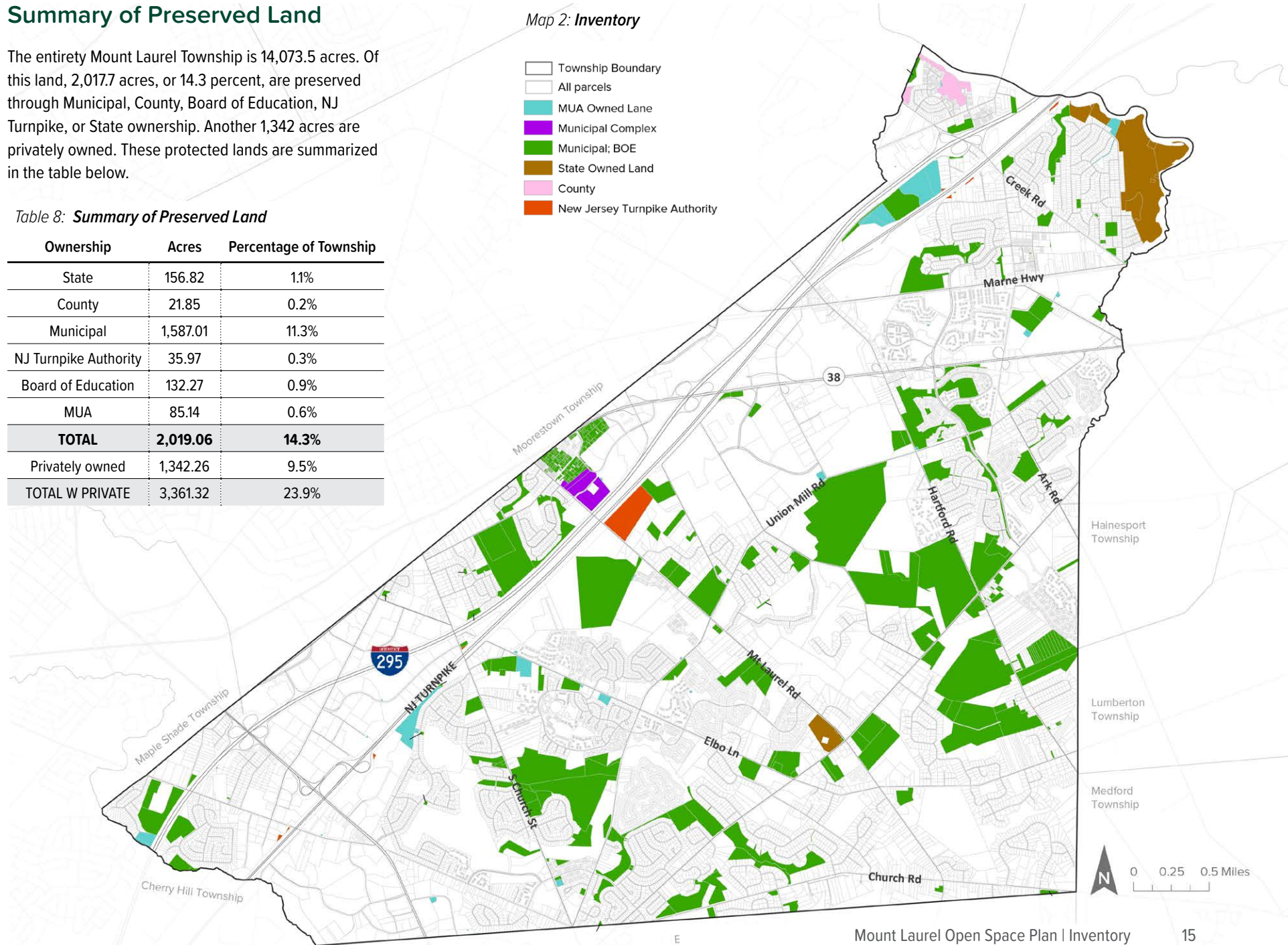
## Summary of Preserved Land

The entirety Mount Laurel Township is 14,073.5 acres. Of this land, 2,017.7 acres, or 14.3 percent, are preserved through Municipal, County, Board of Education, NJ Turnpike, or State ownership. Another 1,342 acres are privately owned. These protected lands are summarized in the table below.

Table 8: *Summary of Preserved Land*

Ownership	Acres	Percentage of Township
State	156.82	1.1%
County	21.85	0.2%
Municipal	1,587.01	11.3%
NJ Turnpike Authority	35.97	0.3%
Board of Education	132.27	0.9%
MUA	85.14	0.6%
<b>TOTAL</b>	<b>2,019.06</b>	<b>14.3%</b>
Privately owned	1,342.26	9.5%
<b>TOTAL W PRIVATE</b>	<b>3,361.32</b>	<b>23.9%</b>

Map 2: *Inventory*



# Needs Assessment

One required component of an Open Space and Recreation Plan is a needs analysis, which studies the adequacy of the current open space and recreation system to satisfy both present and future needs. The purpose of the analysis is to identify the gaps in the system. In addition to the standard numerical analysis, a survey was done to receive public input on parks and open space in the Township.

## Demographics

The need for recreation and open space areas can be determined by population and the recreational facilities available to that population. The population and ages in Mount Laurel Township were used to conduct a needs assessment. According to the 2020 Decennial Census, Mount Laurel has 44,633 residents. According to the 2019 American Community Survey's five-year estimates, the average age of the population is 43.8. There was an increase in the population between 2015 and 2020 of 2,763 people.

Mount Laurel's population has seen moderate growth since 2000. In the last 20 years, the population has grown by approximately 4,412 people (Table 9).

Table 9: *Existing & Projected Population Change*

POPULATION	2000	2010	2015	2020	2040
Total Population	40,221	41,864	41,870	44,633	44,449
Change in Population		+1,643	+6	+2,763	-184

2000 through 2020 Data from US Census and American Communities Survey  
2040 projection from DVRPC (not updated since the 2020 Census release)

Table 11: *Change in Age*

% CHANGE	2000 to 2010	2010 to 2015	2015 to 2019*
Under 18	0.1%	-2.0%	-7.1%
18 to 34	-2.1%	0.6%	-0.9%
35 to 54	-1.8%	-5.5%	-3.7%
55 to 64	30.6%	8.6%	1.1%
65+	13.9%	6.2%	9.0%

Data from US Census and American Communities Survey.  
\*Age data not yet available from the 2020 US Census.

Table 10: *Age*

AGE	2000	%	2010	%	2015	%	2019*	%
Under 18	9,305	23%	9,316	22%	9,129	22%	8,484	20%
18 to 34	7,930	20%	7,767	19%	7,810	19%	7,743	19%
35 to 54	13,125	33%	12,893	31%	12,182	29%	11,736	28%
55 to 64	3,956	10%	5,165	12%	5,608	13%	5,672	14%
65+	5,905	15%	6,723	16%	7,141	17%	7,787	19%
Median Age	38.9		41.8		42.9		43.8	

Data from US Census and American Communities Survey  
\*Age data not yet available from the 2020 US Census.

Table 12: **Active Recreation Inventory**

Name	Address	Block	Lot	Acreage	Baseball fields	Basketball	Trail/Trail Access	Sledding	Tot Lot	Volleyball	Fishing	Pavilions	Dog Run	Soccer or Futsal	Tennis	Softball	Football	Multi-Use Field	Memorial	Teeball	Pickleball
Canterbury Park	134 A Dorchester Rd	902.01; 902.02	12; 38	13.33	-	1	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Devonshire Park	3207 Marne Highway	215, 201.04	19, 131	41.15	1	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	-
Devonshire/Stratford Lane Tot Lot	19A Stratford Lane	202.05	45	2.52	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Elbo Lane Park	325 Elbo Lane	802	4.01	6.06	-	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-	-
Elbo Park (Walking Trails)	184 Elbo Lane	600	2, 2.02, 2.03, 2.05	17.80	-	-	1	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Hunter's Crossing	225A Hunters Drive	903.02, 903.05, 903.07	15, 14, 38	5.13	-	1	-	-	1	-	-	-	-	-	1	-	-	-	-	-	-
Innisfree	1197 Academy Drive	1005.06	1	0.57	-	-	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-
Larchmont (tennis courts)	295 Larchmont Blvd	406	1	3.02	-	2	-	-	-	-	-	-	-	-	6	-	-	-	-	-	-
Larchmont-Brettonwood	23 A Bretton Way	304.03	51, 53	7.00	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Larchmont-Larchmont Blvd	301 Larchmont Blvd	305.9	1.02	7.95	-	-	-	-	6	-	-	-	-	-	-	1	1	-	-	-	-
Laurel Acres Park	1045 S Church St	1003	8, 11, 12, 12.01, 13	116.33	8	-	1	1	2	1	1	2	1	-	-	-	-	-	-	-	-
Masonville	Creek Rd	214	25	4.71	1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Mayfair Lane	210 Carleton Lane	302.06	1	0.72	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Memorial Park	235 Mount Laurel Rd	904	6	91.07	-	-	-	-	-	-	-	-	-	-	-	-	-	4	1	-	-
Mill Run Park	1071 S Church Street	1003	1, 1.01, 1.02	17.61	-	1	-	-	-	-	-	-	-	1	-	-	-	-	-	-	-
PAWS Sports Area	397 Hartford Rd	404.02, 402	27, 2	37.95	-	1	-	-	-	4	-	-	-	-	-	1	-	-	-	-	-
Ramblewood Farms	783 Cornwallis Drive	1002.05; 1003.06	10; 11, 23.01, 23.02, 46, 47	18.89	-	1	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Ramblewood Farms (Academy Drive)	1050 Academy Drive	1002.01	17	4.33	-	-	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-
Rancocas Pointe	73 Stern Light Dr	111.02	41	5.80	1	1	-	-	-	-	-	-	-	-	2	-	-	-	-	-	-
Spencer Park	339 Rancocas Blvd	101.25	23, 40, 40.02, 40.05, 41, 42, 43, 44	138.30	-	-	1	-	-	-	-	-	-	-	-	4	-	-	-	1	-
Springville	440 Hartford Rd	800	5,6	6.72	1	1	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Squirrel Tree Lane	151 Squirrel Tree Ln	102.01	88.01	0.58	-	-	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Timbercrest	520 Creek Rd	103.04	12	3.71	1	1	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Trotters Crossing	540 Walton Ave	602	17	152.26	-	-	1	-	-	-	-	-	-	9	-	-	-	-	-	-	-
Turnpike Memorial Field	202 Mount Laurel Rd	508	1	33.23	-	-	-	-	-	-	-	-	-	-	-	1	-	-	-	-	-
Virginia Lane Park	22 Virginia Lane	1101.01; 1101.05; 1106.01; 1106.02	48; 9; 6; 12	5.15	-	1	-	-	1	-	-	-	-	-	-	-	-	-	-	-	-
Willow Turn	99 Willow Turn	303.03	39	13.80	-	1	-	-	2	-	-	-	-	-	2	-	1	-	-	-	6
<b>TOTALS</b>				755.69	13	12	4	1	15	5	1	2	1	14	15	7	2	4	1	1	6

During the same time period, the population has gotten older. The median age has grown from 38.9 to 43.8. The population under 18 has gotten smaller since 2000 – dropping from 23% of the population in 2000 to 20% in 2019. The population over 65, on the other hand, has grown from 15% of the population in 2000 to 19% of the population in 2019. These demographics can help determine what future changes may be required to meet community needs.

## Comparison to National Standards

There is no exact standard for determining the need for recreation and open space. However, the National Recreation and Park Association (NRPA) compiled data from 1,000 park and recreation agencies across the country between 2018 and 2020 to create their 2021 NRPA Agency Performance Review. The report provides NRPA's Park Metrics, a comprehensive data tool that uses the trends of the recreation agencies to help guide their management and planning of recreation facilities.

The 2021 report found that, on average, all Park and Recreation agencies have 9.9 acres of parkland per 1,000 residents and 2,277 residents per park. When looking at agencies with 20,000 to 49,999 residents, like Mount Laurel, the median is 9.8 acres of parkland per 1,000 residents and 1,900 residents per park.

In Mount Laurel, the Township exceeds both of these benchmarks. The Township has 2,024 acres of parkland and open space. Of those, 756 acres are actively used as parkland. Looking at the active park space, there are 16.9 acres per 1,000 residents and 1,653 residents per park.

## Park Facilities

Mount Laurel's park facilities are shown in Table 12 on page 17. An analysis of the types of facilities for active recreation show that the greatest number of facilities are sports fields and courts. There are also a high number of tot lots for young children. Areas for improvement are walking trails, fishing, dog runs, pavilions, and tee ball. A large proportion of the total parkland in the Township is passive open space.

While there is room for improvement with park facilities, open space is also a valuable component of a recreational system. It has also been expressed as a priority by the community through the public survey.

## Geographic Distribution of Facilities

Map 3 on page 19 displays the geographic distribution of open space in Mount Laurel Township. Active open space is displayed in light green and passive open space in dark green. The map also shows a 15-minute walk  $\frac{1}{4}$  (mile) shown in dark blue, and a 5-minute drive ( $\frac{1}{2}$  mile) shown in light blue, in all directions from each park.

Overall, the Township is well served with both recreation types. Nearly the entire Township is within  $\frac{1}{2}$  mile of passive open space. Regarding active open space, the southwest and southeast corners of the Township are lacking access to active open space, as well as the area near the NJ Turnpike interchange, although the character of this area is largely defined by roadways.

The Township may explore what future acquisitions designated in this plan may assist in more even distribution of active recreation throughout the Township. Map 5 on page 49 shows these future

acquisitions and displays the potential opportunity for meeting the need for active recreation in the community.

## Summary of Findings

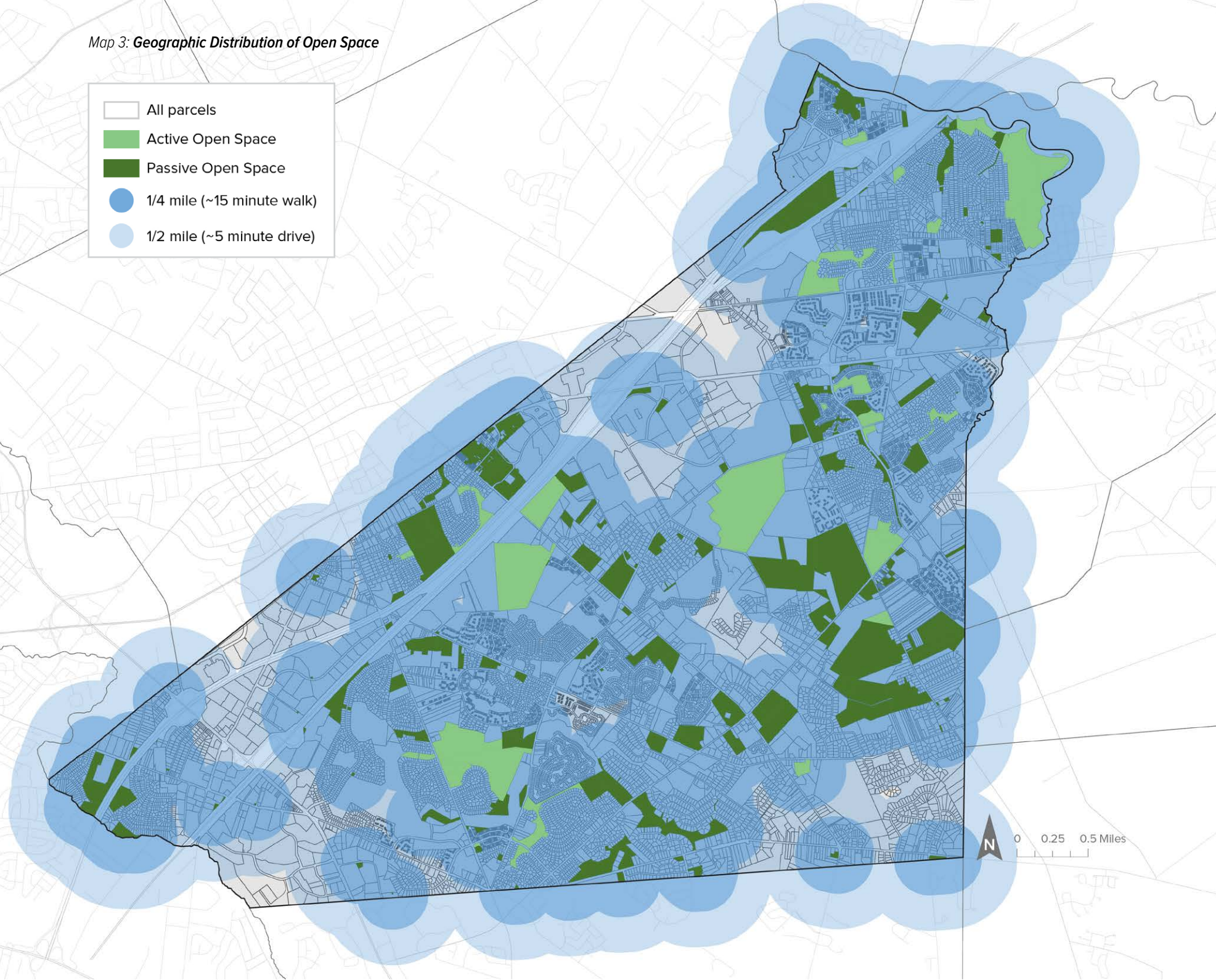
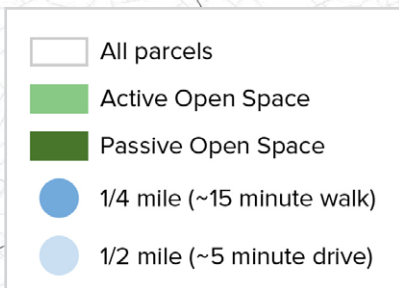
Mount Laurel has an impressive park system that exceeds national standards for both passive and active recreation land. The community is generally satisfied with the system. The Township has also taken recent action to update many facilities. Open space and recreation land is also well distributed throughout the Township, but some areas are lacking in active recreation resources as discussed above.

