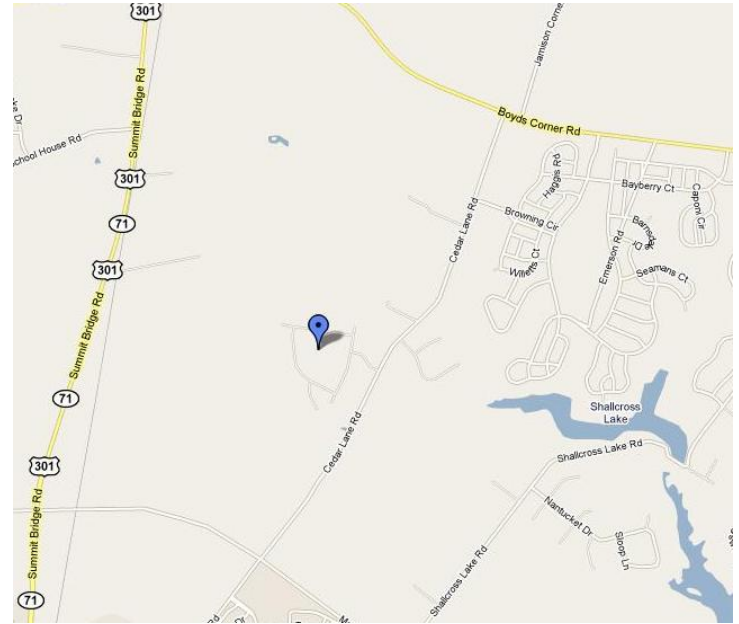


CEDAR LANE



77 Approved, Single Family Detached Lots on 87 +/- Acres,
Middletown, New Castle County, Delaware

Property Description	Total	Unimproved	Improved	Typical Lot Size	Typical Building Setbacks (Front / Side / Rear)
Single Family Detached	77	77	0	20,000 Sq Ft	40' / 10' / 40'

Location: Middletown, New Castle County, DE
Zip code: 19709
School District: Appoquinimink
Approving Jurisdiction: New Castle County
Approval Status: Approved / Recorded
Date Recorded: 1/25/2006
Improvement Status: None
Approved Amenities: None
Sewer: New Castle County
Water: Artesian Water

Lot & Parcel Numbers: 13-012.00-00-101,
13-012.00-117

Property Description: This property consists of 77, Approved single family detached lots off of Cedar Lane in Middletown, DE. The site is located just north of Downtown Middletown and is less than 2 miles away from the intersection to Route 13 (S. DuPont Blvd.) and Exit 142 of Delaware Route 1.

