LOT #4
24,185.326 S.F.
0.5555± ACRE

LOT #3
136.149 S.F.
0.003± ACRE

LOT #3
65,397.624 S.F.
1.501± ACRE

LOT #2
5,079.079 S.F.
0.117± ACRE

LOT #1
5,774.794 S.F.
0.133± ACRE

T.P. 821-015.00-196
136.149 S.F.
0.003± ACRE

CHESTNUT STREET

EAST 4TH STREET

LOCATION PLAN

SCALE: 1" = 1000'

General Notes

AREA OF PARCEL	LOT #1 = 0.133± ACRE LOT #2 = 0.117± ACRE LOT #3 = 1.501± ACRES LOT #4 = 0.5555± ACRE LOT #5 = 0.003± ACRE TOTAL LOT AREA = 2.309± ACRES
ZONING DISTRICT (CITY OF NEW CASTLE)	HR, RA, AND DCAR
NEW CASTLE COUNTY TAX PARCEL NUMBER	21-015.00-196 (STYLE BY QUEEN STREET)
SOURCE OF TITLE	DTD BITCHO I, VOLUME 44, PAGE 439 (APRIL 24, 1945)
UTILITIES	WATER SUPPLY = BOARD OF WATER & LIGHT COMMISSION ELECTRIC SUPPLY = BOARD OF WATER & LIGHT COMMISSION SANITARY SEWER SUPPLY = NEW CASTLE COUNTY TELEPHONE SUPPLY = VERIZON

GENERAL NOTES

1. THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE AN EXISTING PARCEL OF LAND INTO 5 SEPARATE LOTS, THREE SEPARATE LOTS FOR SINGLE FAMILY DWELLINGS, WITHIN THE HISTORIC DOWNTOWN ZONE (HR) DISTRICT, ONE LOT (LOT #3) IS BEING CREATED FOR THE EXISTING DWELLING, LOT #4 IS BEING CREATED FOR THE EXISTING DWELLING, LOT #1 IS BEING CREATED FOR THE EXISTING DWELLING, LOT #2 IS BEING CREATED FOR THE EXISTING DWELLING, AND LOT #5 IS BEING CREATED FOR THE EXISTING AREA TRIANGLE, AS SHOWN ON THE PLAN. THE PROPERTY IS LOCATED ON THE SOUTH SIDE OF EAST 4TH STREET AND NORTHWEST SIDE OF CHESTNUT STREET, PARCEL BOUNDARIES OF LOT #1 ON LOT #2, LOT #3, AND LOT #4 ACCORDING TO THE CITY OF NEW CASTLE ZONING AND SUBDIVISION ORDINANCES, IN ADDITION, TO THE SIDE OF THE HOUSE OF EXISTING DWELLING ON LOT #3 (LOT #3 ON THE PLAN) THERE IS A DETACHED GARAGE, THE PROPERTY IS LOCATED IN THE HISTORIC DISTRICT, THE PROPOSED DEVELOPMENT WILL BE IN ACCORDANCE WITH THE CITY OF NEW CASTLE ZONING ORDINANCE AND SUBDIVISION ORDINANCE, ALL PLANS CONCERNING FUTURE DEVELOPMENT WILL BE REVIEWED BY THE HISTORIC DISTRICT COMMISSION, WITHIN THE HISTORIC DISTRICT, THE PROPOSED DEVELOPMENT WILL BE IN ACCORDANCE WITH THE CITY OF NEW CASTLE ZONING ORDINANCE, THE PROPOSED DEVELOPMENT WILL BE IN ACCORDANCE WITH THE CITY OF NEW CASTLE SUBDIVISION ORDINANCE, THE PROPOSED DEVELOPMENT WILL BE IN ACCORDANCE WITH THE CITY OF NEW CASTLE COMPREHENSIVE DEVELOPMENT PLAN