While the system is in very good shape, this plan identifies potential improvements and actions to improve and expand the network. Some of these action items may require new land acquisitions and specific improvements to existing natural areas and park facilities. Strategic land acquisition can be explored to fill the distribution gap regarding active recreation.

Looking to the future, the Township will need to consider recreational options for an aging population, such as pickleball courts, which have been cited as a facility of interest through the public engagement process. Providing active recreation options for older age groups can improve quality of life, public health, and add to the existing vibrant park system of Mount Laurel.

There is also still demand for resources for young children, adolescents, young adults, and families that should be under consideration. There are many sports facilities and tot lots in the Township, but facilities such as trails, pavilions, and tee ball fields are lower in numbers. These facilities may be of greater use to young children, adolescents, young adults, and families. Changes or improvements in programming options can also improve the experience of different age groups in the Township.

Map 3: Geographic Distribution of Open Space



# Public Participation

During the Mount Laurel Open Space Plan process, the Township held two meetings that were open to the public and ran a very successful online survey.

## Public meetings

The first public meeting was held on Wednesday, August 25, 2021, at 7 pm in the Mount Laurel Community Center. It was publicized on the Township website and twice in the Burlington County Times newspaper, on August 11th and 18th, prior to the meeting. Due to the COVID-19 pandemic, attendance was very low at the in-person public meeting, but participation was high in the online survey.

The second public meeting, a Planning Board meeting, was held virtually on November 10, 2021, on Zoom, an online meeting platform. It was publicized on the Township website and twice in the Burlington County Times newspaper, October 27th and November 3rd, prior to the meeting.

## Online survey

The online survey was open from July 22, 2021, to October 1, 2021. During this time, 593 people responded to the online survey. The survey was promoted on the

city website, through social media, and was referenced in an online newspaper article about the in-person public meeting. The survey was made accessible on computer and mobile device. About 49% of people used a computer to complete the survey and 51% used a mobile device.

## Response Overview

The following is an overview of community feedback between the public meetings and the online survey.

The first public meeting and the online survey asked similar questions:

1. What are your top priorities for open space in Mount Laurel Township?
2. Of those priorities, what strategies do you support for improving on those topics?
3. What do you participate in now and how often?
4. Are you satisfied with the current park system and its maintenance – why or why not?
5. What future improvements would be best?
6. What is the best way to invest our open space resources?

## Top priorities

Out of eight total priorities, respondents were asked to rank which three were most important to them. The results were (Figure 2):

1. Open Space Preservation
2. Playgrounds
3. Trails
4. Athletic Fields
5. All Ages Play
6. Community Space & Programming
7. Amenities
8. Access & Parking

## Top strategies

Each priority had between four and seven strategies for improvements. Respondents could rank each strategy with anywhere between one and five stars. This was not a ranking activity, so each strategy could have been given five stars. The following were the favorite strategies under each priority. The order here reflects the rankings above.

### Open Space Preservation

The top two strategies were Natural Area Preservation and Large Lot Acquisition. This was followed by trail connectivity, park connectivity, and then small lot acquisition.

### Playgrounds

The top strategy was All-Age Playgrounds, which includes adult workout spaces and amenities like Pickleball. This was followed by Splash Parks, Interactive Play Spaces, and Tot Lots. The least desirable was Sand Lots.

### Trails

The top strategy was Nature & Walking Trails. Unpaved, Paved, and Biking Trails were close behind. This section also had an “Other” category. Some of the responses under “Other” included sidewalks, running tracks, and park connectivity.

### Athletic Fields

All of the types of athletic fields were popular – none of them received less than an average of three stars. The top rated were Basketball Courts, Baseball and Softball Fields, and Tennis Courts. Close behind was Soccer Fields, Volleyball Courts, Pickleball Courts, and Football Fields; respectively.

### All Ages Play

The top strategy was Running Tracks, closely followed by Outdoor Work Equipment, Pickleball, and Fishing. Disc Golf was the lowest rated.

### Community Space & Programming

The top strategy was Environmental Education, closely followed by Community Gardens, Outdoor Movies, and Dog Runs.

### Amenities

The top-rated amenity was Bathrooms, closely followed by Pavilions and Picnic Shelters. Seating and Water Fountains also averages over three stars.

### Access & Parking

The top desire within access and parking was more Walking and Biking Connectivity, closely followed by More Parking Space. Handicap Accessible Parking Spaces was also rated high. Drop-off Zones and Fewer Parking Spaces were both rated low in comparison.

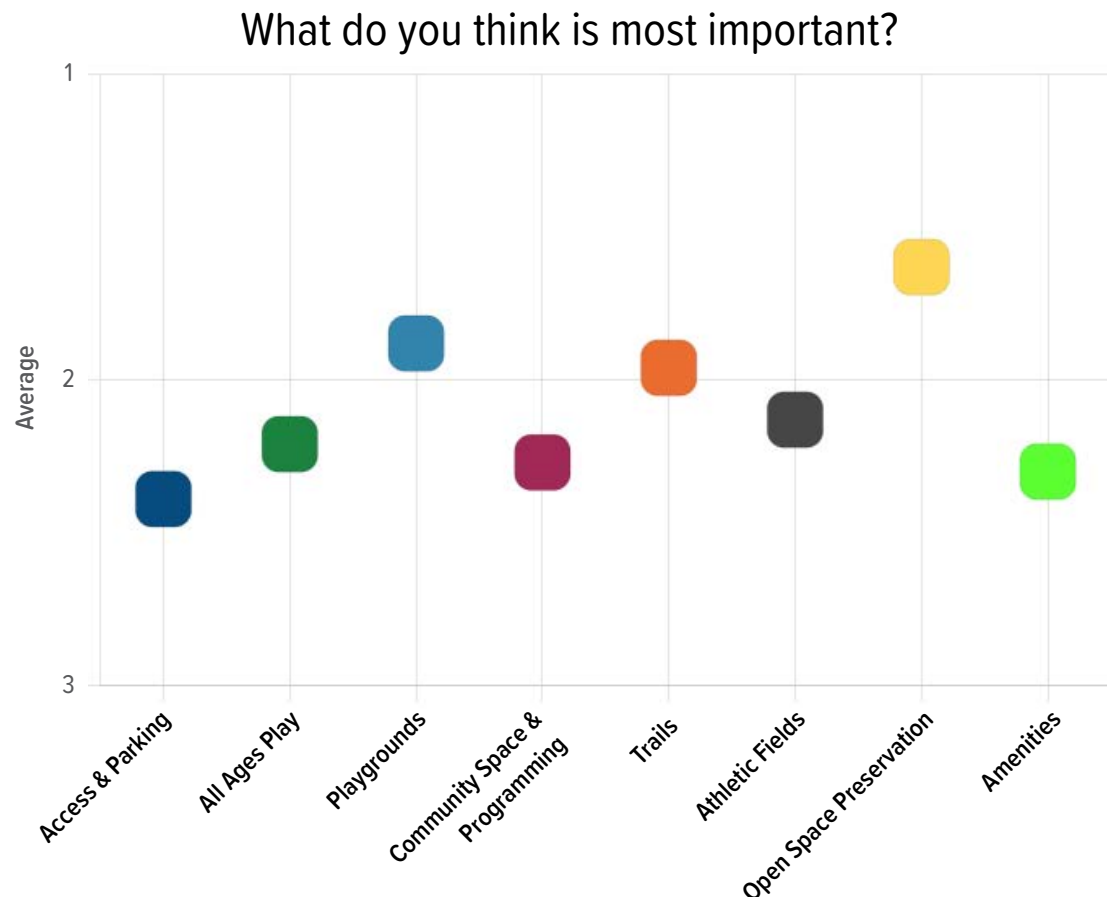


Figure 2: **Priority Ranking**

## Participation

Respondents were given a list of current activities available in the Township. They could check boxes to indicate which activities they take part in. The most popular activity is Nature/Walking Trails, with 31% of respondents saying they use the trails. The second most popular (13%) was Picnic Pavilions, Dog Runs (9%), and Baseball and Softball Fields (8%).

Overall, the majority of respondents are using the open space facilities often. Out of everyone, 47% are using the parks or open space every week and 29% come every month. Only 20% use them a couple times a year and 4% said they use them rarely or never.

## Satisfaction

Respondents were satisfied with the variety of outdoor activities available – 28% were very satisfied and 54% said they were satisfied. 18% said they wish there was more to do. Respondents were very satisfied with the condition and maintenance of the existing parks – 53% were very satisfied and 38% said they were satisfied. Only 8% said it should be better.

Almost 200 comments were left on why people were and were not satisfied. Many of the comments were consistent with feedback in other parts of the survey. Many discussed:

- Improving maintenance and trash pickup.
- Request for updates to playground and tot lots in some of the smaller parks.

- Interest in longer trails and connectivity throughout the Township.
- Expanding the variety of active recreation options, especially for older people.
- Improving communication on the available park facilities and wayfinding.

## Needs

In addition to the strategies from the ranking section of the engagement, respondents could check boxes indicating what other strategies the Township should pursue. The top two were Protection of Natural Areas (20%) Paved Bike/Walking Trails (19%). The next most popular answer was Unpaved Walking Trails (16%), followed by Community Events and Programming (12%).

How satisfied are you with the variety of outdoor activities available in Mount Laurel?

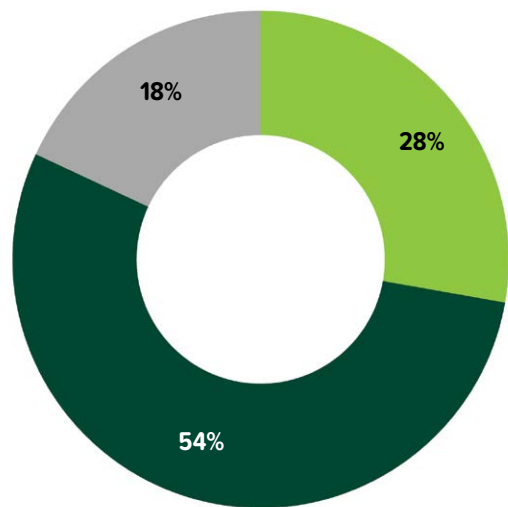


Figure 3: Outdoor Activity Satisfaction

How satisfied are you with condition and maintenance of existing parks in Mount Laurel?

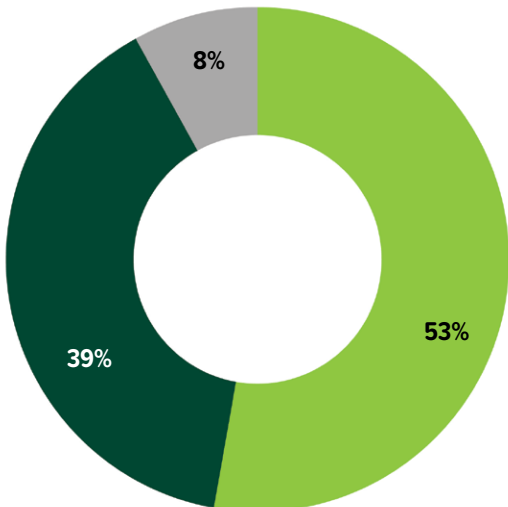


Figure 4: Maintenance Satisfaction

- Very Satisfied
- Satisfied
- Not Satisfied

Respondents were also asked what they thought would be the best investment of open space resources. The majority said they would like Mount Laurel to acquire more open space property (58%). The second most popular was to improve current parks and facilities (23%) followed closely by provide more programs and activities (19%).

## Demographics and Comments

The respondents were largely in the 30 to 49 year old age range (44%), with the second largest group in the 50 to 64 year old age range (32%) and then 65 and older (19%). There were 4% of respondents in the 18 to 29 year old age range and only 1% under 18. Almost every respondent was a Mount Laurel resident.

There were about 130 open-ended comments at the end of the survey. Many of them were consistent with other feedback we got in the survey. Some representative comments include:

- “I’ve only lived here two years but so far enjoyed Laurel Acres Park tremendously. Thank you for prioritizing the pedestrian improvements there and hopefully future improvements will include fixing stormwater issues.”
- “Our family loves Laurel Acres and walking there from our house. The updates are amazing.”
- “Thank you for putting out this survey. I appreciate the recreation space in Mount Laurel and look forward to future improvements. More bike trails connecting the space would be fabulous.”
- “Thanks for your efforts thus far, present counsel and previous included. I think it is important that we as a Township preserve and expand our open space commitment, while improving our investment into what we already have. It is an ongoing task, never completed, but always appreciated.”

*“Thanks for your efforts thus far, present counsel and previous included. I think it is important that we as a Township preserve and expand our open space commitment, while improving our investment into what we already have. It is an ongoing task, never completed, but always appreciated.”*

*- Mount Laurel Resident*

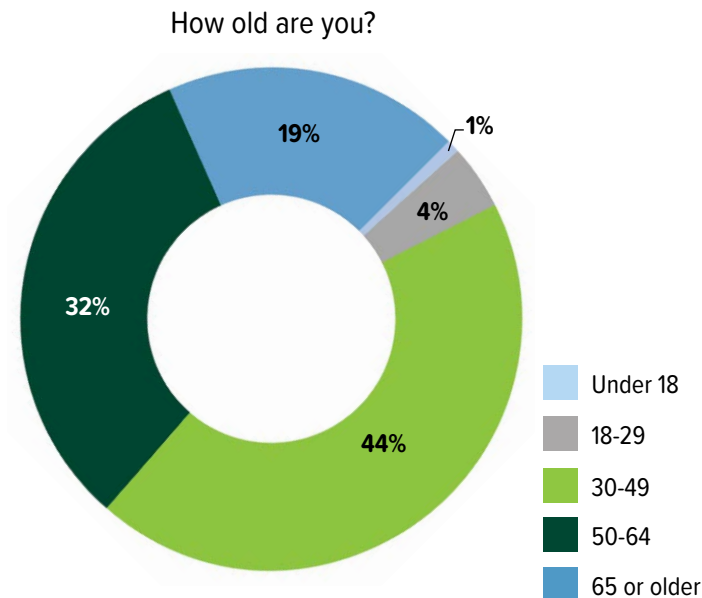


Figure 5: **Age**

# Resource Assessment

The resource assessment is an assessment of the Township's lands with open space and recreation potential and interest. While the needs analysis looks at how the existing open space is meeting the public's need now, the resource assessment will look at how the Township's land can meet the public's needs into the future.

As discussed in the Needs Assessment, Mount Laurel Township far exceeds the national standards for acres of open space per resident. Through both public and private open space and parkland, almost the entire Township is within a ½ mile of useable green space, and a large percentage is within ¼ mile.

The resource assessment section will take a closer look at the existing Mount Laurel Township Parks and discuss the existing uses as well as future opportunities for improvements, maintenance, or upgrades.