Atlantic Five Realty

2301 E Evesham Rd., Building 800, Suite 113, Voorhees, NJ 08043

Contact Us: Office: (856) 772-0392 ~ Cell: (609) 605-7122

Email: david@atlanticfive.com

PLAN DATA

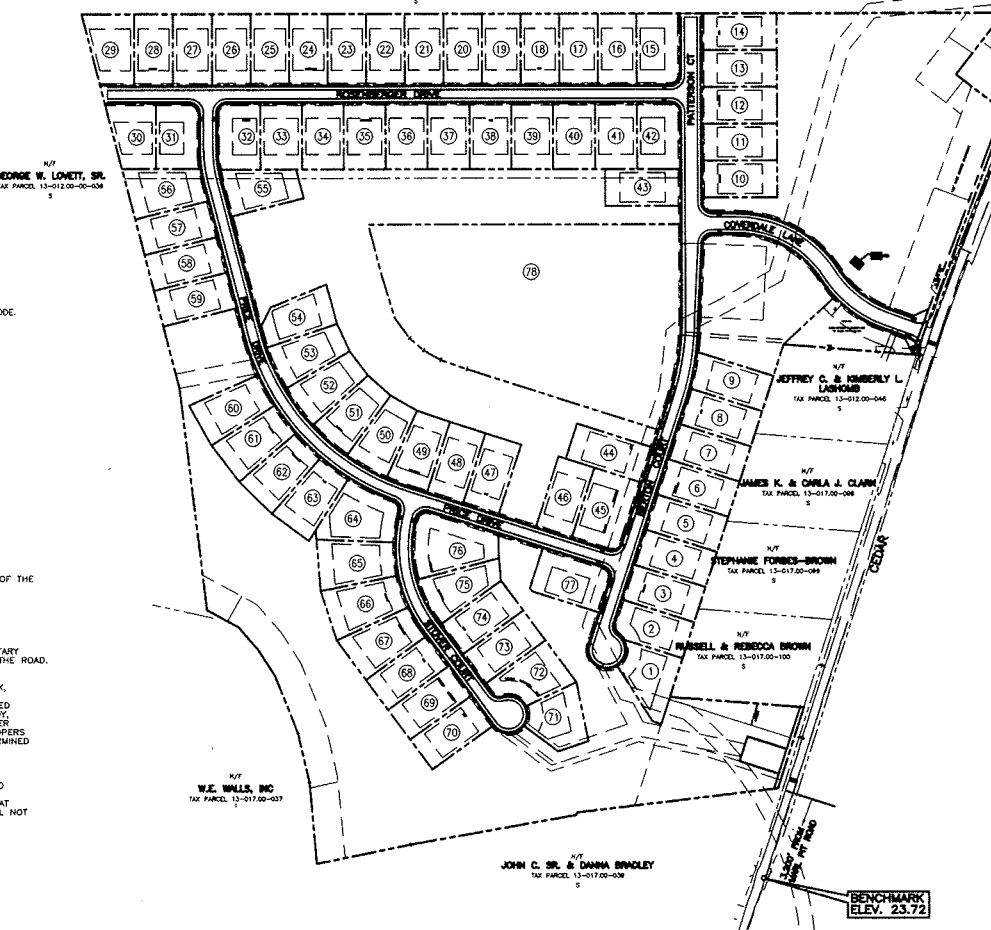
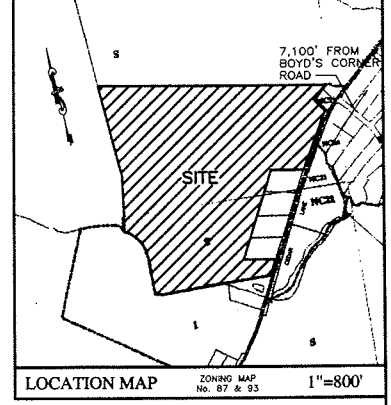
- 1. TAX PARCEL NUMBER: 13-01200-101, 13-01200-117
2. SOURCE OF TITLE: 758-311, 20041101019160
3. EXISTING ZONING: S. SUBURBAN OPEN SPACE - OPTION 1
4. BULK AREA RESTRICTIONS: MINIMUM MAXIMUM
5. STREET YARD SETBACKS: SIDE YARD: 40' REAR YARD: 40' LOT AREA: 20,000 S.F. BUILDING HEIGHT: 10' LOT WIDTH: 100'

- 6. DUTAIL: NAVD 88
7. GROSS AREA: 87.08± ACRES
8. WATER SUPPLY: ARTESIAN WATER COMPANY
9. SANITARY SEWER: FORCE MAIN NEW CASTLE COUNTY
10. SEWERAGE IS SUBJECT TO THE APPROVAL OF THE NEW CASTLE COUNTY DEPARTMENT OF SPECIAL SERVICES...
11. NO DEBRIS WILL BE BURIED OR DISPOSED OF ON THIS SITE.
12. A PORTION OF THIS PROPERTY IS LOCATED WITHIN A RECHARGE WATER RESOURCE PROTECTION AREA (WRPA)...

