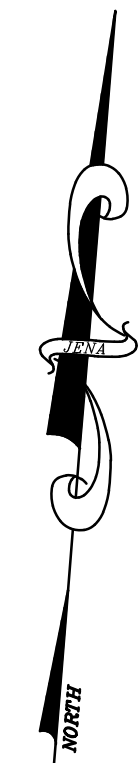
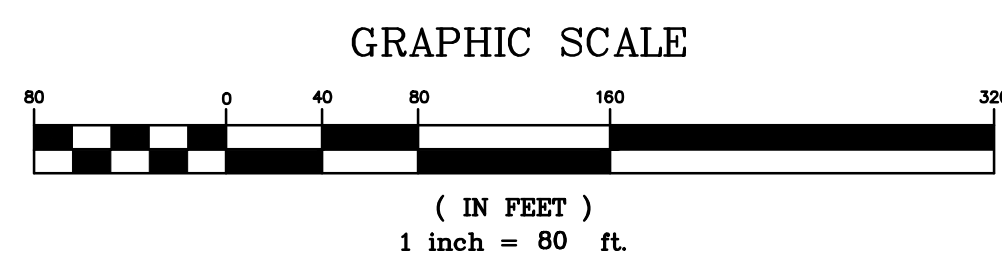
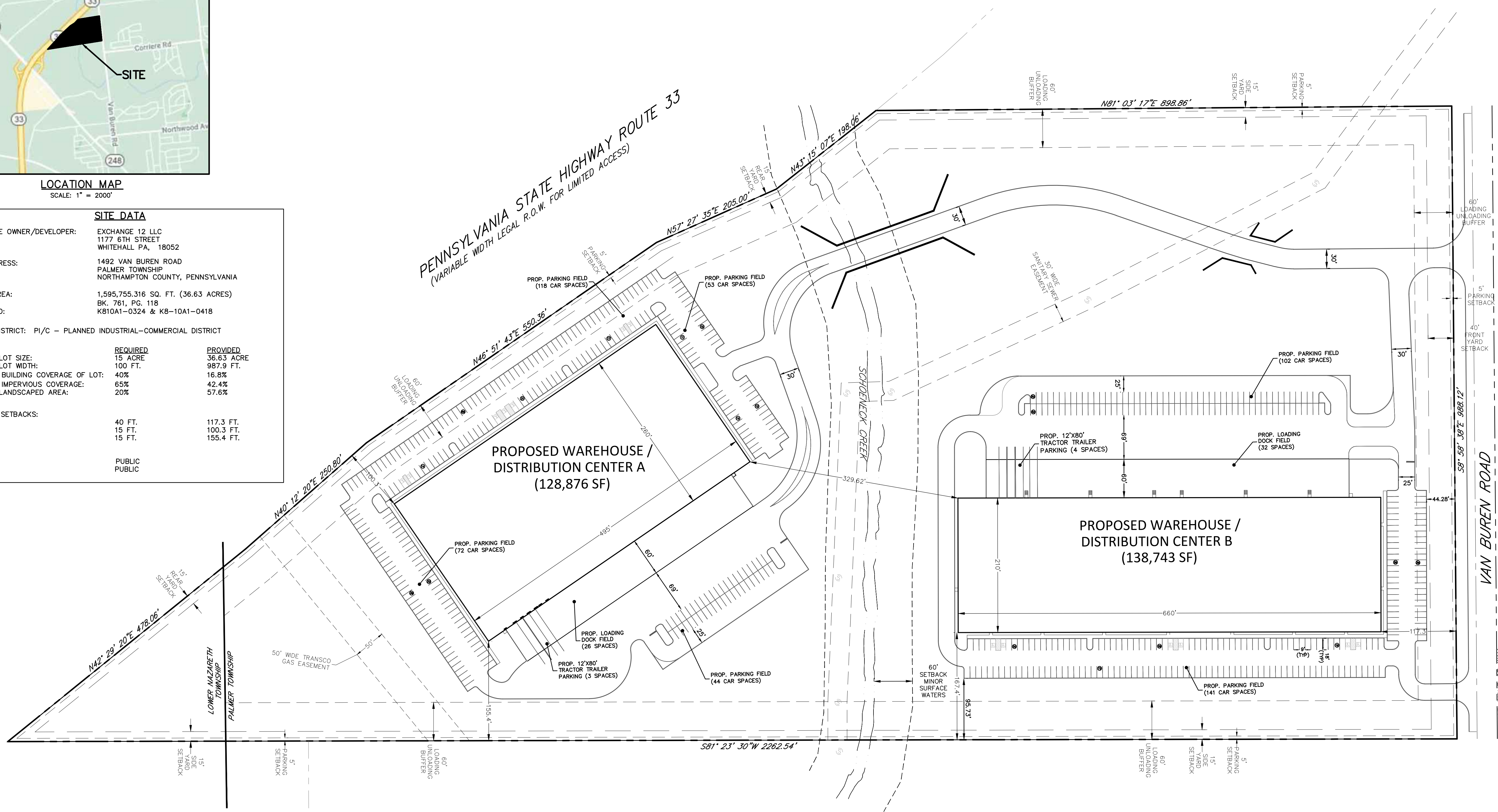




LOCATION MAP
SCALE: 1" = 2000'

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SITE DATA		
EQUITABLE OWNER/DEVELOPER:	EXCHANGE 12 LLC 1177 6TH STREET WHITEHALL PA, 18052	
SITE ADDRESS:	1492 VAN BUREN ROAD PALMER TOWNSHIP NORTHAMPTON COUNTY, PENNSYLVANIA	
TRACT AREA:	1,595,755.316 SQ. FT. (36.63 ACRES)	
DEED:	BK. 761, PG. 118	
PARCEL ID:	K810A1-0324 & K8-10A1-0418	
ZONING DISTRICT:	P1/C - PLANNED INDUSTRIAL-COMMERCIAL DISTRICT	
MINIMUM LOT SIZE:	REQUIRED 15 ACRE	PROVIDED 36.63 ACRE
MINIMUM LOT WIDTH:	100 FT.	987.9 FT.
MAXIMUM BUILDING COVERAGE OF LOT:	40%	16.8%
MAXIMUM IMPERVIOUS COVERAGE:	65%	42.4%
MINIMUM LANDSCAPED AREA:	20%	57.6%
BUILDING SETBACKS:		
FRONT:	40 FT.	117.3 FT.
REAR:	15 FT.	100.3 FT.
SIDE:	15 FT.	155.4 FT.
WATER:	PUBLIC	
SEWER:	PUBLIC	



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EMAIL: www.jenaengineering.com

CONDITIONAL USE PLAN
1492 VAN BUREN ROAD
PALMER TOWNSHIP
NORTHAMPTON COUNTY - PENNSYLVANIA

NO.	DATE	REVISIONS	BY

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SHEET: 1 of 1
PROJECT: 034221
DATE: 4-01-2021
SCALE: 1" = 80'
DRAWN BY: DS
DESIGNED BY: BLR