It will also assess the Township as a whole and look at the open space resources that the could be acquired. This analysis uses the New Jersey Conservation Blueprint Community Green Space to compare priority parcels for preservation with the existing public open space network, the private open space network, and Mount Laurel Township's current acquisition list.

## Existing Resources

This section assesses the existing park spaces in Mount Laurel. The parks are on the following pages:

- Canterbury Park, page 25
- Devonshire Park, Stratford Lane Tot Lot, page 26
- Elbo Park, page 27
- Elbo Lane Park, page 28
- Hunter's Crossing Parks, page 29
- Innisfree Park, page 30
- Larchmont Fields and Larchmont Tennis Courts, page 31
- Larchmont at Brettonwood, page 32
- Laurel Acres Park, page 33
- Masonville, page 34
- Mayfair Park, page 35
- Memorial Park, page 36
- Mill Run Park, page 37
- PAWS Park, page 38
- Ramblewood Farms & Academy Drive, page 39

- Spencer State Park, page 41
- Springville Park, page 35
- Squirrel Tree Lane Park, page 42
- Rancocas Pointe, page 40
- Timbercrest Park, page 43
- Trotter's Crossing, page 44
- Turnpike Field, page 45
- Virginia Lane Park, page 46
- Willow Turn Park, page 47



Figure 6: **Fields at Memorial Park**

## Canterbury Park

Canterbury Park is a 13.331-acre park located at 134A Dorchester Road which provides active recreational facilities including a basketball court and tot lot. There are limited natural features on the site.

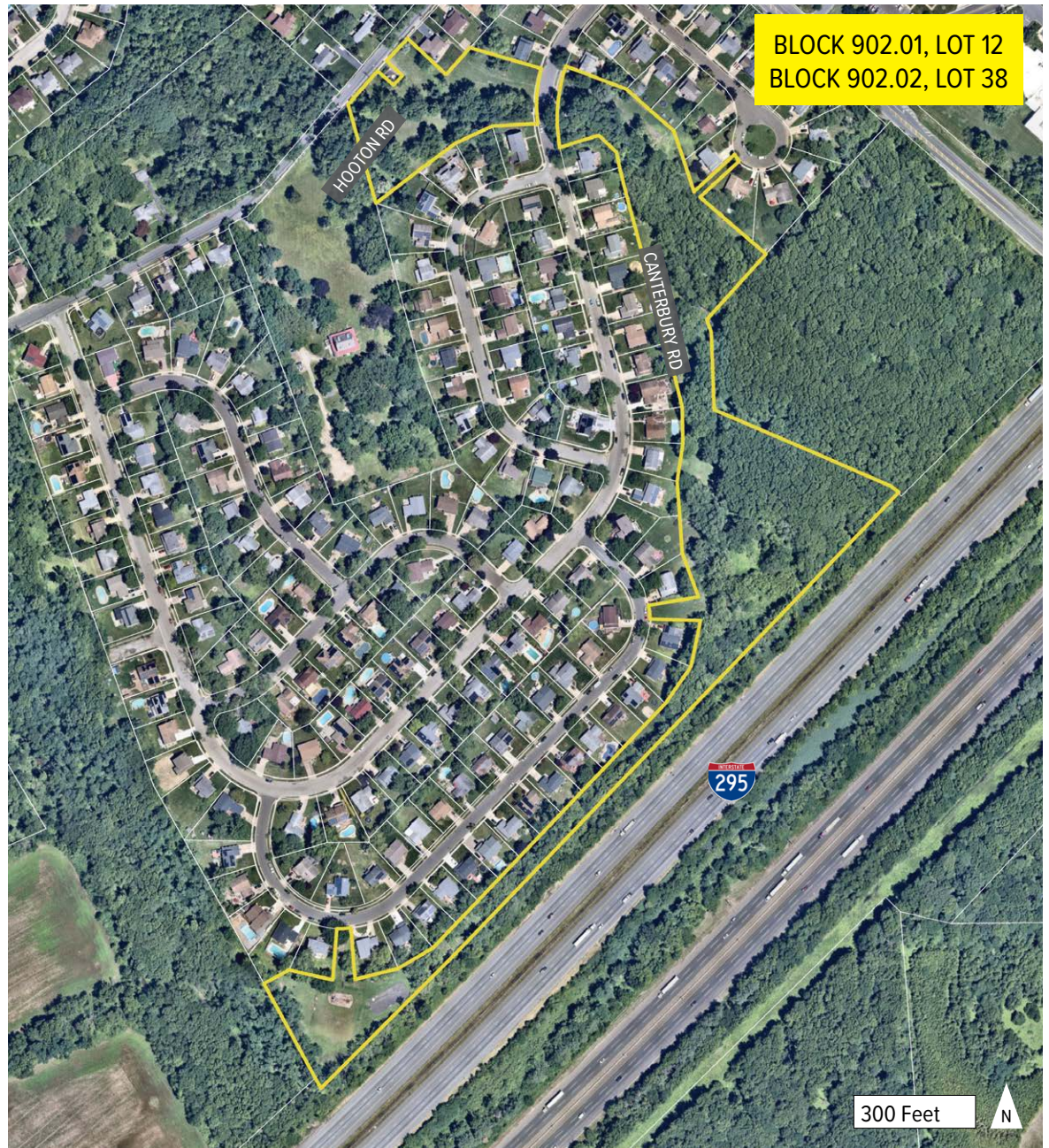
The park is located behind the residential neighborhood located near Canterbury and Hooten Roads. The property wraps around the back of the neighborhood and is composed of forest and open space. There is pedestrian access to the park from Dorchester Road. No off-street parking is provided; therefore, the park is likely used mostly by the residents of the neighborhood.

### Primary Recreational Uses

- Basketball court
- Tot lot

### Future Opportunities

- Continued maintenance of facilities
- Preservation of natural features on site



## Devonshire Park and Stratford Lane Tot Lot

Devonshire Park is a large park located at 3207 Marne Highway near the intersection of Marne Highway and Larchmont Blvd and is 41.15 acres in size. There is one baseball field and two futsal courts. The courts are of good quality and are well maintained. Access to the site is available from Larchmont Blvd adjacent to the Larchmont KinderCare parking lot. A sizable parking lot is provided for the park. There is also pedestrian access via a sidewalk from Lancelot Lane in the adjacent residential area. There is a large, wooded area comprising the remainder of the site. This Park can be utilized by all age groups: the tot lot for young children and the courts for adolescents and adults.

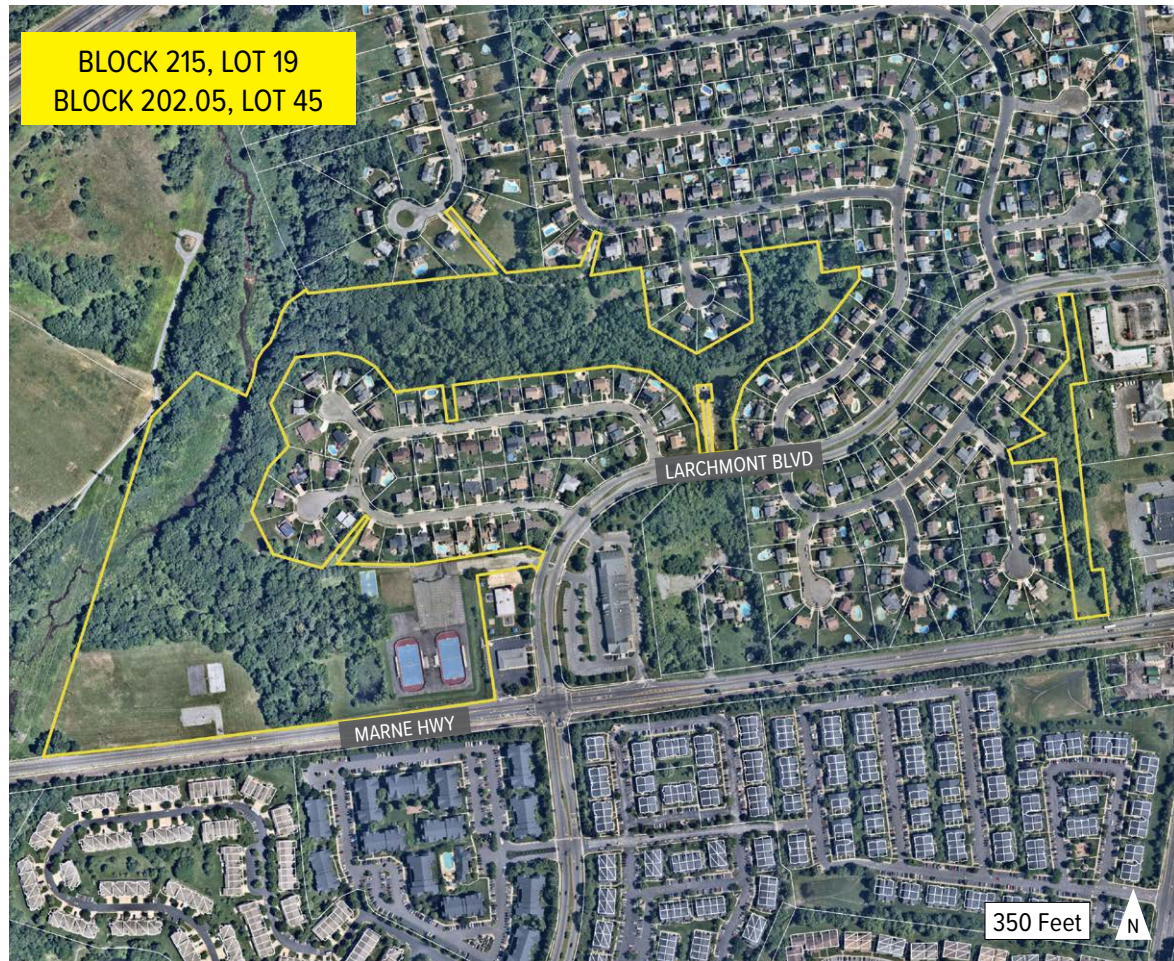
There is also the Devonshire/Stratford Lane Tot Lot located at 19A Stratford Lane near Boothby Drive that is 2.52 acres in size.

### Primary Recreational Uses

- Basketball court
- Futsal courts (2)
- Tot lot

### Future Opportunities

- Area for a new turf field
- Additional parking spaces
- Updated sidewalks



## Elbo Park

Elbo Park is located at 184 Elbo Lane and is 17.8 acres in size. The main facilities on the site are walking trails and a tot lot. There are also several picnic tables accessible from the walking trails. There is a parking lot available on the site and there is a narrow-forested buffer around the property. Access to the parking lot and park area is near the intersection of Elbo Lane and Hainesport Mt Laurel Road. There are benches and porta potties available at the park.

### Primary Recreational Uses

- Walking trails
- Tot lot

### Future Opportunities

- Improvements and maintenance
- Bathrooms
- Picnic pavilion



## Elbo Lane Park

Elbo Lane Park is located at 325 Elbo Lane and is 6.06 acres in size. Its main features are two soccer fields. There is a parking lot available on the site and there is a forested buffer around the property. Access to the parking lot and park area is off Elbo Lane near Winding Way.

### Primary Recreational Uses

- Soccer fields (2)

### Future Opportunities

- Continued maintenance of the fields, parking area, and surrounding site



## Hunter's Crossing Parks

The Hunter's Crossing area has three small parks at the following address and acreages:

- 225A Hunters Drive, 2.36-acres
- 512 Meadow Court, 0.45 acres
- 222 Roberts Lane, 2.33 acres

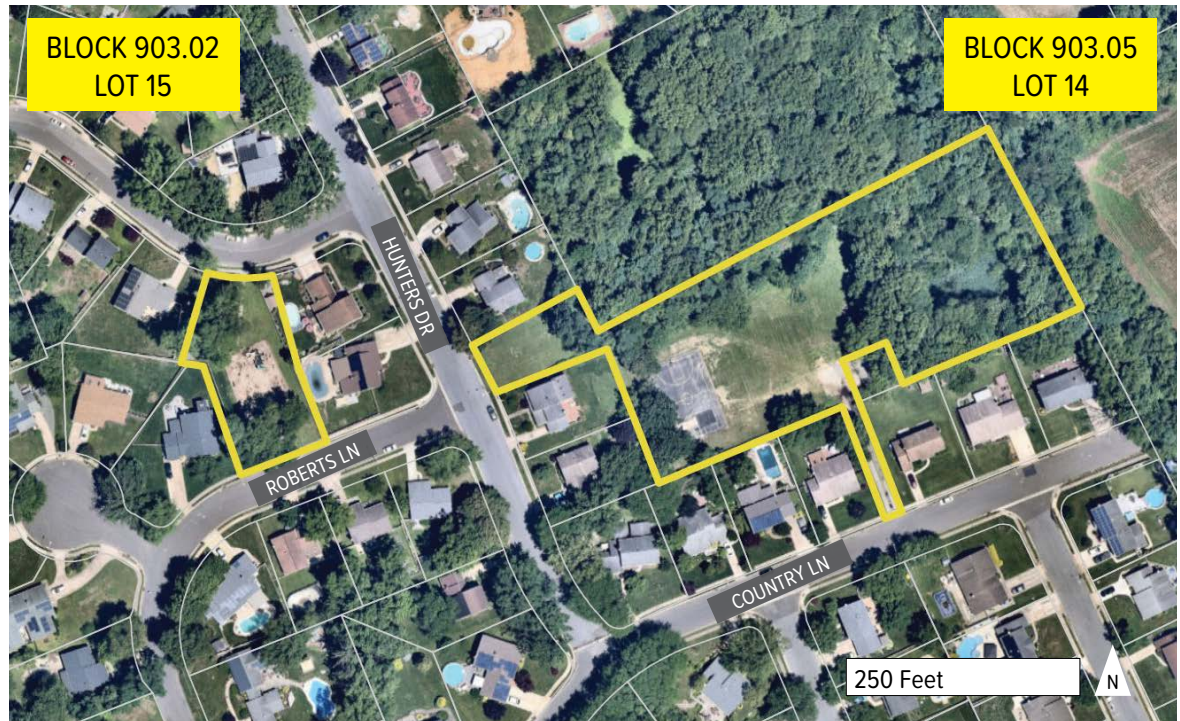
The basketball court and tennis court were recently redone by the Township and are in excellent condition.