- 13. THE 100-YEAR FLOOD PLAN SHOWN ON THIS PLAN IS BASED UPON A PROJECT STUDY, DATED NOV. 2002, AND PREPARED BY LANDMARK ENGINEERING, INC. AND APPROVED BY NEW CASTLE COUNTY DEPARTMENT OF LAND USE ON JUNE 2004.
14. LAND DEVELOPMENT DATA: EXISTING FARM AREA/HISTORICAL HOUSE: 7.91± ACRES 9.08± ACRES LOT AREA: 28.72± ACRES PUBLIC RIGHT OF WAY: 8.34± ACRES 9.58± ACRES PUMP STATION LOT: 0.18± ACRES 20± ACRES OPEN SPACE: 29.65± ACRES 34.00± ACRES STORMWATER MANAGEMENT AREAS: 3.69± ACRES 4.24± ACRES AREA CONVEYED TO THE LASHOMBS: 55± ACRES 67± ACRES TOTAL: 87.08± ACRES 100.00± ACRES
15. ALL FIRE LINES, FIRE HYDRANTS, SPRINKLERS, STANCHIONS CONNECTIONS AND FIRE EXITS SHALL BE MAINTAINED AND PROTECTED IN ACCORDANCE WITH THE STATE OF DELAWARE FIRE REGULATIONS...
16. DRAINAGE, EROSION AND SEDIMENT CONTROL AND STORMWATER MANAGEMENT SHALL COMPLY WITH THE NEW CASTLE COUNTY DRAINAGE CODE AND THE DEPARTMENT OF NATURAL RESOURCES AND ENVIRONMENTAL CONTROL'S DELAWARE SEDIMENT AND STORMWATER REGULATIONS...
17. A LANDSCAPE PLAN PREPARED BY DESIGNS, ETC., LAST DATED JANUARY 21, 2005, OR AS LATER AMENDED AND APPROVED IN WRITING BY THE DEPARTMENT OF LAND USE IS HEREBY CONSIDERED TO BE A PART OF THIS PLAN.
18. LOT NUMBER 78 WILL NOT BE FURTHER SUBDIVIDED AND THE HISTORIC STRUCTURES WILL BE PRESERVED AND USED FOR PERMITTED USES.
19. THIS PLAN IS SUBJECT TO THE IMPACT FEE PROVISION OF CHAPTER 40, ARTICLE 14 OF THE NEW CASTLE COUNTY CODE, AS MAY BE AMENDED BY N.C.C. COUNCIL.
20. MONUMENTS: EXISTING (0) PROPOSED (33)
21. ALL IMPROVEMENTS REQUIRED BY THIS PLAN AND THE NEW CASTLE COUNTY CODE SHALL BE SUBJECT TO THE LAND DEVELOPMENT IMPROVEMENT AGREEMENT (LDA), AND THE PERFORMANCE GUARANTEE INCORPORATED THEREIN...
22. UNLESS OTHERWISE SPECIFIED ON THE PLAN, SIDEWALKS SHALL BE INSTALLED IN THE LOCATIONS SHOWN ON THE PLAN PRIOR TO ISSUANCE OF THE PERMIT TO OCCUPANCY FOR THE DWELLING IN FRONT OF WHICH THEY ARE SHOWN...
23. FOR MAINTENANCE OF THE COMMON FACILITIES INCLUDING OPEN SPACES, LANDSCAPING, LANDSCAPING IN STREETS RIGHT-OF-WAY AND STORMWATER MANAGEMENT AREAS SHOWN ON THE PLAN, SEE THE MAINTENANCE DECLARATION DATED JANUARY 10, 2003, AND OF RECORD IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR NEW CASTLE COUNTY, STATE OF DELAWARE, INSTRUMENT NO. 20050114-0005321.
24. THIS PLAN SUPERSEDES, IN PART, THE RECORDED MINOR SUBDIVISION PLAN FOR CEDAR LANE ASSOCIATES, DATED 8-31-93 AND RECORDED 3-10-94 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR NEW CASTLE COUNTY, STATE OF DELAWARE, ON MICROFILM NO. 11952 AND RECORD RESUBDIVISION PLAN FOR LANDS OF JOHN W. AND KATHLEEN E. COOPER, DATED OCT. 16, 1988 AND RECORDED DEC. 9, 1998 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR NEW CASTLE COUNTY, STATE OF DELAWARE, ON MICROFILM NO. 13042.
25. A 40' SANITARY EASEMENT OR A 20' STORM DRAINAGE EASEMENT, 20' OR 10' RESPECTIVELY, ON EACH SIDE OF THE CENTERLINE OF THE PIPE SHALL BE CREATED, WHEREVER POSSIBLE, WHEREVER A STORM OR SANITARY SEWER IS DESIGNED FOR PUBLIC USE AND THE CENTERLINE OF THE DEDICATED PUBLIC LANE SHALL BE DEDICATED TO BE AVAILABLE FOR ANY UTILITY USE, PROVIDED THAT ANY LOT LINE OR EASEMENT DEDICATED TO BE AVAILABLE FOR ANY UTILITY USE SHALL BE EXTINGUISHED EXCEPT AS TO UTILITIES THEN EXISTING IN SAID EASEMENT.
26. A 6' FOOT WIDE EASEMENT ON EACH SIDE OF EACH SIDE AND REAR LOT LINE SHOWN ON THE PLAN, AND ON EACH SIDE OF EACH SIDE AND REAR LOT LINE HEREBY ESTABLISHED WITHIN THE AREA SHOWN ON THIS PLAN IS HEREBY DEDICATED TO BE AVAILABLE FOR ANY UTILITY USE, PROVIDED THAT ANY LOT LINE OR EASEMENT DEDICATED TO BE AVAILABLE FOR ANY UTILITY USE SHALL BE EXTINGUISHED EXCEPT AS TO UTILITIES THEN EXISTING IN SAID EASEMENT.
27. SUBDIVISION STREETS: A. ALL ENTRANCES SHALL CONFORM TO THE STATE OF DELAWARE DIVISION OF HIGHWAYS STANDARDS AND SHALL BE SUBJECT TO THEIR APPROVAL. B. ALL RIGHTS-OF-WAY ARE INTENDED FOR DEDICATION TO PUBLIC USE.

