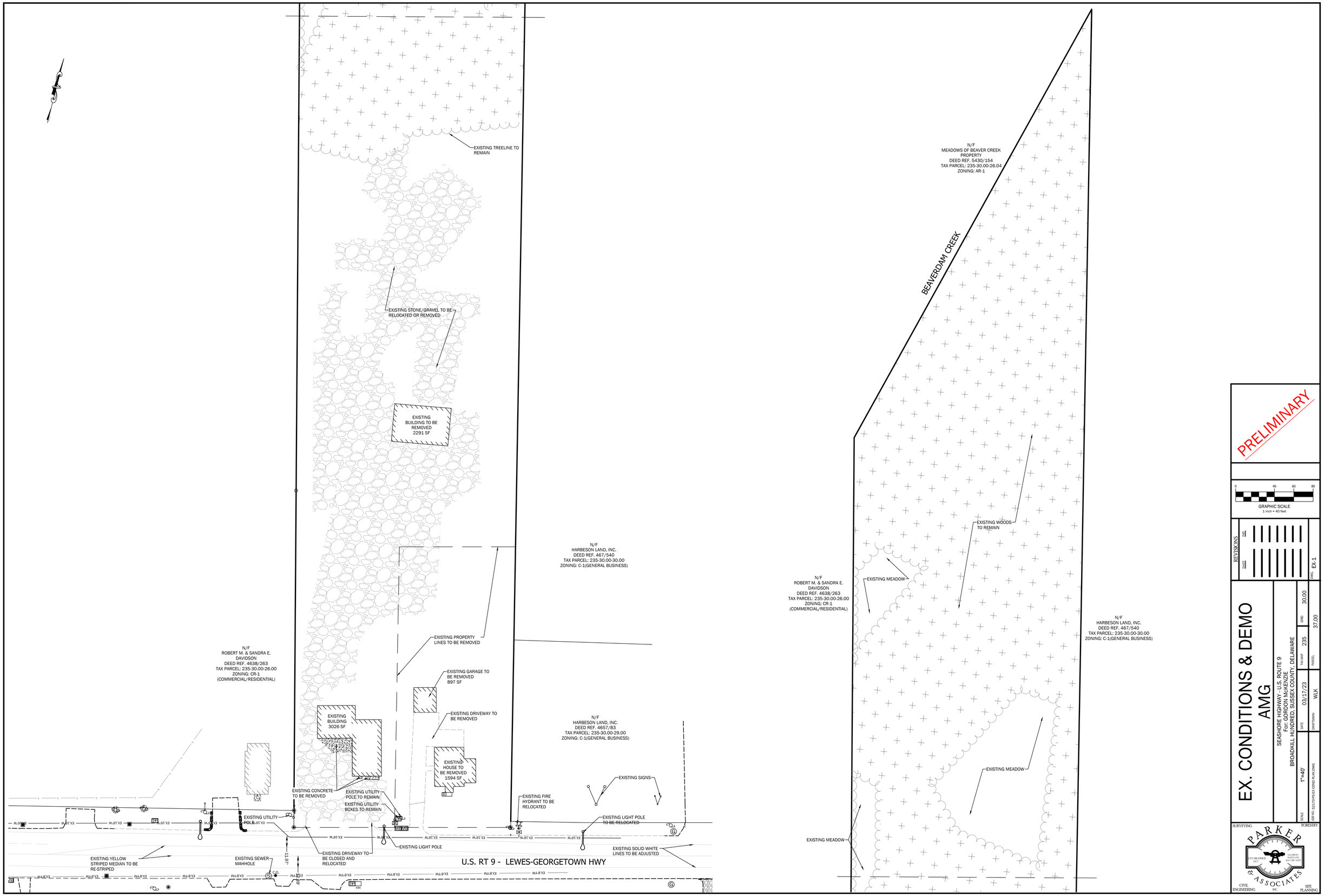
EXISTING TREELINE TO REMAIN
EXISTING STONE/GRAVEL TO BE RELOCATED OR REMOVED
EXISTING BUILDING TO BE REMOVED 2291 SF
N/F
HARBESON LAND, INC.
DEED REF. 467/540
TAX PARCEL: 235-30.00-30.00
ZONING: C-1(GENERAL BUSINESS)
N/F
ROBERT M. & SANDRA E. DAVIDSON
DEED REF. 4638/263
TAX PARCEL: 235-30.00-26.00
ZONING: CR-1
(COMMERCIAL/RESIDENTIAL)
EXISTING PROPERTY LINES TO BE REMOVED
EXISTING GARAGE TO BE REMOVED 897 SF
EXISTING DRIVEWAY TO BE REMOVED
EXISTING BUILDING 3026 SF
N/F
HARBESON LAND, INC.
DEED REF. 4657/83
TAX PARCEL: 235-30.00-29.00
ZONING: C-1(GENERAL BUSINESS)
EXISTING HOUSE TO BE REMOVED 1594 SF
EXISTING SIGNS
EXISTING CONCRETE TO BE REMOVED
EXISTING UTILITY POLE TO REMAIN
EXISTING UTILITY BOXES TO REMAIN
EXISTING FIRE HYDRANT TO BE RELOCATED
EXISTING LIGHT POLE TO BE RELOCATED
EXISTING UTILITY POLE
EXISTING LIGHT POLE
EXISTING SOLID WHITE LINES TO BE ADJUSTED
EXISTING YELLOW STRIPED MEDIAN TO BE RE-STRIPED
EXISTING SEWER MAHHOLE
EXISTING DRIVEWAY TO BE CLOSED AND RELOCATED
U.S. RT 9 - LEWES-GEORGETOWN HWY
N/F
MEADOWS OF BEAVER CREEK PROPERTY
DEED REF. 5430/154
TAX PARCEL: 235-30.00-26.04
ZONING: AR-1
BEAVERDAM CREEK
EXISTING WOODS TO REMAIN
EXISTING MEADOW
N/F
ROBERT M. & SANDRA E. DAVIDSON
DEED REF. 4638/263
TAX PARCEL: 235-30.00-26.00
ZONING: CR-1
(COMMERCIAL/RESIDENTIAL)
N/F
HARBESON LAND, INC.
DEED REF. 467/540
TAX PARCEL: 235-30.00-30.00
ZONING: C-1(GENERAL BUSINESS)
EXISTING MEADOW
EXISTING MEADOW
PRELIMINARY
0 40 60 80
GRAPHIC SCALE
1 inch = 40 feet
REVISIONS
DATE
NOTE
DWG. EX-1
EX. CONDITIONS & DEMO
AMG
SEASHORE HIGHWAY - U.S. ROUTE 9
FLORENCE WEST TO FLORENCE
BROADKILL HUNDRED, SUSSEX COUNTY, DELAWARE
TAX MAP 235
PARCEL 30.00
GRID 37.00
SCALE 1"=40'
DATE 03/17/23
DRAFTSMAN WLK
JOB NO. S2170-PS-EX COND PLAN.DWG
SURVEYING
FORESTRY
PARKER & ASSOCIATES
ESTABLISHED 1977
SALISBURY, MARYLAND
410-749-3020
CIVIL ENGINEERING
INC.
SITE PLANNING