### Primary Recreational Uses

- Basketball court (Hunters Drive)
- Tot lot (Roberts Lane)
- Tennis court (Meadow Court)

### Future Opportunities

- Continued maintenance of facilities



## Innisfree Park

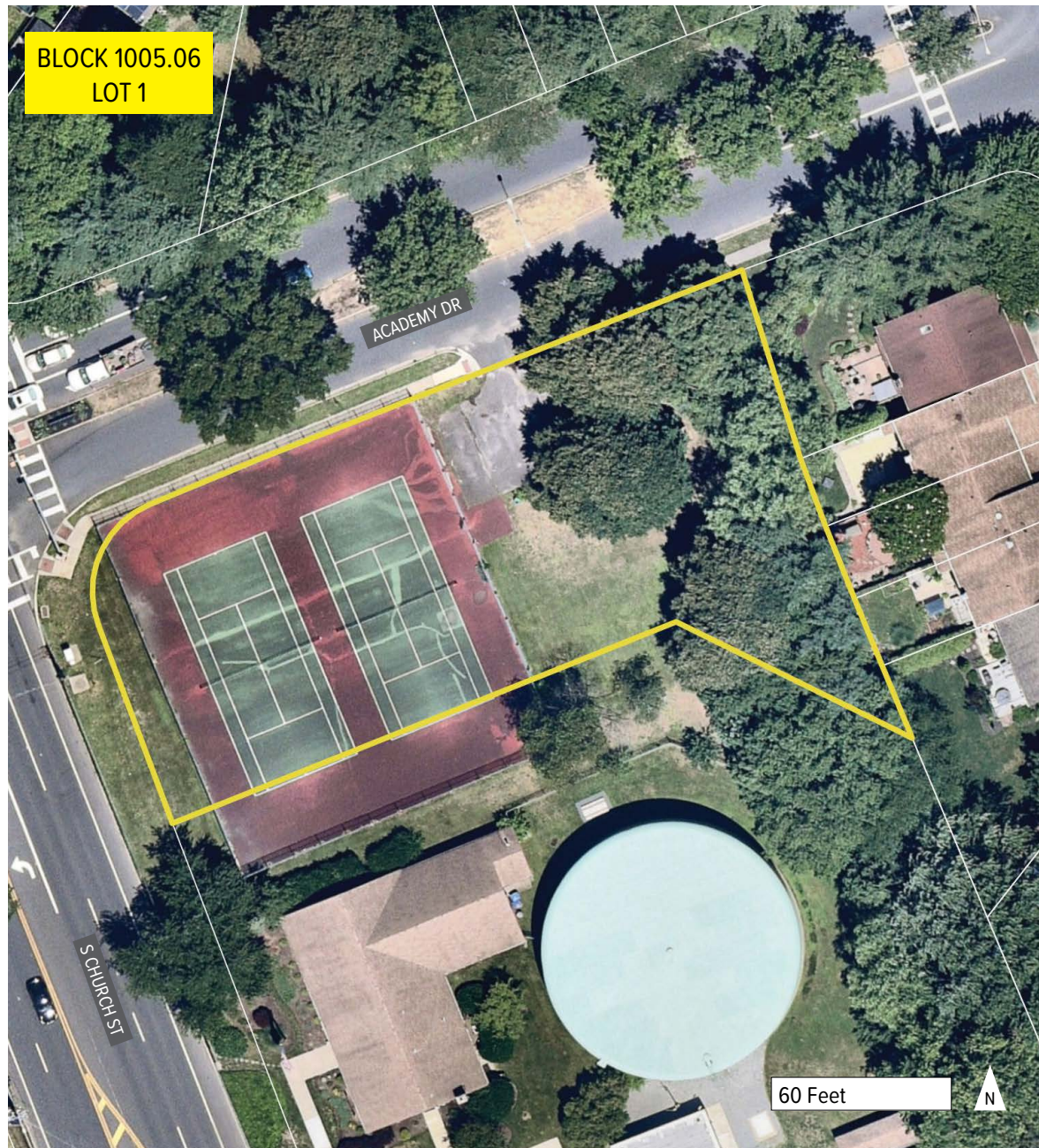
Innisfree is a small, 0.57-acre park located at 1197 Academy Drive which is at the corner of Academy Drive and South Church Street. There is a small, paved area for parking directly next to the courts. The Township resurfaced these courts recently, so they are in good condition for use by residents.

### Primary Recreational Uses

- Tennis courts (2)

### Future Opportunities

- Continued maintenance of facilities



## Larchmont Fields and Larchmont Tennis Courts

Larchmont Fields is located at 301 Larchmont Boulevard, adjacent to the Larchmont Elementary School site. It is 7.95 acres and has a softball field and a football field. Access to the Park is on Burnham Drive from Larchmont Boulevard. There is a parking lot available for park usage.

Larchmont Tennis Courts are located at 295 Larchmont Boulevard. There are two basketball courts and six tennis courts, which are in good condition. The park is 3.02 acres in size.

### Primary Recreational Uses

- Softball field
- Football field
- Basketball courts (2)
- Tennis courts (6)

### Future Opportunities

- Potential maintenance of resurfaced tennis courts (cracking issues due to soil)
- Continued maintenance of facilities



## Larchmont at Brettonwood

Larchmont-Brettonwood Park is 7 acres in size and is located at 23A Bretton Way. There is one tot lot on the site. The remainder of the property is wooded and there are some walking trails that connect to other areas of the neighborhood. There is pedestrian access on Bretton Way and Wembley Drive. There is also a stormwater swale running through the park. The Township recently redid the tot lot on the site.

### Primary Recreational Uses

- Tot lot

### Future Opportunities

- Continued maintenance of tot lot
- Preservation of natural features on site



## Laurel Acres Park

Laurel Acres Park is one of the Township's largest parks at 116.33 acres in size. The Park is located at 1045 South Church Street at the intersection of Church Street and Yorktown Drive. Access is available from Church Street and Union Mill Road. There are a variety of active and passive recreational activities that park visitors of all ages can utilize. The North Branch Pennsauken Creek runs through a large, forested area on the site, a fishing lake, and an open, maintained meadow area.

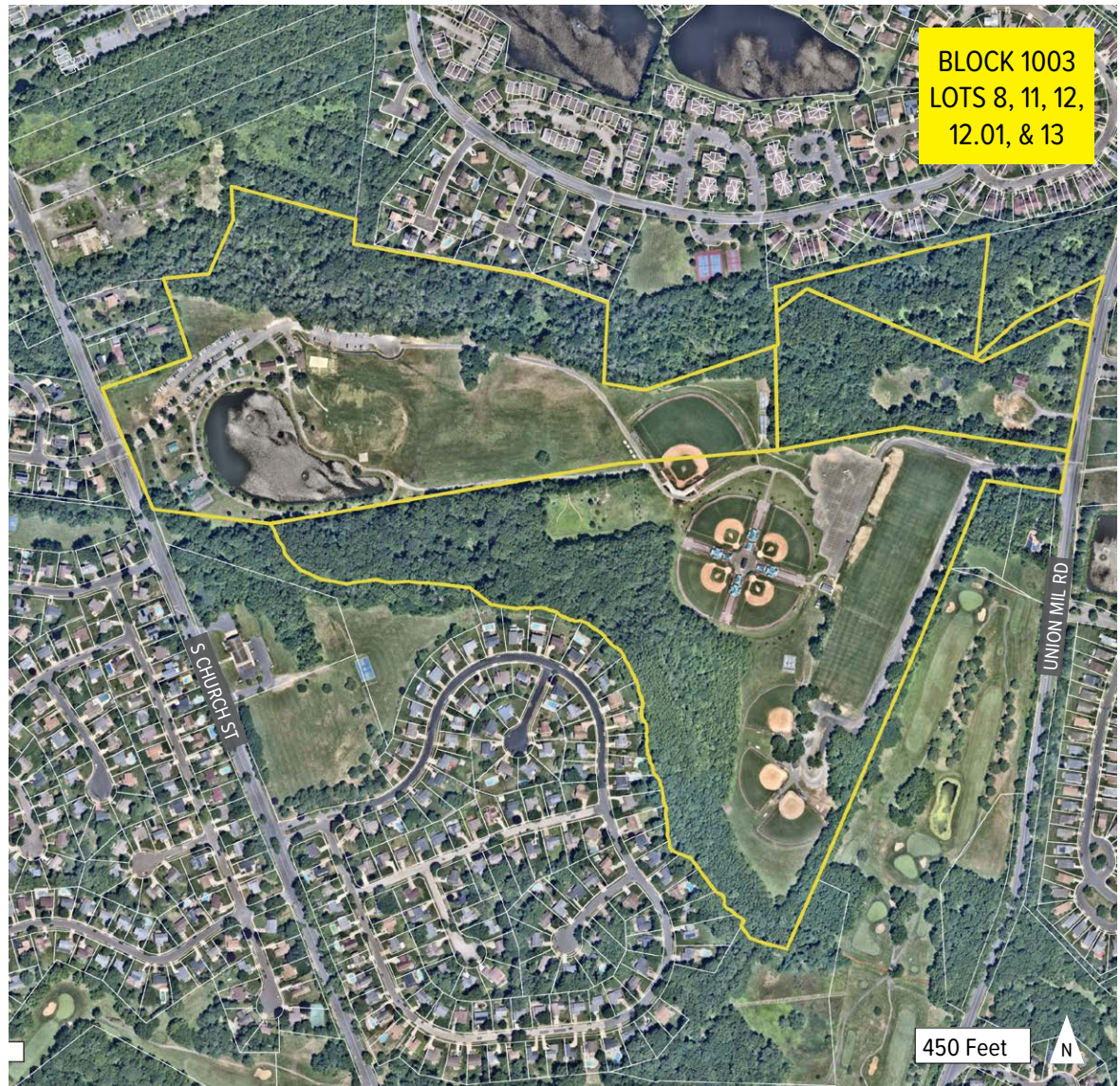
### Primary Recreational Uses

- Baseball fields (8)
- Nature trail/ trail access
- Sledding hill
- Tot lots (2)
- Volleyball court
- Fishing lake
- Picnic pavilion with grills (2)
- Dog run

### Future Opportunities

Laurel Acres Park currently has extensive resources and facilities. In addition, the Township might add:

- Additional walkway
- Fishing pond
- Fishing piers
- Additional parking lot
- Walking trail
- Expanded playground



## Masonville

Masonville, also known as Carl Jensen Memorial Baseball Field, is located on near 230 Creek Road, north of the intersection of Creek Road and Fleetwood Avenue. The Park has one 90-foot baseball field and is 4.71 acres in size.

### Primary Recreational Uses

- Baseball field

### Future Opportunities

The Township will continue to maintain the baseball field and surrounding area to keep the site in good condition.



## Mayfair Park

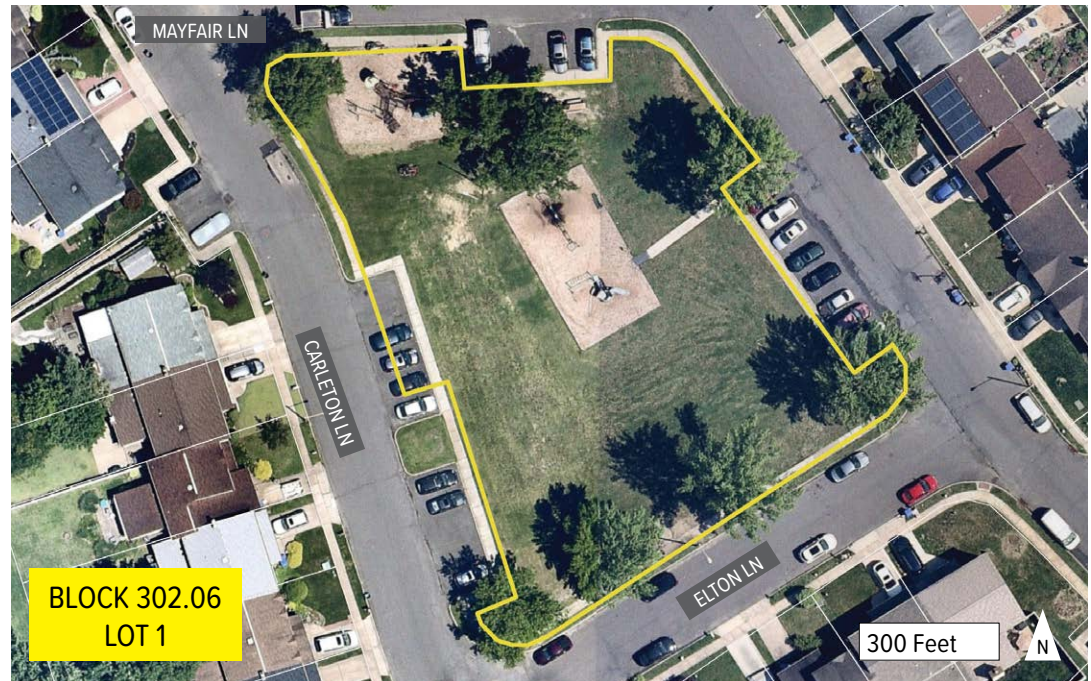
Mayfair Park is 0.72 acres in size and is located at 210 Carleton Lane. It is a pocket neighborhood park surrounded by Mayfair, Carleton and Eton Lanes and has one tot lot. The Park is located in the center of the Gatewood Manor residential community. There is a sidewalk surrounding the park with a walkway off of Mayfair Lane leading right to the tot lot. There is some parking available around the park along with street trees. The Township recently redid the tot lot so that it is in good condition for children using it and can continue to be maintained.

### Primary Recreational Uses

- Tot lot

### Future Opportunities

The Township will continue to maintain the tot lot and surrounding area to ensure this park can continue to be utilized by the neighborhood and its children.



## Springville Park

Springville is located at 440 Hartford Road and is 6.72 acres in size. The Park has a baseball field, basketball court, and tot lot. A parking lot is located on the site directly from Hartford Road. The site is located south of the intersection of Hartford Road and Hainesport Mt Laurel Road.

### Primary Recreational Uses

- Baseball field
- Basketball court
- Tot lot

### Future Opportunities

- Updates to the park including fencing and equipment



## Memorial Park

Memorial Park is located at 235 Mount Laurel Road and is one of the Township's largest parks at 91.073 acres. There is driveway access off of Mount Laurel Road directly across from Pheasant Drive. The Park has four multi-use fields and a memorial garden with a plaque and American flag dedicated to the soldiers and firefighters lost in the war against terrorism, including 9/11. There is a sizeable parking lot serving the site.

### Primary Recreational Uses

- Multi-use fields (4 - 2 turf and 2 grass)
- 9/11 Memorial Park

### Future Opportunities

- New parking lots with additional spaces
- Stormwater basin
- Walking trail to connect parking areas
- Preserve areas for wetlands



## Mill Run Park

Mill Run Park is 17.61 acres in size and is located at 1071 South Church Street. It is adjacent to a residential neighborhood located at Church Road and St David Drive. There is a soccer field and a basketball court available for public use. There is a forested area in the back of the site.

The Township recently redid the basketball court, and it is in excellent working condition.

### Primary Recreational Uses

- Basketball court
- Soccer fields

### Future Opportunities

The Township will continue to maintain the sports facilities and fields on the site. There will also be continued preservation of the natural features at the park. A new recreation building could be made out of the existing building.



## PAWS Park

PAWS Sports Area is located at 397 Hartford Road near Jefferson Road. The site is adjacent to the Mount Laurel Hartford School. It is 37.95 acres in size. There are three volleyball courts, one basketball court, and a softball field. There is a large, wooded area in the rear area of the site and a small pocket of woods between the courts and one of the baseball fields. Parking is available for use of the park facilities.

### Primary Recreational Uses

- Basketball court
- Volleyball courts (4)
- Softball field

### Future Opportunities

- Continued maintenance of facilities



## Ramblewood Farms and Academy Drive

Ramblewood Farms is located at Cornwallis Drive and is 18.89 acres. The largest area of these is a large, forested area that connects Ramblewood Farms to Academy Drive. There is a half-basketball court and a tot lot. The tot lot and basketball court are on a residential road adjacent to single family homes. The basketball court was recently redone by the Township.

### Primary Recreational Uses

- Basketball court
- Tot lot

### Future Opportunities

- Continued Maintenance

Academy Drive, at 1050 Academy Drive, is 4.32 acres in size. The Park contains 2 tennis courts and a parking lot directly from Academy Drive. It is located across the street from Innisfree Park which has one tennis court. The tennis courts were recently resurfaced by the Township.

### Primary Recreational Uses

- Tennis courts (2)

### Future Opportunities

- Maintenance of courts



## Rancocas Pointe

Rancocas Pointe Park is 5.78 acres and is located at 73 Stern Light Drive. The site contains a baseball field, basketball court, and two tennis courts. There is a parking lot located directly off Stern Light Drive and sidewalk access to the parking area and sports facilities. There is a large, mowed area in between the courts and the baseball field.

### Primary Recreational Uses

- Baseball field
- Basketball field
- Tennis courts (2)

### Future Opportunities

- Pickleball court
- Updates to tennis courts and basketball court
- Sidewalk improvements
- Walking trail
- Dog park



## Spencer State Park

Spencer Park is a State Owned park. It is 138.3 acres, located at 339 Rancocas Boulevard. A large portion of the site is wooded and there are trails through the area. There is parking available at the site. The Park borders South Branch Rancocas Creek.

The Township recently added a new softball field and tee ball field. The parking lot was recently paved, and a trail system added. The trails are State owned but maintained by the County.

### Primary Recreational Uses

- Softball fields (4)
- Tee ball field (1)
- Trails

### Future Opportunities

Spencer State Park is owned by the state, but the Township will continue maintenance of sports facilities. The state owns the trails, but they are maintained by the County.