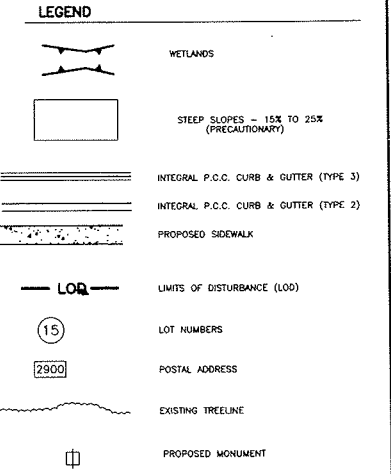
- 28. THERE ARE STEEP SLOPES ON THIS PROPERTY AND ARE SUBJECT TO ALL OF THE PROVISIONS OF DIVISION 40.10.340 OF THE UNIFIED DEVELOPMENT CODE.
29. THERE ARE DRAINAGEWAYS AS DETERMINED BY SECTION 40.33.300 OF THE UNIFIED DEVELOPMENT CODE ON THE PROPERTY. ANY DISTURBANCE OF PROTECTED DRAINAGEWAYS SHALL BE IN COMPLIANCE WITH SECTION 40.10.360 OF THE UNIFIED DEVELOPMENT CODE.
30. NUMBER OF PROPOSED LOTS: 77 AND 1 HISTORIC HOUSE.
31. WATER RESOURCE PROTECTION STANDARDS: A. RECHARGE AREA = 45.31 +/- ACS. 1. DISTURBANCE ALLOWED = 50% OR 22.65 +/- ACS. 2. PROPOSED DISTURBANCE BY PLAN = 49.37% OR 22.38 +/- ACS. B. PERCENT IMPERVIOUS COVERAGE 1. COVERAGE ALLOWED = 20% OR 9.06 +/- ACS. 2. PROPOSED COVERAGE BY PLAN: (A) STREETS - 2,092 L.F. X 36 FT. X 1,718 L.F. X 48 FT. = 3.54 +/- ACS. (B) LOTS - 3,500 S.F./LOT X 39/LOT = 3.13 +/- ACS. (C) HISTORICAL FARM = 18,400 S.F. = 0.42 +/- ACS. TOTAL = 7.09 +/- ACS.
32. STREETS TO BE DEDICATED FOR PUBLIC USE: 50' RIGHT-OF-WAY: 5,457 +/- L.F. 60' RIGHT-OF-WAY: 1,323 +/- L.F.
33. THE U.S. DEPARTMENT OF TRANSPORTATION FEDERAL AVIATION ADMINISTRATION AND THE DELAWARE DEPARTMENT OF TRANSPORTATION, OFFICE OF AERONAUTICS, SHALL HAVE THE RIGHT AND AUTHORITY TO IMPLEMENT SUCH RESTRICTIONS AND SAFEGUARDS ON THE PREMISES AS MAY BE REASONABLY NECESSARY TO PROTECT THE SAFETY AND WELFARE OF THE PUBLIC.
34. ANY AREA DESIGNATED FOR PROTECTION AS A NATURAL RESOURCE PERMISSANT TO ARTICLE 10, ARTICLE 10 OF THE NEW CASTLE COUNTY UNIFIED DEVELOPMENT CODE IS HEREBY PROTECTED BY A CONSERVATION EASEMENT THAT SHALL RUN IN PERPETUITY TO THE BENEFIT OF NEW CASTLE COUNTY. ANY AREA ON THIS PLAN DELINEATED AS CONSERVATION EASEMENT SHALL REMAIN IN ITS NATURAL STATE.
35. A. THE DEVELOPER SHALL PAY FUNDS TO NEW CASTLE COUNTY FOR THE PURPOSE OF RESIDENTIAL STORMWATER MANAGEMENT FACILITY MAINTENANCE, AN AMOUNT SHALL BE DETERMINED BY THE DEPARTMENT OF SPECIAL SERVICES ACCORDING TO A STANDARD FORMULA DERIVED IN PART FROM THE STATE OF DELAWARE STORMWATER FACILITY MAINTENANCE FUND MAINTENANCE GUIDE MANUAL, THE MONEY SHALL BE USED FOR COSTS ASSOCIATED WITH ANNUAL INSPECTIONS, LONG TERM SEDIMENT CLEANOUT, PERMANENT REPAIR AND RECONSTRUCTION OF FACILITIES LOCATED IN RESIDENTIAL