## Squirrel Tree Lane Park

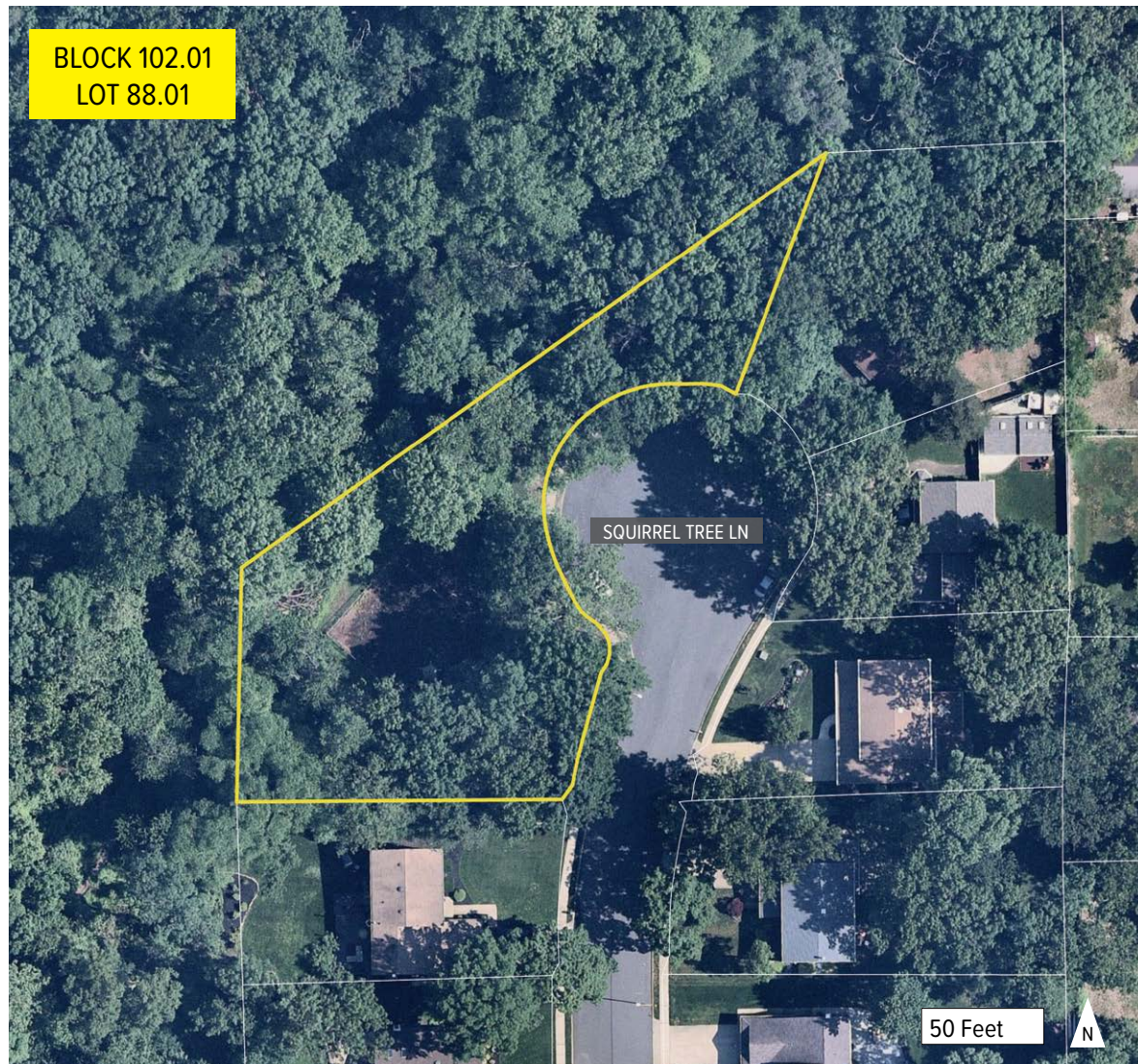
Squirrel Tree Lane Park is a small park at 0.58 acres and is located at 151 Squirrel Tree Lane which is at the end of a cul-de-sac. There is a tot lot in the park and the remainder of the site is wooded.

### Primary Recreational Uses

- Tot lot

### Future Opportunities

- Updates to the tot lot
- Access the trail behind the park for improvements



## Timbercrest Park

Timbercrest Park is located at 520 Creek Road near the intersection of Creek Road and Masonville Centerton Road and is 3.71 acres in size. There is a baseball field and basketball court.

The Township recently redid the tot lot on the site.

### Primary Recreational Uses

- Baseball field
- Basketball court
- Tot lot

### Future Opportunities

- Maintenance as needed



## Trotter's Crossing

Trotters Crossing is 152.26 acres in size and is located at 540 Walton Avenue near the intersection of Walton Avenue and Hillside Lane. There are nine soccer fields and a soccer practice area on site along with walking and biking trails. There are three parking areas in the park, distributed to provide access to each of the fields throughout the site. There is a large, wooded area on site, where portions of the trail are located. Parkers Creek also runs through the park. The trails have access at each parking area, wind through the woods on either sides of the fields and connect to the intersection of Union Mill Road and Briggs Road.

### Primary Recreational Uses

- Soccer fields (9)
- Walking and biking trails

### Future Opportunities

- Continue to maintain and preserve the park
- Opportunity to connect to other parks through walking and biking trails



## Turnpike Field

Turnpike Memorial Field is 33.23 acres and located at 202 Mount Laurel Road. There is a softball field on site. The site is owned by the NJ Turnpike Authority. Apart from the fields, the rest of the site is comprised of transportation related buildings. There is an access driveway on the southern edge of the site which leads to parking provided for use of the softball field.

### Primary Recreational Uses

- Softball field

### Future Opportunities

The Township does not own the park but will continue maintenance of the facilities.



# Virginia Lane Park

Virginia Lane Park is located at 22 Virginia Lane and is a long thin area inbetween two segments of a residential neighborhood connected by Virginia Lane. The Park is 5.15 acres in size and contains one basketball court and a tot lot. There is a wooded buffer along the parks northern edge and some additional mature trees on the southern edge of the park.

The Township recently updated the basketball court on the site, and it is in very good condition to serve the community.

## Primary Recreational Uses

- Basketball court
- Tot lot

## Future Opportunities

- Update tot lot



## Willow Turn Park

Willow Turn Park is located at 99 Willow Turn near the intersection of Willow Turn and Larchmont Boulevard. The site is in the center of Gatewood Park Manor, a residential community, and is in close proximity to Larchmont Elementary School. There are several recreational facilities on site including a basketball court, two tennis courts, six pickleball courts, a football field, and two tot lots. The site is 20.76 acres in size.

### Primary Recreational Uses

- Basketball court
- Tot lots (2)
- Tennis courts (2)
- Pickleball courts (6)
- Football field

### Future Opportunities

- Update tot lot
- Update tennis courts
- Fixing some fencing



## Future Acquisitions

Despite Mount Laurel's extensive existing open space map, there are still areas in the Township that are high priority for preservation that are not currently owned by the Township, County, or the State. To identify these areas, the Township used the Community Green Space map created by New Jersey Conservation Blueprint (Map 4). The Community Green Space map uses several data layers to create a point system that "identifies lands that are important to protect the health of people—natural and agricultural lands close to people's residences and undeveloped lands in floodplains." The areas in darkest purple have the highest priority for preservation.

The Community Green Space map shows several areas that are high priority for preservation, especially parcels that are close to existing open space. Upon further inspection of the Mount Laurel's parcels, many of those areas of high priority are already considered "open space" but they are privately-owned HOA land—land that was designated as open space as part of a development agreement, or land that was undevelopable after land was subdivided (Map 5). Although these areas are private and not publicly accessible, they will remain open space and they contribute to the overall green space network in Mount Laurel, especially in relation to floodplain and stormwater management.

Outside of the publicly and privately owned public space, Mount Laurel maintains a list of Blocks and Lots that are on the Township's long-term acquisition list. Many of the remaining high-priority parcels from the Community Green Space map are on Mount Laurel's acquisition list (Map 5). These parcels are important to the future open space network in the Township.

The Township doesn't currently have the resources to acquire these lots, but they are targeting them for acquisition and preservation in the future. These future acquisition properties would add to an already strong existing open space network.

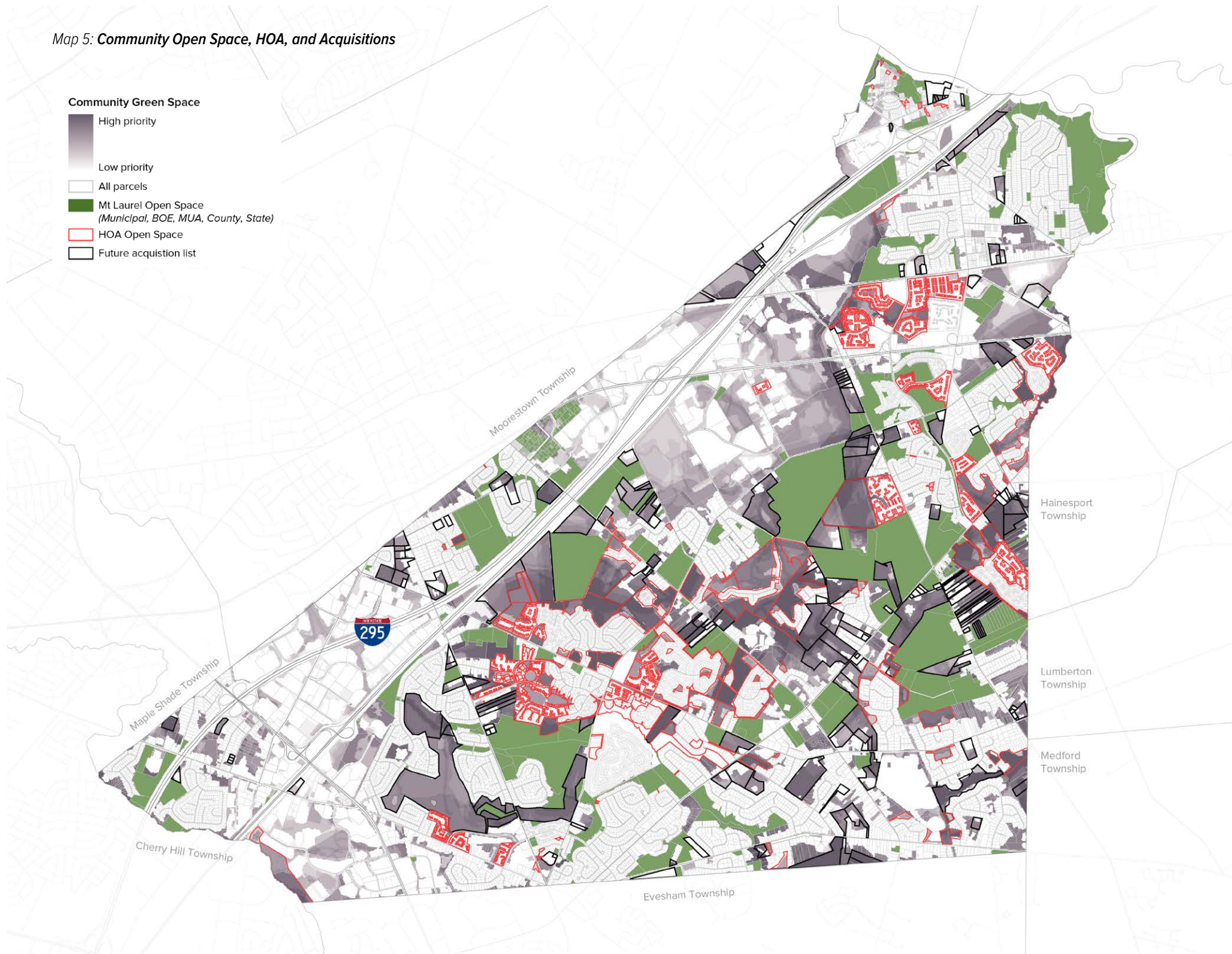
Map 4: **Community Open Space & Existing Network**



Map 5: Community Open Space, HOA, and Acquisitions

Community Green Space

- High priority
- Low priority
- All parcels
- Mt Laurel Open Space  
(Municipal, BOE, MUA, County, State)
- HOA Open Space
- Future acquisition list



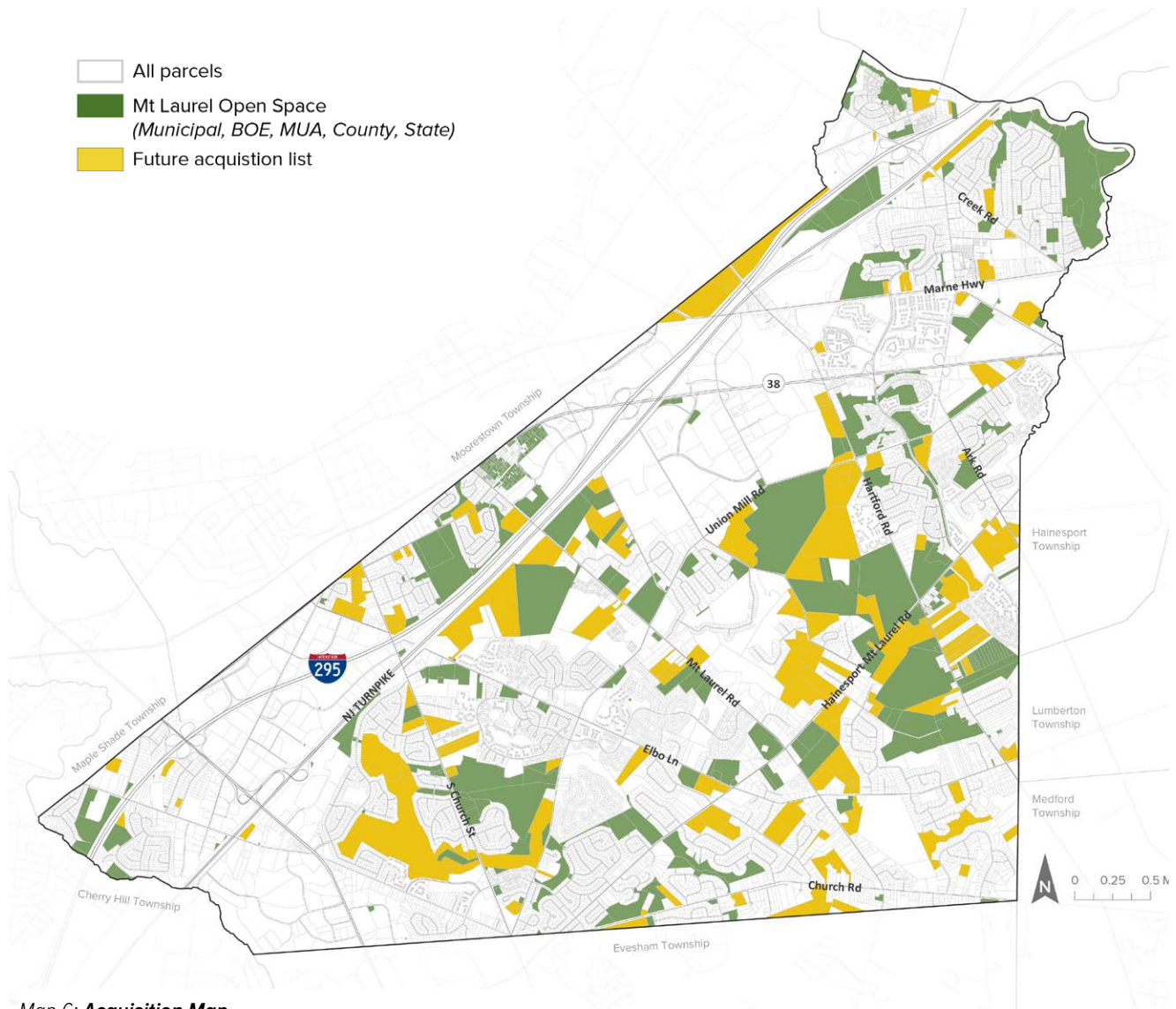
# Action Plan

As detailed in the preceding chapters, Mount Laurel Township has a wealth of passive and active park space. Looking ahead, there are some key areas of improvement that are consistent with the plan's goals and policies, the desires of the community, and the needs identified in the needs analysis. The Action Plan is organized into sections about:

- Open space preservation
- Future park improvements
- Ongoing maintenance

## Open Space Preservation

Open space preservation is a key goal from the plan and a top priority from the public engagement. As discussed in the Resource Assessment, the Township has an existing list of properties it is interested in acquiring. There are about 215 parcels on that list – many of which overlap with parcels that are identified as high priority to preserve in NJ's Community Open Space Map. The Township will continue to pursue acquisition of these properties as budget allows.



Map 6: Acquisition Map

## Park Improvements

### Laurel Acres Park

Laurel Acres Park, located at 1045 South Church Street, is one of the Township's largest parks at 116.33 acres in size. There are already a variety of active and passive recreational activities that park visitors can utilize. Since this is already such a well-used park and there is a lot of space, the Township targeted Laurel Acres for several improvements. The proposed improvements include:

- An additional walkway
- A new fishing pond with fishing piers
- Additional parking
- A walking trail
- Crosswalk improvements on South Church Street

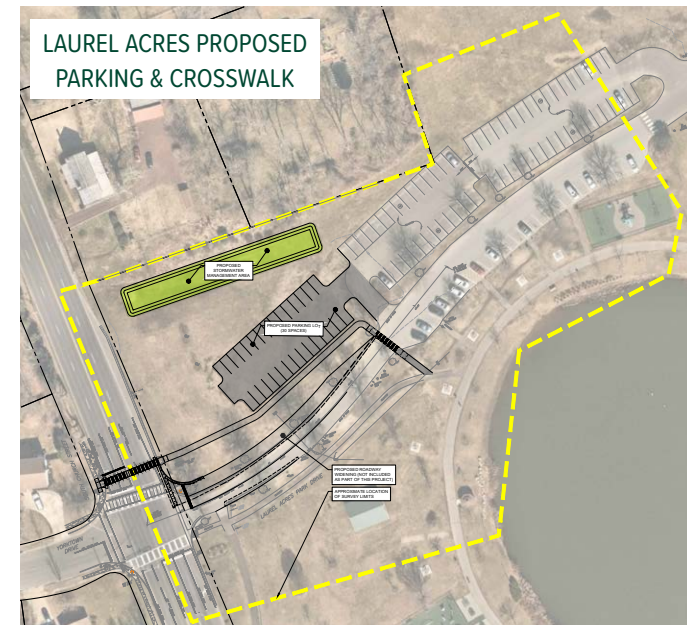
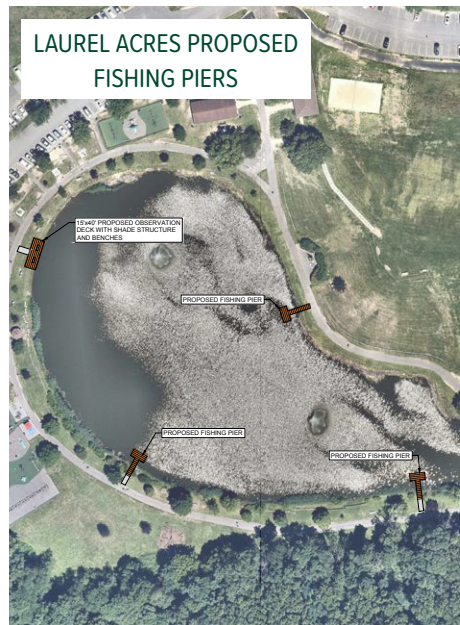
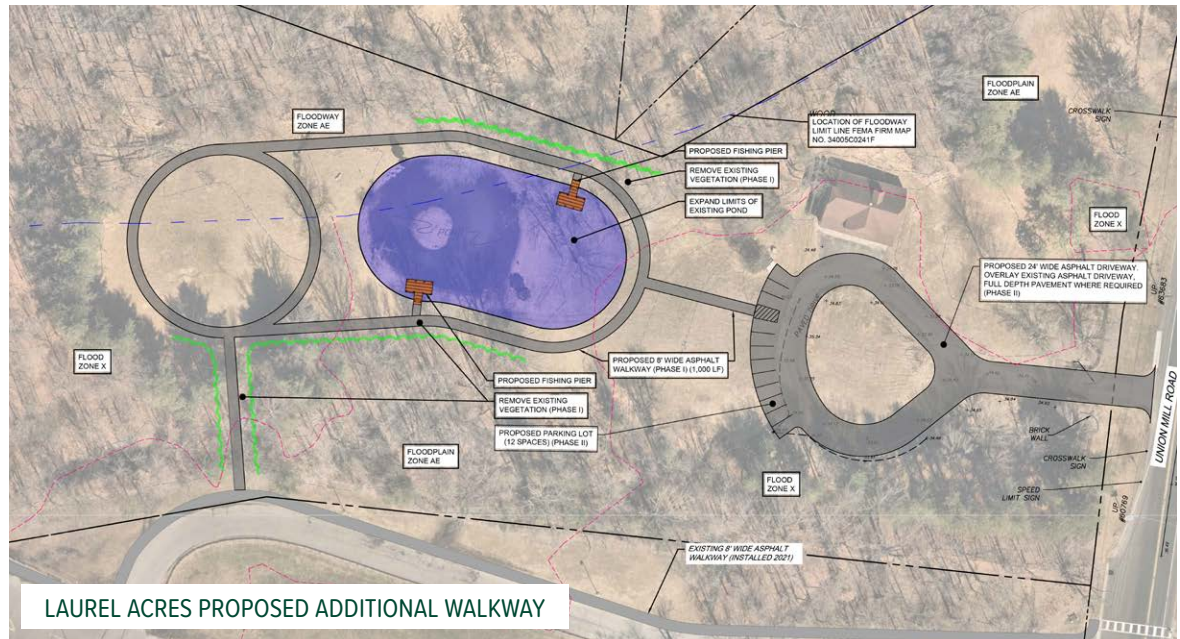
These improvements are supported by the community desire and need for more all ages recreation, more trails and connectivity, and more parking.

### Devonshire Park

Devonshire Park is located at 3207 Marne Highway, near the intersection of Marne Highway and Larchmont Blvd and is 41.15 acres in size. The park is well used with a basketball court, two soccer fields, and a tot lot. The Township would like to further improve this park by proposing the following improvements:

- New turf field
- 109 new parking spaces

These improvements are supported by the community desire and need for more athletic fields, and more parking access to the park areas.



## Memorial Park

Memorial Park is located at 235 Mount Laurel Road and is one of the Township's largest parks at 91.07 acres. The park already has several multi-use fields and the 9/11 Memorial. There is not a lot of space to add new fields, but access to these fields could be improved. In addition, the large park area could be well-used to manage stormwater. The proposed improvements to Memorial Park include:

- New parking lots with over 300 new spaces
- Stormwater basins

These improvements are supported by the community desire and need for more parking and for natural preservation.

## Laurel House

Mount Laurel Township recently made a major acquisition of the former St. John Neumann Monastery Property at 564 Walton Avenue in 2018. The Township acquired 71 acres of the property. This is a large new asset for the Mount Laurel community. It has renamed the property "Laurel House." The Township is proposing the following improvements on the property:

- Six conference rooms
- Outside grills
- Table picnic
- Pavilion
- Volleyball

These improvements are supported by the community desire and need for more community spaces, amenities, and more athletic field facilities. Although volleyball wasn't rated the highest in the athletic fields, there is a need in the Township for more volleyball courts since there are only four right now.

## Rancocas Pointe Park

Rancocas Pointe Park is 5.78 acres and is located at 73 Stern Light Drive. The current property have a baseball fields, a basketball field, and two tennis courts. The Township has noted that there is a large space on the property that could be better utilized. The Township is proposing the following updates:

- Walking trail
- Pickleball Court to replace one of the Tennis Court
- Updating the other Tennis Court
- ADA accessible Sidewalks
- Updated Basketball Court

These improvements are supported by the community desire and need for more all ages recreation, more trails and connectivity, more accessible facilities, and improved athletic facilities. Tennis and basketball were two of the highest rated facility types among the athletic facility options.



### *Elbo Park*

Elbo Park is located at 184 Elbo Lane and is 17.8 acres in size. The main facilities on the site are walking trails and a tot lot. The walking trails, tot lot, and open space would be a great place for people to gather, especially with younger children. To help facilitate this, the Township is proposing the following improvements:

- Bathrooms
- Pavilions

These improvements are supported by the community desire and need for more amenities and community spaces. Bathrooms and pavilions were both rated highly.

### **Other improvements**

There are several other improvements that the Township is considering that are supported by the feedback in the survey, the needs analysis, and the resource assessment. Those include exploring options for:

- An indoor batting cage
- Bocce court
- Trail connectivity between parks
- Sidewalk improvements
- Wayfinding between parks and within parks

### **Ongoing improvements and maintenance**

In addition to the actions listed above, Mount Laurel Township will continue to maintain and update playgrounds, tot lots, fields, and courts as needed and as budget allows.

# Implementation Timeline

Location	Improvement	Timeline			Cost		
		Short (0 to 2 yrs)	Medium (3 to 5 yrs)	Long 6+ yrs	Low (Under \$100,000)	Middle (\$100,000 - \$400,000)	High (Over \$400,000)
Laurel Acres Park	Walkway	X				X	
	Fishing Pond	X				X	
	Fishing Piers	X				X	
	Parking Lot	X			X		
	Walking Trail	X					
Devonshire	Turf field	X					X
	Parking Lot	X				X	
Memorial Park	Stormwater Basins	X				X	
	Parking Lot	X					X
Laurel House	Conference rooms	X				X	
	Outdoor grills	X			X		
	Picnic tables	X			X		
	Pavilions	X				X	
	Volleyball courts	X				X	
Rancocas Pointe Park	Walking loop	X				X	
	Pickleball Court	X				X	
	Updated Tennis Court	X				X	
	ADA Sidewalk update	X			X		
	Updated Basketball Court	X				X	
Elbo Park	Bathrooms			X		X	
	Pavilions			X		X	
Other park improvements	Indoor batting cage			X			
	Bocce		X				
	Trail connectivity			X			
	Wayfinding improvements			X			

# Appendices

**Appendix A: Open Space Inventory and Map.....56**

**Appendix B: Full Municipal Owned Land Inventory.....58**










# Appendix A: Open Space Inventory and Map

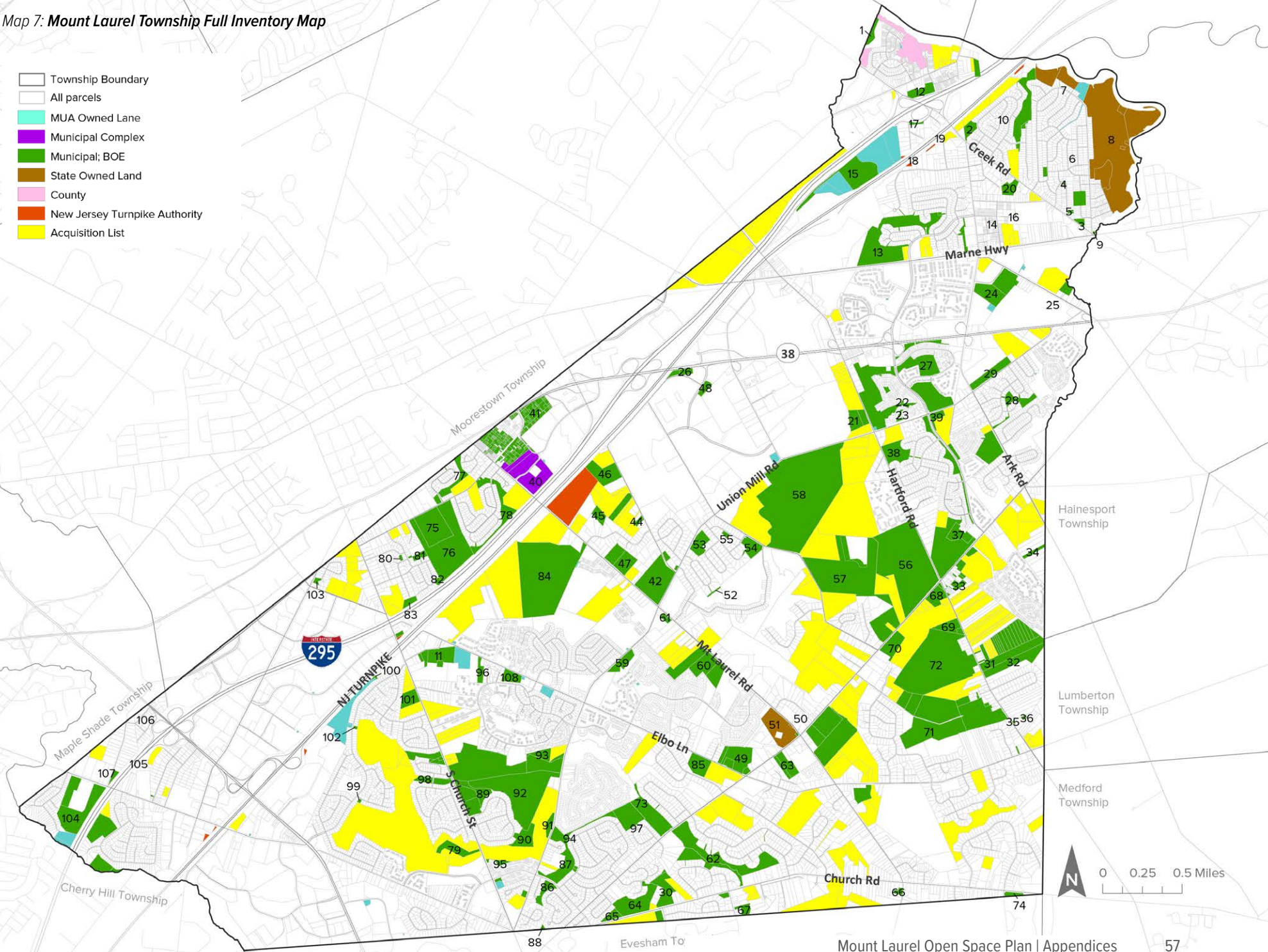
Map Number	Name	Acres	Owner
1	Creek Rd	2.90	Municipal
2	Timbercrest	20.83	Municipal
3	Rancocas Woods	7.06	Municipal
4	Woolmans Lane	0.19	Municipal
5	95 Woolman's Lane	0.56	Municipal
6	Walnut Lane	0.07	Municipal
7	Timberline Drive	0.11	Municipal
8	Rancocas Woods/ Spencer Park	138.31	State Owned Land
9	Rancocas Boulevard	0.17	Municipal
10	Knotty Oak Drive	0.10	Municipal
11	Texas Avenue	15.54	Municipal
12	Rancocas Point Tennis	5.80	Municipal
13	Devonshire	45.13	Municipal
14	Crystal Avenue	0.08	Municipal
15	Ark Road	36.17	Municipal
16	Emerald Avenue	0.11	Municipal
17	Orchard Way	0.68	Municipal
18	Memorial Lane - Rear	0.07	Municipal
19	Garden Way	0.01	Municipal
20	Carl Jensen Field, Masonville	4.71	Municipal
21	Hartford Road	8.28	Municipal
22	Springwood Village/ Carleton Lane	33.44	Municipal
23	Springwood Village / Barnwood	1.63	Municipal
24	121 Ark Road	20.93	Municipal
25	Fostertown Road	2.65	Municipal
26	Route 38	6.19	Municipal
27	Willow Turn	20.76	Municipal
28	Brettonwood	7.00	Municipal
29	Carroll Property	8.45	Municipal
30	Barrett/ Lake Estate/ Fox Run	33.76	Municipal
31	Paragon Tract	17.96	Municipal
32	Guidotti Tract	13.40	Municipal
33	The Lakes	6.89	Municipal
34	Ark Road - Rear	2.00	Municipal
35	533 Hartford Road	0.17	Municipal
36	Hartford	0.51	Municipal

Map Number	Name	Acres	Owner
37	Paws Farm	13.84	Municipal
38	Larchmont Estates/ Sheffield	19.67	Municipal
39	Larchmont Tennis Courts	3.02	Municipal
40	Municipal Complex	26.54	Municipal Complex
41	Bridgeway Tract	40.79	Municipal
42	Baum Farm	26.59	Municipal
43	Softball Field/Recreation Area	33.23	NJ Turnpike Authority
44	Marter Avenue	1.31	Municipal
45	65-67 Marter Ave	8.57	Municipal
46	83-93 Marter Ave	12.79	Municipal
47	Thunderbird Farm	13.47	Municipal
48	NJ Rep Partners	2.51	Municipal
49	Elbo Lane (MIPRO)	17.80	Municipal
50	Mt Laurel State Park/ Mt Laurel Owned	0.21	Municipal
51	Mt Laurel Street Park	19.10	State Owned Land
52	Bently Drive	0.81	Municipal
53	Laurel Knoll East	7.03	Municipal
54	Laurel Knoll East-Millstream	6.81	Municipal
55	Fulton Drive	0.76	Municipal
56	Evansco Tract	101.53	Municipal
57	564 Walton Avenue Diocese of Tenton	71.05	Municipal
58	Trotters Crossing	152.26	Municipal
59	Dicristo Tract	5.81	Municipal
60	Mt Laurel Avenue	27.14	Municipal
61	Laurel Ridings	1.43	Municipal
62	Broadacre Court	37.78	Municipal
63	1420 Hainsport Mt Laurel Road	8.12	Municipal
64	Church Road-Fox Run	17.52	Municipal
65	Church Road-Perry Drive	3.13	Municipal
66	2 Elmwood Road	1.19	Municipal
67	Ravens' Cliff	3.93	Municipal
68	Mardevco	6.89	Municipal
69	Springville	6.73	Municipal
70	Edward's Farm	8.53	Municipal
71	Kowalaski Farm	61.73	Municipal
72	Sclaroff	83.95	Municipal