SUBDIVISIONS, UPON THE ISSUANCE OF SEVENTY-FIVE (75) PERCENT OF THE BUILDING PERMIT, THE DEPARTMENT OF LAND USE SHALL WITHHOLD THE ISSUANCE OF ANY ADDITIONAL BUILDING PERMIT UNTIL THE INSTRUMENT IS FURNISHED WITH SATISFACTORY PROOF THAT THE FUNDS HAVE BEEN PROVIDED TO THE COUNTY IN ACCORDANCE WITH INSTRUMENT NO. 20050114-0005321. B. ANY OBLIGATION TO CONTRIBUTE TO THE RESIDENTIAL STORMWATER MANAGEMENT FACILITY MAINTENANCE FUND SHALL BECOME PART OF THE DEVELOPMENT AGREEMENT PERMISSANT TO ARTICLE 31 OF SECTION 40.027-310C.1. OF THE UNIFIED DEVELOPMENT CODE.
36. THERE ARE NO DEED RESTRICTIONS FOR THIS SITE.
37. OPEN SPACE RATIO: A. REQUIRED BY CODE - 87.08 +/- ACRES X 0.30 = 26.12 +/- ACRES B. PROVIDED BY THIS PLAN = 33.34 +/- ACRES OR 38.29%
38. PRIOR TO THE ISSUANCE OF ANY CERTIFICATE OF OCCUPANCY FOR ANY LOT OR UNIT SHOWN ON THIS PLAN, THE OWNER/DEVELOPER SHALL PROVIDE A CERTIFICATION FROM THE DEPARTMENT OF EDUCATION THAT THE VOLUNTARY SCHOOL ASSESSMENT FOR THAT LOT OR UNIT HAS BEEN PAID IN ACCORDANCE WITH INSTRUMENT NO. 20050114-0005321.
39. THE DEVELOPER SHALL COMPLETE THE FOLLOWING OFF-SITE HIGHWAY IMPROVEMENTS: A. PRIOR TO ISSUANCE OF FIRST BUILDING PERMIT, THE OWNER/DEVELOPER IS REQUIRED TO ENTER INTO A SIGNAL AGREEMENT PERTAINING TO THE INTERSECTIONS OF ROUTE 895 WITH CEDAR LANE ROAD, CEDAR LANE ROAD CORNER ROAD WITH DELOTTO TO FUND THE INSTALLATION AND MAINTENANCE OF SEPARATE SIGNALS AT BOTH INTERSECTIONS AND SINGLE SIGNAL REQUIRED FOR THE ULTIMATE REALIGNMENT OF JAMSON CORNER ROAD OPPOSITE CEDAR LANE ROAD TO FORM A SINGLE INTERSECTION. B. PRIOR TO ISSUANCE OF FIRST BUILDING PERMIT, THE OWNER/DEVELOPER IS REQUIRED TO ENTER INTO A SIGNAL AGREEMENT PERTAINING TO THE INTERSECTION OF ROUTE 71 WITH MARL PIT ROAD AND ARMSTRONG CORNER ROAD WITH DELOTTO TO FUND THE INSTALLATION AND MAINTENANCE OF THE SIGNAL REQUIRED AND THE ADDITION OF A WESTBOUND RIGHT TURN LANE. C. PRIOR TO ISSUANCE OF FIRST BUILDING PERMIT, THE OWNER/DEVELOPER IS REQUIRED TO ENTER INTO AN AGREEMENT WITH DELOTTO TO FUND AN EQUITABLE PORTION OF THE CEDAR LANE ROAD IMPROVEMENTS PRIOR TO THE BOTH BUILDING PERMIT. THE OWNER/DEVELOPER SHALL COMPLETE CONSTRUCTION OF THE SITE ENTRANCE AND STREET DEDICATED RIGHT-OF-WAY FOR REALIGNMENT OF CEDAR LANE ROAD, AND A MONETARY CONTRIBUTION TO IMPROVEMENTS THAT COULD INCLUDE A REALIGNMENT OF THE ROAD. D. DELOTTO, IN CONCERT WITH ITS CONSULTANTS, IS CURRENTLY UNDERTAKING A STUDY OF THE SOUTHERN NEW CASTLE COUNTY TRANSPORTATION NETWORK, INCLUDING THE AREA ENCOMPASSING THIS PROJECT, TO DETERMINE WHAT INFRASTRUCTURE IMPROVEMENTS ARE REQUIRED AND PROPOSED AND ANTICIPATED GROWTH IN THIS AREA. AT THE CONCLUSION OF THIS STUDY, NEW CASTLE COUNTY WILL IDENTIFY WHICH IMPROVEMENTS MUST BE UNDERTAKEN IN ORDER TO MAINTAIN ADEQUATE LEVELS OF SERVICE AND WILL BE REQUIRING DEVELOPERS IN THIS AREA OF THE COUNTY TO CONTRIBUTE THEIR FAIR SHARE, AS DETERMINED BY DELOTTO, TO THE COSTS OF THESE INFRASTRUCTURE IMPROVEMENTS. FOR THE CEDAR LANE DEVELOPMENT, DELOTTO RESERVES THE RIGHT, IN ITS SOLE DISCRETION, TO SHIFT THE DEVELOPER'S RESPONSIBILITY TO CONTRIBUTE ITS EQUITABLE PORTION OF THE COSTS OF COMPLETION OF THE IMPROVEMENTS LISTED IN NOTE 40 (A), (B) AND (C) ABOVE FROM THOSE IMPROVEMENTS TO IMPROVEMENTS IN OTHER AREAS OF SOUTHERN NEW CASTLE COUNTY WITHIN THE STUDY AREA AND IMPACTED BY THIS PROJECT, PROVIDED, HOWEVER, THAT DEVELOPER'S CONTRIBUTION TO SUCH INFRASTRUCTURE IMPROVEMENTS SHALL NOT EXCEED THE DEVELOPER'S EQUITABLE PORTION OF SUCH INFRASTRUCTURE IMPROVEMENTS CONTAINED IN NOTE 40 (A), (B) AND (C) ABOVE.
40. THE DEVELOPER AND/OR ITS ASSIGNS SHALL OBTAIN WRITTEN ACKNOWLEDGMENT AS A PART OF ANY AGREEMENT OF SALE FROM A PROSPECTIVE HOMEOWNER AS TO AWARENESS OF THE POTENTIAL OR PLANNED STREET INTERSECTION.
41. THE DEVELOPER AND/OR ITS ASSIGNS SHALL APPEND A NOTIFICATION TO EVERY NEW DEED IN CEDAR LANE STATING THE NAME OF THE SUBDIVISION, THE INSTRUMENT NUMBER OF THE SUBDIVISION, AND THE NAME OF EVERY STREET THE SUBDIVISION FOR WHICH A FUTURE INTERSECTION IS PROPOSED OR PLANNED.
42. EXPLORATORY PLAN APPROVED ON JUNE 2, 2004. PRELIMINARY PLAN APPROVED ON DEC 14, 2004.
43. WE, JEFFREY C. AND KIMBERLY L. LASHOMBS HEREBY CERTIFY THAT WE ARE THE OWNERS OF TAX PARCEL 13-01200-003 AND WE ARE SUBJECT TO THIS PLAN AND THAT THE LAND USE ACTION PROPOSED BY THIS PLAN IS MADE AT OUR DIRECTION AND THAT WE AUTHORIZE THIS PLAN TO BE RECORDED IN ACCORDANCE WITH THE REGULATIONS OF THE NEW CASTLE COUNTY UNIFIED DEVELOPMENT CODE.
44. WE, JEFFREY C. AND KIMBERLY L. LASHOMBS HEREBY CERTIFY THAT WE ARE THE OWNERS OF TAX PARCEL 13-01200-003 AND WE ARE SUBJECT TO THIS PLAN AND THAT THE LAND USE ACTION PROPOSED BY THIS PLAN IS MADE AT OUR DIRECTION AND THAT WE AUTHORIZE THIS PLAN TO BE RECORDED IN ACCORDANCE WITH THE REGULATIONS OF THE NEW CASTLE COUNTY UNIFIED DEVELOPMENT CODE.
45. THE LIMITS OF CONSTRUCTION AS SHOWN ON THE GENERAL DEVELOPMENT PLAN WILL BE FENCED WITH ORANGE SAFETY FENCE PRIOR TO ANY LAND DISTURBING ACTIVITY.
46. ALL PURCHASERS SHALL PERMIT THE DEVELOPER OR HIS ASSIGNS TEMPORARY TRESPASS UPON THE PURCHASER'S LOT OR LOTS TO COMPLETE GRADING OR LANDSCAPING AS REQUIRED BY THE APPROVED PLAN FOR A PERIOD OF ONE YEAR COMMENCING WITH THE ISSUANCE OF THE CERTIFICATE OF OCCUPANCY.
47. OPEN SPACE SURROUNDINGS LOT 78 MAY ONLY BE USED FOR PASSIVE RECREATION (INCLUDING WALKING PATHS) BUT, THAT NO RECREATION STRUCTURES, EQUIPMENT OR COURTS ARE PERMITTED.
48. PURSUANT TO CHAPTER 40, ARTICLE 27 OF THE NEW CASTLE COUNTY CODE, THE DEVELOPER SHALL PLACE FUNDS IN AN INTEREST ESCROW ACCOUNT EQUIVALENT TO THE COST OF MAINTAINING THE PRIVATE OPEN SPACE AND COMMON FACILITIES FOR A TWO (2) YEAR PERIOD, THE AMOUNT SHALL BE DOLLARS PER LOT SHOWN ON THIS PLAN OR SUBSEQUENT PLANS (84111 X 1 LOTS = \$47,900.95).
49. A TRAFFIC IMPACT STUDY WAS CONDUCTED BY LANDMARK ENGINEERING IN 2003 AND APPROVED BY DELOTTO ON MAY 28, 2003. REFER TO NOTE NO. 40 FOR IMPROVEMENTS REQUIRED.
50. ALL STORMWATER MANAGEMENT FACILITIES ARE TO BE OWNED AND MAINTAINED BY THE PROJECTS MAINTENANCE CORPORATION.
51. FLOOD STUDY DATUM IS BASED ON NAVD 29. PROJECT DATUM IS BASED ON NAVD 88. THE NAVD 88 DATUM IS 9 FEET LOWER THAN THE NAVD 29 DATUM IN THIS AREA (AS AN EXAMPLE FEMA MAP ELEV. 25.0 EQUALS ELEV. 24.1 IN PROJECT DATUM).
52. PRIOR TO THE ISSUANCE OF BUILDING PERMITS FOR LOTS 14, 28-33, 55-58, THE DEVELOPER SHALL BE REQUIRED TO SUPPLY THE DEPARTMENT OF LAND USE WITH SPECIFIC SOILS INFORMATION ADDRESSING DEPTH TO EXISTING WATER TABLE. ALL BASEMENTS SHALL BE DESIGNED IN ACCORDANCE WITH IBC AND USING THE SOILS DATA PROVIDED. IN ADDITION, ALL LOTS WITH BASEMENTS SHALL INSTALL A SUBIRROCK AND GROUNDWATER MONITORING UNDERGROUND CAN NOT BE PROVIDED A SECOND COURSE WITH A BATTERY BACKUP PUMP IS REQUIRED.

RECORD MAJOR SUBDIVISION PLAN CEDAR LANE ST. GEORGES HUNDRED - NEW CASTLE COUNTY DELAWARE



THE LOTS SHOWN ON THIS PLAN ARE DESIGNED TO BE SERVED BY SANITARY SEWER SERVICE AT THE TIME OF APPROVAL OF THIS PLAN. SANITARY SEWER SERVICE IS NOT AVAILABLE NOR HAS NEW CASTLE COUNTY WARRANTED WHEN OR IF SANITARY SEWER SERVICE WILL BE AVAILABLE. NO BUILDING PERMIT SHALL BE ISSUED FOR ANY LOT SHOWN ON THIS PLAN, OR ANY LOT CREATED BY ANY REVISION OR RESUBDIVISION OF THIS PLAN, UNTIL OR UNLESS THE DEPARTMENT OF LAND USE RECEIVES WRITTEN VERIFICATION FROM THE DEPARTMENT OF SPECIAL SERVICES THAT SANITARY SEWER SERVICE IS OR WILL BE AVAILABLE FOR THE DEVELOPMENT AND THAT THE DEPARTMENT OF SPECIAL SERVICES HAS APPROVED ALL NECESSARY SANITARY SEWER CONSTRUCTION PLANS.

- THE PURPOSE OF THIS PLAN IS TO: 1. DEVELOP 77 SINGLE FAMILY DETACHED LOTS. 2. DEVELOP LOT 78 FOR THE EXISTING FARM HOUSE. 3. DEDICATE 0.58± ACRES TO TAX PARCEL NUMBER 13-01200-046.



APPLICATION No. 2002-0686 RECORD MAJOR SUBDIVISION PLAN FOR CEDAR LANE ST. GEORGES HUNDRED - NEW CASTLE COUNTY DELAWARE. Includes owner information for Cedar Lane Associates and Cedar Lane Land, L.L.C., and contact details for Landmark Engineering.

Table with columns for REVISIONS, CHECKED, and DATE. Lists various revision comments and their completion dates.

LANDMARK ENGINEERING logo and contact information. Includes address, phone, fax, and website details. Also includes a graphic scale and drawing information.

THE DRAWING DOES NOT INCLUDE NECESSARY CONDITIONS FOR CONSTRUCTION WORK.

ALL CONSTRUCTION SHALL BE DONE IN CONFORMANCE WITH ALL APPLICABLE CODES AND REGULATIONS AND THE RULES AND REGULATIONS HERETO APPROPRIATE.

CERTIFICATION OF PLAN ACCURACY (PERMETER ONLY) for (TP# 13-01200-101) and (TP# 13-01200-117). Includes signatures and dates for Clifton L. Bakhsh Jr. and Duncan Patterson.

CERTIFICATION OF PLAN ACCURACY (PERMETER ONLY) for (TP# 13-01200-117). Includes signature and date for Jeffrey C. Stover.

CERTIFICATION OF OWNERSHIP for Cedar Lane Associates and Cedar Lane Land, L.L.C. Includes signatures and dates for Jeffrey C. Stover and Duncan Patterson.