Map Number	Name	Acres	Owner
73	Elbo Lane	23.47	Municipal
74	Church Road	1.76	Municipal
75	Cuzzimano Farm	22.16	Municipal
76	Neuber Memorial Park	47.90	Municipal
77	Michaelson Drive	7.82	Municipal
78	Canterbury-Dorchester Point	13.33	Municipal
79	S Church Street	8.07	Municipal
80	22 Roberts Lane	0.45	Municipal
81	Hunters Drive - Country Lane	2.36	Municipal
82	221 Meadow Drive	0.96	Municipal
83	Orchard Way - Meadow Court	2.33	Municipal
84	Conrow Tract/Goodwin	91.07	Municipal
85	Nyman	8.93	Municipal
86	Cluster Court - Academy Drive	4.33	Municipal
87	Ramblewood Farms	19.50	Municipal
88	Berkeley Place - Rear	0.38	Municipal
89	Mill Run Park	17.60	Municipal
90	St David Drive	8.52	Municipal
91	Township of Mt Laurel	3.02	Municipal
92	Green Acres/ Laurel Acres Park	99.34	Municipal
93	DiCurcio	16.99	Municipal
94	42 X 104 Sewer Easement	0.18	Municipal
95	Farnwood Road	1.44	Municipal
96	53 Elbo Lane	3.12	Municipal
97	Saddle Drive	0.05	Municipal
98	Virginia Lake Park	5.16	Municipal
99	100 S St Andrews Drive	0.30	Municipal
100	Pennybridge Park	0.34	Municipal
101	812 S Church Street	6.14	Municipal
102	Township of Mt Laurel	0.30	Municipal
103	Edinburgh Court	0.94	Municipal
104	Tomahawk	28.31	Municipal
105	Route 295 - Rear	0.06	Municipal
106	Columbia Avenue	0.03	Municipal
107	Lake Estate	1.18	Municipal
108	Crown of Life	4.85	Municipal

Map 7: **Mount Laurel Township Full Inventory Map**

-  Township Boundary
-  All parcels
-  MUA Owned Lane
-  Municipal Complex
-  Municipal; BOE
-  State Owned Land
-  County
-  New Jersey Turnpike Authority
-  Acquisition List



## Appendix B: Full Municipal Owned Land Inventory

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Creek Rd	100	1	Creek Rd	2.90		Passive
Timbercrest	101.02	21	Timberline Dr	0.07		Passive
Rancocas Woods	101.04	27	Larch Rd	1.03	ROSI	Passive
Woolmans Lane	101.13	1	Woolmans La	0.19		Passive
Rancocas Woods	101.15	5	104 Creek Rd	1.37	ROSI	Passive
Rancocas Woods	101.15	12	104 Lower Park Rd	4.65	ROSI	Passive
95 Woolman's Lane	101.15	60	95 Woolman'S Lane	0.28		Passive
95 Woolman's Lane	101.15	61	95 Woolman'S Lane	0.28		Passive
Walnut Lane	101.19	16	Walnut La	0.07		Passive
Timberline Drive	101.25	12	Timberline Dr	0.07		Passive
Timberline Drive	101.25	19	Timberline Dr	0.05		Passive
Rancoas Boulevard	101.25	61	Rancocas Blvd	0.17		Passive
Timbercrest	102.01	88	Candlewood La	15.88	ROSI	Passive
Timbercrest	102.01	88.01	151 Squirrel Tree La	0.58	ROSI	Active
Knotty Oak Drive	102.02	43	Knotty Oak Dr	0.10		Passive
Texas Avenue	103	9	Texas Ave	2.31		Passive
Timbercrest	103.01	25	Candlewood La	0.58	ROSI	Passive
Timbercrest	103.04	12	520 Creek Rd	3.71	ROSI	Active
Rancocas Point Tennis	111.02	41	73 Stern Light Dr	5.80	ROSI	Active
Devonshire	201.04	131		0.44	ROSI	Active
Devonshire	202.05	45	Marne Hwy	2.52	ROSI	Active
Crystal Avenue	204.04	21.01	Crystal Ave	0.08		Passive
Ark Road	205	3	Along Rt 295	22.65		Passive
Emerald Avenue	206.04	1	Emerald Ave	0.09		Passive
Emerald Avenue	206.04	50	Emerald Ave	0.02		Passive
Orchard Way	207	3	Orchard Way	0.68		Passive
Memorial Lane - Rear	208	2.01	Memorial La - Rear	0.07		Passive
Garden Way	210	2	Garden Way	0.01		Passive
Carl Jensen Field, Masonville	214	25	235 Creek Rd	4.71	ROSI	Active
Devonshire	215	19	3207 Marne/19A Stratford	40.71	ROSI	Active

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Hartford Road	301.14	44	Hartford Rd	5.62	ROSI	Passive
Hartford Road	301.14	45	Hartford Rd	2.66	ROSI	Passive
Springwood Village/ Carleton Lane	302.01	4	Carleton La	0.13	ROSI	Passive
Springwood Village / Barnwood	302.04	31	Burnam Wood Dr	0.45	ROSI	Passive
Springwood Village / Barnwood	302.06	1	210 Carleton La	0.72	ROSI	Active
Springwood Village/ Carleton Lane	302.08	9	Carleton La - Rear	0.21	ROSI	Passive
Springwood Village / Barnwood	302.1	1	Burnam Wood Dr	0.46	ROSI	Passive
Springwood Village/ Carleton Lane	302.11	23	Carleton La	0.01		Passive
Springwood Village/ Carleton Lane	302.13	1	Hartford Rd	33.10	ROSI	Passive
121 Ark Road	302.15	2	121 Ark Rd	10.77		Passive
121 Ark Road	302.15	3	3056-3060 Fostertown Rd	10.16		Passive
Fostertown Road	303	6	Fostertown Rd	2.65		Passive
Route 38	303.01	49	Rt 38	1.49		Passive
Route 38	303.01	49.01	Rt 38	1.55		Passive
Willow Turn	303.03	39	99 Willow Turn	13.80	ROSI	Active
Brettonwood	304.03	51	23A Bretton Way	6.11	ROSI	Active
Brettonwood	304.03	53	Ark Rd	0.89	ROSI	Active
Larchmont - Larchmont Blvd	305.9	1.02	301 Larchmont Blvd	7.95	ROSI	Active
Carroll Property	306	14	135 Union Mill Rd	8.45	ROSI	Passive
Barrett/ Lake Estate/ Fox Run	401	20	Hartford Rd - Rear	1.02	ROSI	Passive
Barrett/ Lake Estate/ Fox Run	401	21	Hartford Rd - Rear	1.48	ROSI	Passive
Barrett/ Lake Estate/ Fox Run	401	22	Hartford Rd - Rear	1.91		Passive
Barrett/ Lake Estate/ Fox Run	401	23	Hartford Rd - Rear	2.04		Passive
Barrett/ Lake Estate/ Fox Run	401	24	Hartford Rd - Rear	2.05		Passive
Barrett/ Lake Estate/ Fox Run	401	25	Hartford Rd - Rear	2.11		Passive
Barrett/ Lake Estate/ Fox Run	401	26	Hartford Rd	2.01		Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Barrett/ Lake Estate/ Fox Run	401	27	Hartford Rd - Rear	1.99	ROSI	Passive
Barrett/ Lake Estate/ Fox Run	401	28	Hartford Rd - Rear	2.04		Passive
Barrett/ Lake Estate/ Fox Run	401	29	Hartford Rd	2.04		Passive
Barrett/ Lake Estate/ Fox Run	401	30	Hartford Rd	1.05		Passive
Barrett/ Lake Estate/ Fox Run	401	31	Hartford Rd	1.00		Passive
Barrett/ Lake Estate/ Fox Run	401	32	Hartford Rd	0.99		Passive
Barrett/ Lake Estate/ Fox Run	401	33	Hartford Rd - Rear	1.05		Passive
Paragon Tract	401	38	Hartford Rd	13.91	ROSI	Passive
Guidotti Tract	401	39	481 Hartford Rd	13.40	ROSI	Passive
The Lakes	401.01	23	Hartford Rd	0.11		Passive
The Lakes	401.01	24	Hartford Rd	0.03		Passive
The Lakes	401.01	41	Hartford Rd - Rear	0.18		Passive
The Lakes	401.02	1	Hartford Rd - Rear	0.41		Passive
The Lakes	401.02	4	Hartford Rd - Rear	0.35		Passive
The Lakes	401.02	10	Hartford Rd - Rear	0.73		Passive
The Lakes	401.02	25	Hartford Rd	0.08		Passive
The Lakes	401.02	34	Hartford Rd	0.14		Passive
The Lakes	401.02	45	Hartford Rd - Rear	1.65		Passive
Paragon Tract	401.04	1	Hartford Rd	0.27	ROSI	Passive
Paragon Tract	401.04	14	Hartford Rd	0.27		Passive
Paragon Tract	401.05	1	Cedar St	1.58	ROSI	Passive
Ark Road - Rear	401.06	11	Ark Rd - Rear	2.00		Passive
533 Hartford Road	401.09	58.02	533 Hartford Rd	0.17		Passive
Hartford	401.09	58.06	Hartford Rd - Rear	0.18		Passive
Hartford	401.09	58.07	Hartford Rd	0.17		Passive
Hartford	401.09	58.08	Hartford Rd - Rear	0.08		Passive
Hartford	401.09	58.09	Hartford Rd	0.08		Passive
Paws Farm	402	2	1105-07 Hainspt-Mt Laurel	6.70	ROSI	Active
Larchmont Estates/ Sheffield	402.03	19.01	Whitechapel Drive	0.18	ROSI	Passive
Larchmont Estates/ Ivy Ridge	402.04	41	Larchmont Blvd	4.11	ROSI	Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Larchmont Estates/ Sheffield	402.07	1	Hartford Rd	10.92	ROSI	Passive
Devonshire	403.01	56	Stratton Lane & Larchmont	1.46	ROSI	Passive
Larchmont Estates/ Ivy Ridge	404.01	1	Larchmont Blvd	1.26	ROSI	Passive
Larchmont Estates/ Ivy Ridge	404.02	45	Larchmont Blvd	0.40	ROSI	Passive
Larchmont Estates/ Ivy Ridge	404.04	40	Larchmont Blvd	0.30	ROSI	Passive
The Lakes	405.01	18.08	Hainspt-Mt Laurel Rd	1.47	ROSI	Passive
The Lakes	405.01	18.09	Hainspt-Mt Laurel Rd	1.76	ROSI	Passive
Larchmont Tennis Courts	406	1	295 Larchmont Blvd	3.02	ROSI	Active
Ark Road	407.03	57	Ark Rd	13.52	ROSI	Passive
Larchmont Estates/ Ivy Ridge	411	1	Larchmont Blvd	2.50	ROSI	Passive
Bridgeway Tract	401.18	9	Bridgeway Tract	1.02		Passive
Bridgeway Tract	501.01	19	Bridgeway Tract	0.34		Passive
Bridgeway Tract	501.01	34	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.01	35	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.02	17	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.02	18	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.02	19	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.02	20	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.02	21	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.02	22	Bridgeway Tract	0.09		Passive
Bridgeway Tract	501.02	33	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.02	34	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.02	35	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.02	36	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.02	37	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.02	38	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.02	39	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.02	40	Bridgeway Tract	0.06		Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Bridgeway Tract	501.02	41	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.02	42	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.04	1	Bridgeway Tract	0.24		Passive
Bridgeway Tract	501.04	2	Bridgeway Tract	0.62		Passive
Bridgeway Tract	501.04	8	Bridgeway Tract	0.08		Passive
Bridgeway Tract	501.04	9	Bridgeway Tract	0.21		Passive
Bridgeway Tract	501.05	1	Bridgeway Tract	1.05		Passive
Bridgeway Tract	501.05	3	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.05	5	Bridgeway Tract	0.10		Passive
Bridgeway Tract	501.05	9	Bridgeway Tract	0.16		Passive
Bridgeway Tract	501.05	13	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.05	19	Bridgeway Tract	0.34		Passive
Bridgeway Tract	501.05	24	Bridgeway Tract	0.45		Passive
Bridgeway Tract	501.05	37	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.05	39	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.05	40	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.05	41	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.05	42	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.06	1	Bridgeway Tract	0.16		Passive
Bridgeway Tract	501.06	3	Bridgeway Tract	0.22		Passive
Bridgeway Tract	501.06	5	Bridgeway Tract	0.56		Passive
Bridgeway Tract	501.06	9	Bridgeway Tract	0.16		Passive
Bridgeway Tract	501.06	15	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.06	17	Bridgeway Tract	0.66		Passive
Bridgeway Tract	501.06	24	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.06	26	Bridgeway Tract	0.34		Passive
Bridgeway Tract	501.06	39	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.06	41	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.07	5	Bridgeway Tract	0.71		Passive
Bridgeway Tract	501.07	17	Bridgeway Tract	0.74		Passive
Bridgeway Tract	501.07	26	Bridgeway Tract	0.17		Passive
Bridgeway Tract	501.07	30	Bridgeway Tract	0.10		Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Bridgeway Tract	501.07	38	Bridgeway Tract	0.10		Passive
Bridgeway Tract	501.07	43	Bridgeway Tract	0.14		Passive
Bridgeway Tract	501.08	1	Bridgeway Tract	0.14		Passive
Bridgeway Tract	501.08	4	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.08	6	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.08	8	Bridgeway Tract	0.81		Passive
Bridgeway Tract	501.08	12	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.08	18	Bridgeway Tract	0.32		Passive
Bridgeway Tract	501.08	24	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.08	34	Bridgeway Tract	0.13		Passive
Bridgeway Tract	501.08	36	Bridgeway Tract	0.33		Passive
Bridgeway Tract	501.08	44	Bridgeway Tract	0.15		Passive
Bridgeway Tract	501.09	1	Bridgeway Tract	0.03		Passive
Bridgeway Tract	501.09	2	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.09	4	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.09	6	Bridgeway Tract	1.12		Passive
Bridgeway Tract	501.09	18	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.09	28	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.09	30	Bridgeway Tract	0.22		Passive
Bridgeway Tract	501.09	34	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.09	38	Bridgeway Tract	0.46		Passive
Bridgeway Tract	501.09	40	Bridgeway Tract	0.14		Passive
Bridgeway Tract	501.09	42	Bridgeway Tract	0.09		Passive
Bridgeway Tract	501.1	1	Bridgeway Tract	0.58		Passive
Bridgeway Tract	501.11	1	Bridgeway Tract	1.72		Passive
Bridgeway Tract	501.11	7	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.11	8	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.11	9	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.11	10	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.11	25	Bridgeway Tract	0.10		Passive
Bridgeway Tract	501.11	26	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.11	31	Bridgeway Tract	0.06		Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Bridgeway Tract	501.12	1	Bridgeway Tract	1.35		Passive
Bridgeway Tract	501.12	23	Bridgeway Tract	0.22		Passive
Bridgeway Tract	501.12	27	Bridgeway Tract	0.18		Passive
Bridgeway Tract	501.12	29	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.12	30	Bridgeway Tract	0.07		Passive
Bridgeway Tract	501.12	31	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.13	1	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.13	2	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.13	3	Bridgeway Tract	0.36		Passive
Bridgeway Tract	501.13	5	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.13	7	Bridgeway Tract	0.49		Passive
Bridgeway Tract	501.13	8	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.13	10	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.13	20	Bridgeway Tract	0.09		Passive
Bridgeway Tract	501.14	1	Bridgeway Tract	0.16		Passive
Bridgeway Tract	501.14	3	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.14	5	Bridgeway Tract	0.56		Passive
Bridgeway Tract	501.14	17	Bridgeway Tract	0.28		Passive
Bridgeway Tract	501.14	23	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.14	25	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.14	26	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.14	27	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.15	1	Bridgeway Tract	0.17		Passive
Bridgeway Tract	501.15	3	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.15	5	Bridgeway Tract	0.39		Passive
Bridgeway Tract	501.15	8	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.15	18	Bridgeway Tract	0.17		Passive
Bridgeway Tract	501.16	17	Bridgeway Tract	0.53		Passive
Bridgeway Tract	501.16	22	Bridgeway Tract	0.80		Passive
Bridgeway Tract	501.16	24	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.17	1	Bridgeway Tract	1.12		Passive
Bridgeway Tract	501.17	12	Bridgeway Tract	0.61		Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Bridgeway Tract	501.17	18	Bridgeway Tract	0.84		Passive
Bridgeway Tract	501.17	28	Bridgeway Tract	0.19		Passive
Bridgeway Tract	501.17	36	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.17	42	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.18	13	Bridgeway Tract	0.03		Passive
Bridgeway Tract	501.18	14	Bridgeway Tract	0.05		Passive
Bridgeway Tract	501.18	22	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.18	24	Bridgeway Tract	0.59		Passive
Bridgeway Tract	501.18	28	Bridgeway Tract	0.10		Passive
Bridgeway Tract	501.18	34	Bridgeway Tract	0.87		Passive
Bridgeway Tract	501.18	44	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.18	49	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.19	1	Bridgeway Tract	1.77		Passive
Bridgeway Tract	501.19	16	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.19	18	Bridgeway Tract	0.98		Passive
Bridgeway Tract	501.19	44	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.19	51	Bridgeway Tract	0.29		Passive
Bridgeway Tract	501.2	29	Bridgeway Tract	0.10		Passive
Bridgeway Tract	501.2	33	Bridgeway Tract	0.09		Passive
Bridgeway Tract	501.2	35	Bridgeway Tract	0.14		Passive
Bridgeway Tract	501.2	37	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.2	39	Bridgeway Tract	0.40		Passive
Bridgeway Tract	501.2	47	Bridgeway Tract	0.47		Passive
Bridgeway Tract	501.2	55	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.2	56	Bridgeway Tract	0.35		Passive
Bridgeway Tract	501.2	62	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.2	64	Bridgeway Tract	0.25		Passive
Bridgeway Tract	501.2	68	Bridgeway Tract	0.94		Passive
Bridgeway Tract	501.2	84	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.2	85	Bridgeway Tract	0.47		Passive
Bridgeway Tract	501.2	93	Bridgeway Tract	0.14		Passive
Bridgeway Tract	501.2	95	Bridgeway Tract	0.11		Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Bridgeway Tract	501.2	97	Bridgeway Tract	0.10		Passive
Bridgeway Tract	501.22	1	Bridgeway Tract	0.14		Passive
Bridgeway Tract	501.22	3	Bridgeway Tract	0.44		Passive
Bridgeway Tract	501.22	11	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.22	13	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.22	15	Bridgeway Tract	0.18		Passive
Bridgeway Tract	501.23	1	Bridgeway Tract	0.08		Passive
Bridgeway Tract	501.23	4	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.24	1	Bridgeway Tract	0.20		Passive
Bridgeway Tract	501.24	2	Bridgeway Tract	0.18		Passive
Bridgeway Tract	501.24	3	Bridgeway Tract	0.14		Passive
Bridgeway Tract	501.24	4	Bridgeway Tract	0.13		Passive
Bridgeway Tract	501.24	5	Bridgeway Tract	0.13		Passive
Bridgeway Tract	501.24	6	Bridgeway Tract	0.06		Passive
Bridgeway Tract	501.24	7	Bridgeway Tract	0.04		Passive
Bridgeway Tract	501.25	1	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.25	2	Bridgeway Tract	0.19		Passive
Bridgeway Tract	501.25	3	Bridgeway Tract	0.03		Passive
Bridgeway Tract	501.25	4	Bridgeway Tract	0.01		Passive
Bridgeway Tract	501.26	1	Bridgeway Tract	0.12		Passive
Bridgeway Tract	501.33	1	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.33	9	Bridgeway Tract	0.11		Passive
Bridgeway Tract	501.33	16	Bridgeway Tract	0.15		Passive
Bridgeway Tract	501.33	17	Bridgeway Tract	0.08		Passive
Baum Farm	502.01	11	8 Marter Ave	1.08		Passive
Marter Avenue	508	15.03	41 Marter Ave	1.21		Passive
Marter Avenue	508	16	39 Marter Ave	0.10		Passive
65-67 Marter Ave	508	20	65-67 Marter Ave	4.80		Passive
83-93 Marter Ave	508	24.01	83-93 Marter Ave	12.79		Passive
65-67 Marter Ave	508	28	65-67 Marter Ave	3.77		Passive
Thunderbird Farm	508.03	5	250 Mt Laurel Rd	5.66	ROSI	Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Thunderbird Farm	508.03	6	258 Mt Laurel Rd	7.80	ROSI	Passive
Baum Farm	508.03	9	280 Mt Laurel Rd	25.51	ROSI	Passive
NJ Rep Partners	510	1.02	Sunburst La	2.51		Passive
Route 38	511	1	Rt 38	1.22		Passive
Route 38	511	2	Rt 38	1.93		Passive
Bridgeway Tract	516	7	Midlantic Dr	0.22		Passive
Elbo Lane (MIPRO)	600	2	190 Elbo La	13.21	ROSI	Active
Elbo Lane (MIPRO)	600	2.02	180 Elbo La	1.97		Active
Elbo Lane (MIPRO)	600	2.03	Elbo La	0.97	ROSI	Active
Elbo Lane (MIPRO)	600	2.05	170 Elbo La	1.65	ROSI	Active
Mt Laurel State Park/ Mt Laurel Owned	600	7	443 Mt Laurel Rd	0.21		Passive
Bently Drive	601.01	21	Bentley Dr	0.81	ROSI	Passive
Laurel Knoll East	601.01	22	Hopemont Dr	7.03	ROSI	Passive
Laurel Knoll East-Millstream	601.05	8	Walton Ave	6.81	ROSI	Passive
Fulton Drive	601.06	4	Fulton Dr	0.76	ROSI	Passive
Evansco Tract	602	10	Hainspt-Mt Laurel Rd	87.54	ROSI	Passive
Evansco Tract	602	11.01	1247 Hainspt-Mt Laurel Rd	13.99	ROSI	Passive
562 Walton Avenue Diocese of Tenton	602	16.02	562 Walton Ave	71.05		Passive
Trotters Crossing	602	17	540 Walton Ave	152.26	ROSI	Active
Dicristo Tract	605	25	Union Mill Rd	5.81	ROSI	Passive
Mt Laurel Avenue	606	12	Mt Laurel Rd	6.69	ROSI	Passive
Mt Laurel Avenue	606	12.01	Mt Laurel Rd	9.83	ROSI	Passive
Mt Laurel Avenue	606	12.04	Mt Laurel Rd	10.63	ROSI	Passive
Laurel Ridings	606	22	Mt Laurel Rd	0.74		Passive
Laurel Ridings	606	23.01	313 Mt Laurel Rd	0.69		Passive
Broadacre Court	700.02	1	Hainspt-Mt Laurel Rd	27.44	ROSI	Passive
Broadacre Drive	700.04	44	Broadacre Dr	0.20		Passive
Broadacre Court	700.06	33	Abington Rd	10.14	ROSI	Passive
Barrett/ Lake Estate/ Fox Run	700.11	8	4847 Church Rd	10.58	ROSI	Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
1420 Hainsport Mt Laurel Road	701	1.01	1420 Hainspt-Mt Laurel Rd	5.95		Passive
1420 Hainsport Mt Laurel Road	701	1.03	1420 Hainspt-Mt Laurel Rd	2.17		Passive
Church Road-Fox Run	701.01	20	Fox Run	17.52	ROSI	Passive
Church Road-Perry Drive	701.01	20.01	Church Rd	3.13	ROSI	Passive
Barrett/ Lake Estate/ Fox Run	701.01	44	Winterberry Ct - Rear	0.41	ROSI	Passive
2 Elmwood Road	703	24	2 Elmwood Rd	1.19		Passive
Paragon Tract	703.01	1.01	Church Rd	0.08		Passive
Paragon Tract	703.01	2	Preamble Dr	1.85	ROSI	Passive
Ravens' Cliff	703.02	25	Preamble Dr	1.09	ROSI	Passive
Ravens' Cliff	703.05	3	25 Preamble Dr	2.85	ROSI	Passive
Mardevco	800	1	Hartford Rd	0.38	ROSI	Passive
Mardevco	800	2	Hartford Rd	6.51	ROSI	Passive
Springville	800	5	440 Hartford Rd	5.84	ROSI	Active
Springville	800	6	440 Hartford Rd	0.88	ROSI	Active
Edward's Farm	800	7.01	1256 Hainspt-Mt Laurel Rd	8.53	ROSI	Passive
Kowalaski Farm	800	9	21 Gaskill Rd	4.03	ROSI	Passive
Kowalaski Farm	800	10	21 Gaskill Rd	5.52	ROSI	Passive
Kowalaski Farm	800	11	21 Gaskill Rd	23.19	ROSI	Passive
Sclaroff	800	13	Hartford Rd	83.95	ROSI	Passive
Elbo Lane	802	4.01	325 Elbo La	6.06	ROSI	Active
Kowalaski Farm	802.26	11	106 Cedar St	0.13		Passive
Kowalaski Farm	802.3	5	103 Cedar St	0.20		Passive
Elbo Lane	803.07	19	440 Elbo La	0.32		Passive
Church Road	804	1	Church Rd	1.76		Passive
Kowalaski Farm	807.02	22	Gaskill Rd	28.67	ROSI	Passive
Cuzzimano Farm	901	1	142 Hooton Rd	22.16	ROSI	Passive
Neuber Memorial Park	901	1.01	Hooton Rd	47.90	ROSI	Passive
Michaelson Drive	901.03	10	Michaelson Dr	6.58	ROSI	Passive
Michaelson Drive	901.03	40	Michaelson Dr	0.09	ROSI	Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Michaelson Drive	901.03	57	Michaelson Dr	1.15	ROSI	Passive
Canterbury-Dorchester Point	902.01	12	134A Dorchester Rd	11.00	ROSI	Active
Canterbury-Dorchester Point	902.02	38	Canterbury & Hooton Rd	2.33	ROSI	Active
S Church Street	903	4	713 S Church St	0.80	ROSI	Passive
222 Roberts Lane	903.02	15	222 Roberts La	0.45	ROSI	Active
Hunters Drive - Country Lane	903.05	14	225A Hunters Dr	2.36	ROSI	Active
221 Meadow Drive	903.07	29	221 Meadow Dr	0.96	ROSI	Passive
Orchard Way - Meadow Court	903.07	38	512 Meadow Ct	2.33	ROSI	Active
Conrow Tract/Goodwin	904	6	235 Mt Laurel Rd	91.07	ROSI	Active
Nyman	1000.04	1.01	Elbo La	8.93		Passive
Mt Laurel Street Park	1002	1.01	1113 Union Mill Rd	0.81		Passive
Cluster Court - Academy Drive	1002.01	17	1050 Academy Dr	4.33	ROSI	Active
Ramblewood Farms	1002.05	10	783 Cornwallis Dr	0.28	ROSI	Active
Berkeley Place - Rear	1002.9	6	Berkeley Pl - Rear	0.38	ROSI	Passive
Mill Run Park	1003	1	1071 S Church St	5.86	ROSI	Active
Mill Run Park	1003	1.01	1061 S Church St	6.18	ROSI	Active
Mill Run Park	1003	1.02	1051 S Church St	5.57	ROSI	Active
St David Drive	1003	7	262 St David Dr	8.52	ROSI	Passive
Township of Mt Laurel	1003	7.05	Union Mill Rd	3.02	ROSI	Passive
Green Acres/ Laurel Acres Park	1003	8	1045 S Church St	55.03	ROSI	Active
Green Acres/ Laurel Acres Park	1003	11	1045 S Church St	44.31	ROSI	Active
DiCurcio	1003	12	1029 Union Mill Rd	11.73		Active
DiCurcio	1003	12.01	1021 Union Mill Rd	0.99		Active
DiCurcio	1003	13	1015 Union Mill Rd	4.26		Active
Ramblewood Farms	1003.06	11	783 Cornwallis Dr	0.26	ROSI	Active
42 X 104 Sewer Easement	1003.06	23.01	783 Cornwallis Dr	0.09	ROSI	Active
42 X 104 Sewer Easement	1003.06	23.02	783 Cornwallis Dr	0.09	ROSI	Active
Ramblewood Farms	1003.06	46	Cornwallis Dr - Rear	2.79	ROSI	Active

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Ramblewood Farms	1003.06	47	1151 Academy Dr	15.38	ROSI	Active
Ramblewood Farms	1005.01	1	Farnwood Rd	0.23	ROSI	Passive
Farnwood Road	1005.03	1	Farnwood Rd - Rear	1.39	ROSI	Passive
Farnwood Road	1005.03	58	Farnwood Rd	0.05	ROSI	Passive
Ramblewood Farms	1005.06	1	1197 Academy Dr	0.57	ROSI	Active
Texas Avenue	1006	2	345 Texas Ave	1.98	ROSI	Passive
Texas Avenue	1006	2.01	Texas Ave	0.62		Passive
Texas Avenue	1006	3	355 Texas Ave	9.65		Passive
53 Elbo Lane	1006	10	53 Elbo La	3.12		Passive
Texas Avenue	1006	17	Texas Ave - Rear	0.98		Passive
Saddle Drive	1007.01	16.01	Saddle Dr	0.05	ROSI	Passive
Elbo Lane	1007.01	28	Hainspt-Mt Laurel Rd	16.94	ROSI	Passive
Elbo Lane	1007.03	8.01	Horseshoe Dr	0.15	ROSI	Passive
Virginia Lake Park	1101.01	48	Norwood Rd	2.36	ROSI	Active
Virginia Lake Park	1101.05	9	55 Virginia La	2.42	ROSI	Active
S Church Street	1103	2.01	Church St	7.27	ROSI	Passive
100 S St Andrews Drive	1103.05	32	100 S St Andrews Dr	0.30	ROSI	Passive
Pennybridge Park	1104	11	Along Turnpike	0.34		Passive
812 S Church Street	1105	14	812 S Church St	6.14	ROSI	Passive
Township of Mt Laurel	1105.05	18.01	Ramblewood Pky	0.30	ROSI	Passive
Virginia Lake Park	1106.01	6	Church St	0.25	ROSI	Active
Virginia Lake Park	1106.02	12	22 Virginia La	0.12	ROSI	Active
Paws Farm	1106.04	7	Holiday St	0.34	ROSI	Passive
Paws Farm	1106.04	8	828 Church St	1.37	ROSI	Passive
Paws Farm	1106.04	9	828 Church St	0.38		Passive
Paws Farm	1106.04	14	Holiday St - Rear	5.04	ROSI	Passive
Edinburgh Court	1206.01	33	Edinburgh Ct	0.94	ROSI	Passive

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Willow Turn	1302.01	49	Church Rd	0.82	ROSI	Passive
Willow Turn	1302.01	50	Church Rd	5.99		Passive
Tomahawk	1304	5.01	3706 Church Rd	6.99	ROSI	Passive
Tomahawk	1304	5.02	3726 Church Rd	21.32	ROSI	Passive
Willow Turn	1304.06	1	3 Oregon Ave	0.03		Passive
Willow Turn	1304.06	4	3 Oregon Ave	0.12		Passive
Route 295 - Rear	1304.08	3	Rt 295 - Rear	0.06		Passive
Columbia Avenue	1305.05	12	Columbia Ave	0.01		Passive
Columbia Avenue	1305.05	12.01	Columbia Ave	0.02		Passive
Lake Estate	1308	1	Waverly Ave	1.18		Passive
Crown of Life	1412	1	65 Elbo La	4.85	ROSI	Passive

### *Municipal Complex Land*

Name	Block	Lot	Location	Acres	ROSI	Active or Passive
Munipal Complex	501	2	100 Walt Whitman Ave	13.56	ROSI	Passive
Munipal Complex	501.01	1	30 Mt Laurel Rd	0.91		Passive
Munipal Complex	517	1	100 Mt Laurel Rd	3.55	ROSI	Passive
Munipal Complex	517	2	100 Mt Laurel Rd	8.52	ROSI	Passive

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*Township of*  
**MOUNT LAUREL**

EST 1872

Prepared by:

