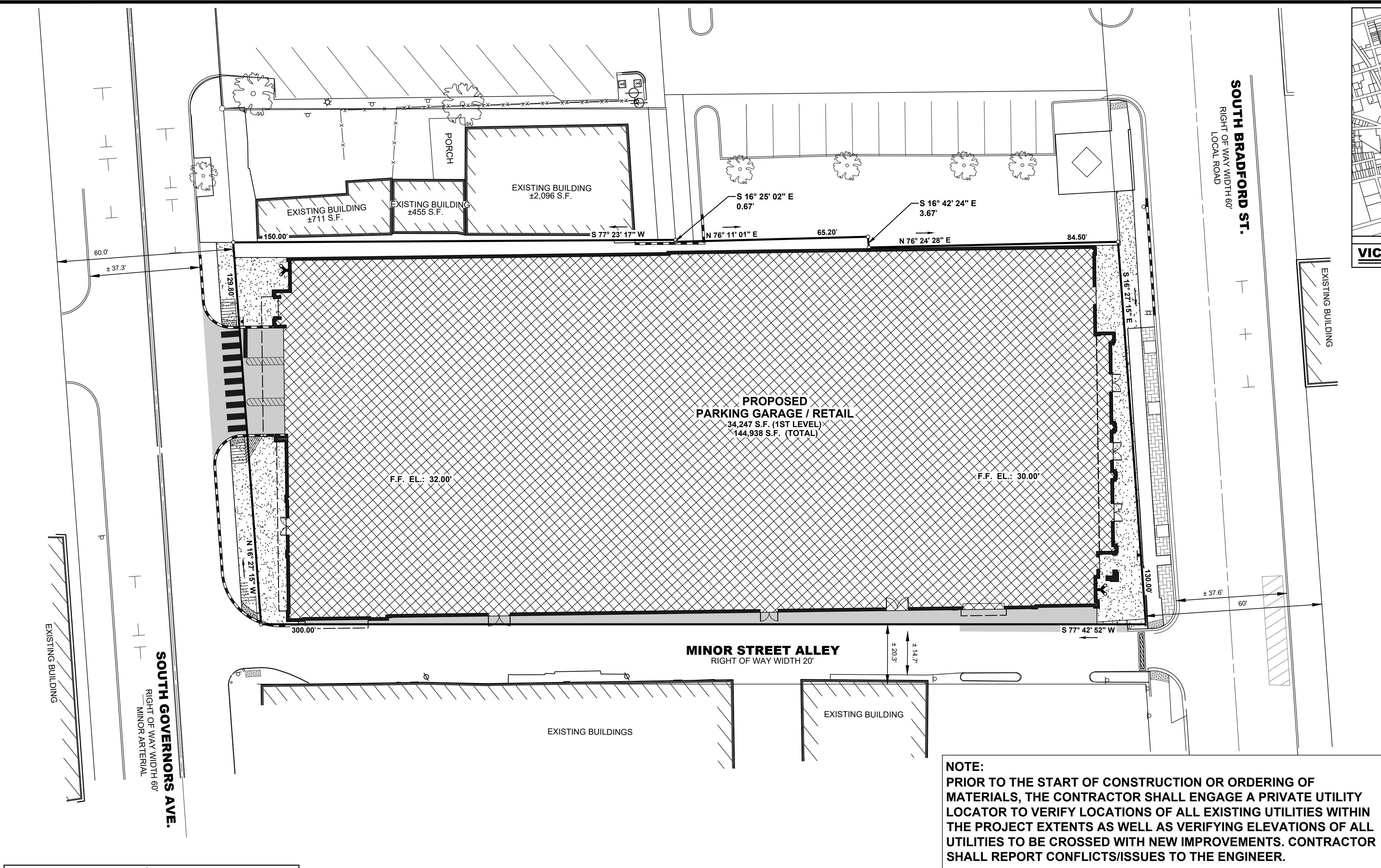




NOTE:
PRIOR TO THE START OF CONSTRUCTION OR ORDERING OF MATERIALS, THE CONTRACTOR SHALL ENGAGE A PRIVATE UTILITY LOCATOR TO VERIFY LOCATIONS OF ALL EXISTING UTILITIES WITHIN THE PROJECT EXTENTS AS WELL AS VERIFYING ELEVATIONS OF ALL UTILITIES TO BE CROSSED WITH NEW IMPROVEMENTS. CONTRACTOR SHALL REPORT CONFLICTS/ISSUES TO THE ENGINEER.

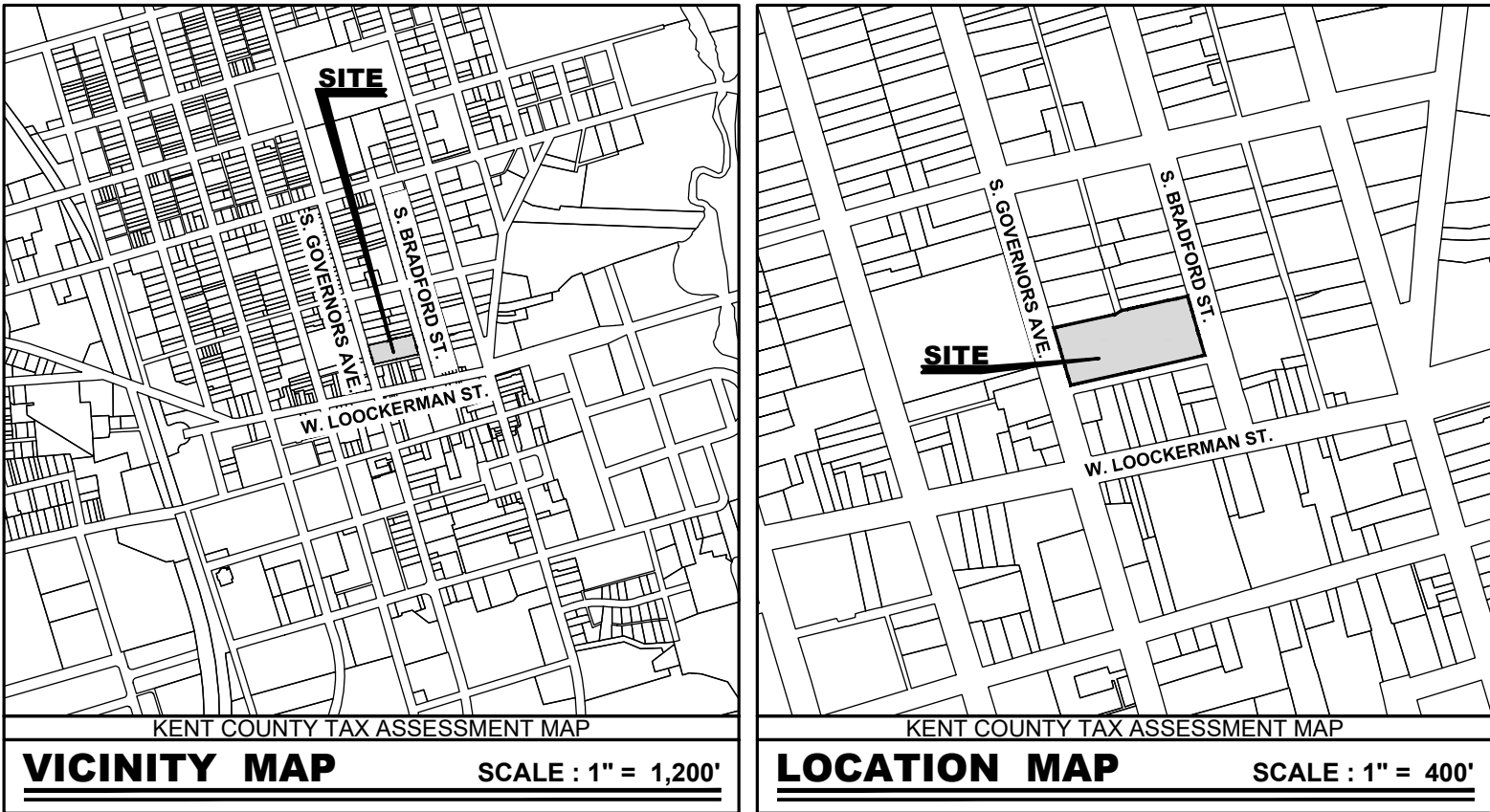
LEGEND		
ITEM	EXISTING	PROPOSED
SANITARY GRAVITY SEWER LINE (S)	→ EX. 10" S	→ 10" S
SANITARY SEWER FORCE MAIN (F.M.)	→ EX. 10" F.M.	→ 12" F.M.
SIZE & FLOW DIRECTION		
SANITARY SEWER MANHOLE (S.S.M.H.)		
SANITARY SEWER CLEANOUT (C.O.)	→ EX. 10" W	→ 12" W
WATER MAIN & SIZE		
FIRE HYDRANT (F.H.)		
WATER VALVE (W.V.) OR METER (W.M.)		
STORM DRAIN MANHOLE (S.D.M.H.)		
STORM DRAIN LINE (CMP, RCP, HDPE)		
CATCH BASIN (C.B.)		
UTILITY POLE W/ OVERHEAD SERVICE (TELEPHONE (O.T.), ELECTRIC (O.E.))		
UNDERGROUND ELECTRIC (U.E.)		
UNDERGROUND TELEPHONE (U.T.)		
UNDERGROUND GAS MAIN (G)		
CONCRETE CURB & GUTTER		
CONCRETE SIDEWALK, SLAB / PAVING		
IMPERVIOUS SURFACED ROAD, DRIVE OR PARKING LOT		
INDIVIDUAL TREE OR BUSH		
WIRE FENCE		
CHAINLINK FENCE		
STOCKADE FENCE		
STRUCTURE (CONCRETE, WOOD, METAL, ETC.)		
DRAINAGE DITCH OR SWALE		
WETLAND BOUNDARY LINE		
CONTOUR		
ELEVATION SPOT SHOT		
BENCH MARK		
PROPERTY OR RIGHT-OF-WAY LINE		
CENTERLINE		
LIGHT POLE		

SHEET INDEX	
C-001	COVER SHEET AND OVERALL SITE PLAN
C-101	EXISTING CONDITIONS AND DEMOLITION PLAN
C-201	SITE, UTILITY & GRADING PLAN

- GENERAL NOTES :**
- BOUNDARY SURVEY DATA SHOWN HEREON WAS TAKEN FROM A PLAT ENTITLED "BOUNDARY SURVEY PLAN - DOVER MOBILITY HUB, DOVER, DE 19904" AS PREPARED BY MOUNTAIN CONSULTING, 103 S. BRADFORD STREET, DOVER, DE., DATED 7-16-2024. TOPOGRAPHIC SURVEY DATA SHOWN HEREON WAS TAKEN FROM A PLAN ENTITLED "DOVER MOBILITY HUB - TOPOGRAPHIC SURVEY" AS PREPARED BY MOUNTAIN CONSULTING, 103 S. BRADFORD STREET, DOVER, DE., DATED 9-23-2024.
 - PROPERTY SHOWN HEREON IS SUBJECT TO ANY RIGHT-OF-WAY, EASEMENTS, RESTRICTIONS, ETC. AS MAY BE SHOWN OR NOTED IN ANY RECORD, PUBLIC OR OTHERWISE, OR ANY REQUIREMENT OR REGULATION OF ANY PUBLIC AGENCY.
 - THE EXISTING UTILITIES SHOWN WERE TAKEN FROM THE BEST AVAILABLE RECORDS. ADDITIONALLY, A UTILITY MARK-OUT WAS PROVIDED BY CENTURY ENGINEERING IN SEPTEMBER 2017. THE CONTRACTOR SHALL CONTACT MISS UTILITY OF DELMARVA (1-800-282-8555) AND ENGAGE A PRIVATE UTILITY LOCATOR TO VERIFY THEIR EXACT LOCATION PRIOR TO THE START OF ANY CONSTRUCTION. ANY DAMAGE INCURRED TO ANY UTILITIES SHALL BE REPAIRED IMMEDIATELY AT THE CONTRACTOR'S EXPENSE. IF THE CONTRACTOR RELIES ON THE UTILITY LOCATIONS SHOWN HEREON, HE DOES SO AT HIS OWN RISK AND WILL NOT BE ENTITLED TO ADDITIONAL COMPENSATION DUE TO TIME DELAYS FROM SAID RELIANCE.
 - FLOODPLAIN: PARCEL IS LOCATED WITHIN ZONE "X", AREA OF MINIMAL FLOODING HAZARD, BASED ON FEMA FIRM MAP 10001C0167H EFFECTIVE MAY 5TH, 2003.
 - ALL ROADS, PARKING AND OTHER PAVED AREAS WILL BE PRIVATELY OWNED AND MAINTAINED AND ARE NOT INTENDED FOR DEDICATION.
 - DELAWARE REGULATIONS PROHIBIT THE BURIAL OF CONSTRUCTION DEMOLITION DEBRIS, INCLUDING TREES AND STUMPS ON CONSTRUCTION SITES. ANY SOLID WASTE FOUND DURING EXCAVATION MUST BE REMOVED AND PROPERLY DISCARDED.
 - ALL HANDICAPPED PARKING DEMARCATION, STALLS, AND BUILDING ACCESSIBLE ROUTES SHALL COMPLY WITH THE "AMERICAN WITH DISABILITIES ACT" AND ANSI ICC A117.1 - 2017 "ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES"
 - THIS DRAWING DOES NOT INCLUDE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY. ALL CONSTRUCTION MUST BE DONE IN COMPLIANCE WITH THE OCCUPATIONAL SAFETY AND HEALTH ACT OF 1970 AND ALL RULES AND REGULATIONS THEREOF APPLICABLE.
 - BEFORE THE CONTRACTOR CAN BEGIN CONSTRUCTION HE MUST OBTAIN THE PROPER PERMITS AND/OR APPROVALS FROM THE CITY OF DOVER (C.O.D.), DEPARTMENT OF NATURAL RESOURCES AND ENVIRONMENTAL CONTROL (DNREC), DELAWARE DEPARTMENT OF TRANSPORTATION (DELDOT), KENT CONSERVATION DISTRICT (KCD) AND ALL APPROPRIATE STATE AND COUNTY AGENCIES.
 - ALL CONSTRUCTION METHODS AND MATERIALS SHALL BE ACCORDING TO THE CITY OF DOVER WATER & WASTEWATER DEPARTMENT AND THE STATE OF DELAWARE (DELDOT) STANDARDS AND CONSTRUCTION SPECIFICATIONS.
 - ALL FIRE LANE DEMARCATION AND FIRE LANE SIGNS SHALL BE IN ACCORDANCE WITH ALL STATE FIRE PREVENTION REGULATIONS.
 - ALL WORK WITHIN CITY/DELDOT MAINTAINED ROAD RIGHT-OF-WAYS SHALL MEET THE REQUIREMENTS AS SET FORTH IN THE CURRENT REVISION OF THE STANDARD SPECIFICATION FOR ROAD AND BRIDGE CONSTRUCTION, BY THE DELAWARE DEPARTMENT OF TRANSPORTATION AND ALL CITY OF DOVER REQUIREMENTS.
 - TRAFFIC AND SAFETY CONTROL SHALL BE MAINTAINED DURING CONSTRUCTION IN CONFORMANCE WITH THE CURRENT VERSION OF THE DELAWARE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.
 - STORMWATER MANAGEMENT AND SEDIMENT / EROSION CONTROL SHALL BE IN ACCORDANCE WITH THE CURRENT VERSION DELAWARE SEDIMENT AND STORMWATER REGULATIONS BY THE DELAWARE DEPARTMENT OF NATURAL RESOURCES AND ENVIRONMENTAL CONTROL.
 - CONTRACTOR SHALL REFER TO ARCHITECTURAL/STRUCTURAL DRAWINGS OF PROPOSED STRUCTURES FOR ALL DIMENSIONS OF BUILDINGS AND FOUNDATIONS. PROPOSED BUILDING FOOTPRINTS, AS SHOWN ON SITE PLAN, SHOULD ONLY BE USED AS A REFERENCE TO THE ABOVE MENTIONED PLANS.
 - HYDRANT CONNECTIONS BY THE CONTRACTOR ARE PROHIBITED. THIS METHOD MAY NOT BE UTILIZED DURING ANY PHASE OF THE PROJECT.
 - ALL EXISTING SANITARY SEWER LINES, STORM DRAINS, AND WATER LINES NOT USED FOR THE PROPOSED FACILITY MUST BE PROPERLY ABANDONED AT THE MAINS IN ACCORDANCE WITH THE CITY OF DOVER WATER & WASTEWATER DEPARTMENT REQUIREMENTS PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY.

- PART II, CHAPTER 180, ARTICLE III, SECTION 180-10 OF THE CODE OF KENT COUNTY REQUIRES THAT "NO PERSON SHALL DISCHARGE OR CAUSE TO BE DISCHARGED ANY STORMWATER, SURFACE WATER, UNCONTAMINATED GROUNDWATER, ROOF RUNOFF, SUBSURFACE DRAINAGE, UNCONTAMINATED NONCONTACT COOLING WATER, CONDENSATE, OR UNPOLLUTED INDUSTRIAL PROCESS WATERS TO ANY SANITARY SEWER. THE CONTRACTOR/DEVELOPER SHALL ENSURE DURING CONSTRUCTION THAT NO ILLEGAL DISCHARGES TO THE SANITARY SEWER SYSTEM ARE CREATED WITH THE SITE IMPROVEMENTS.
- THE SITE CONTRACTOR SHALL NOTIFY THE CITY OF DOVER DEPARTMENT OF WATER AND WASTEWATER CONSTRUCTION MANAGER AT 302-736-7025 PRIOR TO THE START OF CONSTRUCTION, A REPRESENTATIVE FROM THE CITY OF DOVER DEPARTMENT OF WATER AND WASTEWATER MUST OBSERVE ALL CITY OWNED WATER AND SANITARY SEWER INTERCONNECTIONS AND TESTING. ALL WATER TAPS MUST BE PERFORMED BY A CITY OF DOVER APPROVED CONTRACTOR. THE PROPOSED LOCATION FOR THE WATER TAP MAY NEED TO BE ADJUSTED IN THE FIELD DUE TO CONDITIONS OF THE EXISTING MAIN. POSSIBLE CONDITIONS THAT WOULD REQUIRE TAPPING RELOCATION INCLUDE PROXIMITY TO PIPE JOINTS, OTHER TAPS, CONCRETE ENCASEMENTS, CONFLICT WITH OTHER UTILITIES, AND THE LIKE. TEST HOLES MUST BE PERFORMED BY THE CONTRACTOR TO DETERMINE THE BEST TAPPING LOCATION. THE CITY OF DOVER WILL NOT BE HELD RESPONSIBLE FOR FIELD CONDITIONS REQUIRING ADJUSTMENT OF THE TAPPING LOCATION OR FOR ANY WORK REQUIRED BY THE CONTRACTOR TO MAKE AN APPROPRIATE AND LAWFUL CONNECTION.
- IF THE APPROVED PLAN NEEDS TO MODIFIED DUE TO ERRORS OR OMISSIONS OR FIELD CONDITIONS, ADDITIONAL SEDIMENT AND STORM WATER CONTROL MEASURES MAY BE REQUIRED AS DEEMED NECESSARY BY THE KENT CONSERVATION DISTRICT (KCD).
- THE KENT CONSERVATION DISTRICT (KCD) RESERVES THE RIGHT TO ENTER PRIVATE PROPERTY FOR PURPOSES OF PERIODIC SITE INSPECTION.
- ALL WATER AND WASTEWATER UTILITY COMPONENTS MUST MEET THE REQUIREMENTS OF THE CITY OF DOVER WATER & WASTEWATER DEPARTMENT SPECIFICATIONS.
- ALL EXISTING UTILITIES SHALL BE ADJUSTED TO FINAL GRADE IN ACCORDANCE WITH CURRENT CITY OF DOVER REQUIREMENTS AND PRACTICES.
- PRIOR TO THE START OF CONSTRUCTION OR ORDERING OF MATERIALS, THE CONTRACTOR SHALL ENGAGE A PRIVATE UTILITY LOCATOR TO VERIFY LOCATIONS OF ALL EXISTING UTILITIES WITHIN THE PROJECT EXTENTS AS WELL AS VERIFYING ELEVATIONS OF ALL UTILITIES TO BE CROSSED WITH NEW IMPROVEMENTS. CONTRACTOR SHALL REPORT CONFLICTS/ISSUES TO THE ENGINEER.
- ALL SUBSURFACE UTILITIES SHOWN HEREON ARE BASED ON BASED ON SURFACE EVIDENCE COLLECTED FROM THE FIELD TOPOGRAPHIC SURVEY AND THE BEST AVAILABLE RECORDS.
- AT IT'S MEETING ON JANUARY 21, 2025, THE CITY OF DOVER PLANNING COMMISSION GRANTED CONDITIONAL APPROVAL OF SITE DEVELOPMENT PLAN APPLICATION #S-25-01.

TREE PRESERVATION & DENSITY REQUIREMENTS	
1. EXISTING WOODLAND AREA :	0 S.F.
2. WOODLANDS TO BE CLEARED :	0 S.F.
3. TOTAL WOODLANDS REMAINING :	0 S.F.
4. TOTAL NON-WOODLAND AREA :	37,353 S.F.
5. DENSITY : 1 TREE PER 3,000 S.F. OF LOT AREA	13 TREES REQUIRED
37,353 S.F. / 3,000 S.F. / TREE = 12.45	
6. TOTAL PROPOSED TREES : (TREES ARE PROPOSED TO BE PLANTED OFFSITE PER MITIGATION REQUEST SUBMITTED WITH SITE PLAN APPLICATION)	13



SITE DATA	
1. OWNER OF RECORD:	DOWNTOWN DOVER PARTNERSHIP 101 W LOCKERMAN ST., SUITE 2B DOVER, DE, 19904 (302) 678-2940 - EMAIL: diane@downtowndoverpartnership.com
2. ENGINEER / SURVEYOR:	BECKER MORGAN GROUP INC. 309 SOUTH GOVERNORS AVE. DOVER, DE, 19904 (302) 734-7950 - EMAIL: mhenry@beckermorgan.com
3. PROPERTY MAP NUMBERS:	2-05-07709-02-0800-00001 2-05-07709-02-0900-00001 2-05-07709-02-1000-00001 2-05-07709-02-2400-00001 2-05-07709-02-2500-00001 2-05-07709-02-2700-00001 2-05-07709-02-2300-00001
4. PROPERTY ADDRESS:	PARCEL 08.00 145 S. GOVERNORS AVE, DOVER, DE 19903 PARCEL 09.00 139 S. GOVERNORS AVE, DOVER, DE 19904 PARCEL 10.00 133 S. GOVERNORS AVE, DOVER, DE 19904 PARCEL 24.00 138 S. BRADFORD ST, DOVER, DE 19903 PARCEL 25.00 148 S. BRADFORD ST, DOVER, DE 19904 PARCEL 27.00 150 S. BRADFORD ST, DOVER, DE 19904 PARCEL 23.00 132 S. BRADFORD ST, DOVER, DE 19903
5. PROPERTY LOCATION:	LATITUDE N 39° 09' 30.54" GRS80 - NAD83 (2011) LONGITUDE W 075° 31' 35.84" GRS80 - NAD83 (2011)
6. ZONING CLASSIFICATION:	EXISTING: C-2 - CENTRAL COMMERCIAL, HISTORIC DISTRICT PROPOSED: C-2 - CENTRAL COMMERCIAL, HISTORIC DISTRICT
7. DEED REFERENCE :	DEED BOOK: Y 30518 (PARCEL 08.00) DEED BOOK: D 3181289 (PARCEL 09.00) DEED BOOK: D 3322148 (PARCEL 10.00) DEED BOOK: O 36314 (PARCEL 24.00) DEED BOOK: D13180245 (PARCEL 25.00) DEED BOOK: D 332196 (PARCEL 27.00) DEED BOOK: O 36314 (PARCEL 23.00)
8. PLAT REFERENCE :	PLAT BOOK: 001 00001 (PARCEL 08.00) PLAT BOOK: 001 00001 (PARCEL 09.00) PLAT BOOK: 001 00001 (PARCEL 24.00) PLAT BOOK: 001 00001 (2-05-07709-02-2300-00001)
9. PRESENT USE:	PARKING LOT
10. PROPOSED USE:	PARKING GARAGE, RETAIL, STORAGE, OFFICE
11. PROJECT AREA:	PARCEL 08.00 3,413 S.F. (0.0784 ACRES) PARCEL 09.00 8,131 S.F. (0.1867 ACRES) PARCEL 10.00 7,465 S.F. (0.1714 ACRES) PARCEL 24.00 7,161 S.F. (0.1644 ACRES) PARCEL 25.00 5,539 S.F. (0.1272 ACRES) PARCEL 27.00 6,458 S.F. (0.1483 ACRES) ALLEY REMAINDER 739 S.F. (0.0170 ACRES) CONSOLIDATED TOTAL: 38,906 S.F. (0.8932 ACRES) CONSOLIDATED AREA: 38,906 S.F. (0.8932 ACRES) 2-05-07709-02-2300-00001 7,215 S.F. (0.1673 ACRES) PROJECT AREA TOTAL: 46,221 S.F. (1.0611 ACRES)
12. IMPERVIOUS (LOT) COVERAGE:	100% EXISTING: 31,539 S.F. PROPOSED: 37,981 S.F. - 97.4% REQUIRED: 37,981 S.F. - 97.4% PROVIDED: 37,981 S.F. - 97.4% LOT AREA (MIN.): N/A LOT WIDTH (MIN.): N/A LOT DEPTH (MIN.): 70 FT. FRONT SETBACK: 0 FT. SIDE SETBACK: 0 FT. REAR SETBACK: 5 FT. SIDE/REAR ADJ. RESIDENTIAL: 15 FT. EXISTING: 0 S.F. PROPOSED: 33,509 S.F. (1ST FLOOR) 32,756 S.F. (2ND FLOOR) 32,756 S.F. (3RD FLOOR) 32,756 S.F. (4TH FLOOR) 13,161 S.F. (ROOF LEVEL) 14,938 S.F.
13. BULK STANDARDS:	MAXIMUM ALLOWED: 18,026 S.F. (INCLUDED WITHIN TOTAL ABOVE) ENCLOSED INTERNAL SPACES: 125 FT. (MAX.) HEIGHT: 53.32' (SOUTH GOVERNORS AVE.) 57.40' (SOUTH BRADFORD ST.)
14. BUILDINGS:	STORIES: 10 (MAX.) FLOOR AREA RATIO: 5.0 (MAX.) NFFA CONSTRUCTION TYPE: TYPE IIA WATER: CITY OF DOVER SEWER: CITY OF DOVER GAS: CHESAPEAKE UTILITIES ELECTRIC: CITY OF DOVER
15. UTILITIES:	C-2 ZONING (NO REQUIREMENT) REQUIRED: 0 PROVIDED: 329 HANDICAPPED PARKING REQUIRED: 8 BICYCLE PARKING PROVIDED: 16 BICYCLE PARKING PROVIDED: 36 (INTERNAL TO STRUCTURE)
16. PARKING CALCULATIONS :	LOADING BERTHS REQUIRED: 0 LOADING BERTHS PROVIDED: 0 DUMPSTERS REQUIRED: 2 DUMPSTERS PROVIDED: 2
17. LOADING CALCULATIONS :	
18. DUMPSTER CALCULATIONS :	
19. SIGNAGE :	FUTURE PERMIT SUBMISSION
20. OUTDOOR LIGHTING :	LIGHTING SHALL BE 1.5 FOOT CANDLES (MINIMUM) AT GRADE
21. SURVEY DATUM:	NGS MONUMENT: VERTICAL: HORIZONTAL: NAD83 (2011 DSP) -
22. MONUMENTATION:	8 FOUND / 0 SET
23. SOILS ON SITE:	H1B - HAMBROOK-URBAN LAND COMPLEX, 0 TO 5 PERCENT SLOPES (ENTIRE SITE)
24. WETLAND AREA:	0.00 ACRES

OWNERS CERTIFICATION	
WE, DOWNTOWN DOVER PARTNERSHIP, HEREBY CERTIFY THAT WE ARE THE OWNER OF THE PROPERTY DESCRIBED AND SHOWN ON THIS PLAN, THAT THE PLAN WAS MADE AT OUR DIRECTION, AND THAT WE ACKNOWLEDGE THE SAME TO BE OUR ACT AND DESIRE THE PLAN TO BE DEVELOPED AS SHOWN IN ACCORDANCE WITH ALL APPLICABLE LAWS AND REGULATIONS.	
DOWNTOWN DOVER PARTNERSHIP	DATE
ENGINEERS CERTIFICATION	
I, J. MICHAEL RIEMANN, P.E., HEREBY CERTIFY THAT I AM A REGISTERED ENGINEER IN THE STATE OF DELAWARE, THAT THE INFORMATION SHOWN HEREON HAS BEEN PREPARED UNDER MY SUPERVISION AND TO MY BEST OF MY KNOWLEDGE AND BELIEF REPRESENTS GOOD ENGINEERING PRACTICES AS REQUIRED BY THE APPLICABLE LAWS OF THE STATE OF DELAWARE.	
J. MICHAEL RIEMANN, P.E.	DATE

BECKER MORGAN GROUP

ARCHITECTURE
ENGINEERING

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Dover, DE 19904
302.734.7950
The Tower at STAR Campus
100 Discovery Boulevard, Suite 102
Newark, DE 19713
302.369.3700

Maryland
312 West Main Street, Suite 300
Salisbury, MD 21801
410.546.9100

North Carolina
3333 Jaeckle Drive, Suite 120
Wilmington, NC 28403
910.341.7600

www.beckermorgan.com

DSP

PROJECT TITLE

DOWNTOWN DOVER PARTNERSHIP DOVER MOBILITY CENTER HUB

S. GOVERNORS AVE.
CITY OF DOVER
KENT COUNTY, DE

SHEET TITLE

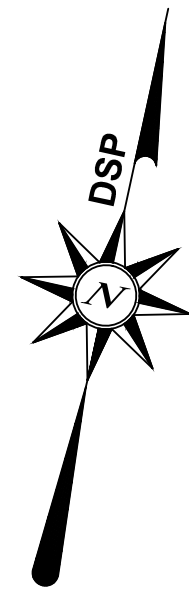
COVER SHEET AND OVERALL SITE PLAN

0 10 20 40
SCALE: 1" = 20'

1	8-1-25	CITY OF DOVER PLANNING COMMISSION UPDATE
MARK	DATE	DESCRIPTION
LAYER	STATE	CORR
1	8-1-25	CITY OF DOVER PLANNING COMMISSION UPDATE

PROJECT NO.: 2023314.00
DATE: 12-05-24
SCALE: 1" = 20'
DRAWN BY: A.J.S. / PROJ. MGR.: M.J.H.
SHEET

C-001
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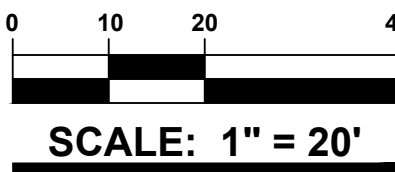
PROJECT TITLE

**DOWNTOWN DOVER
PARTNERSHIP
DOVER
MOBILITY
CENTER
HUB**

S. GOVERNORS AVE.
CITY OF DOVER
KENT COUNTY, DE

SHEET TITLE

**EXISTING
CONDITIONS AND
DEMOLITION PLAN**

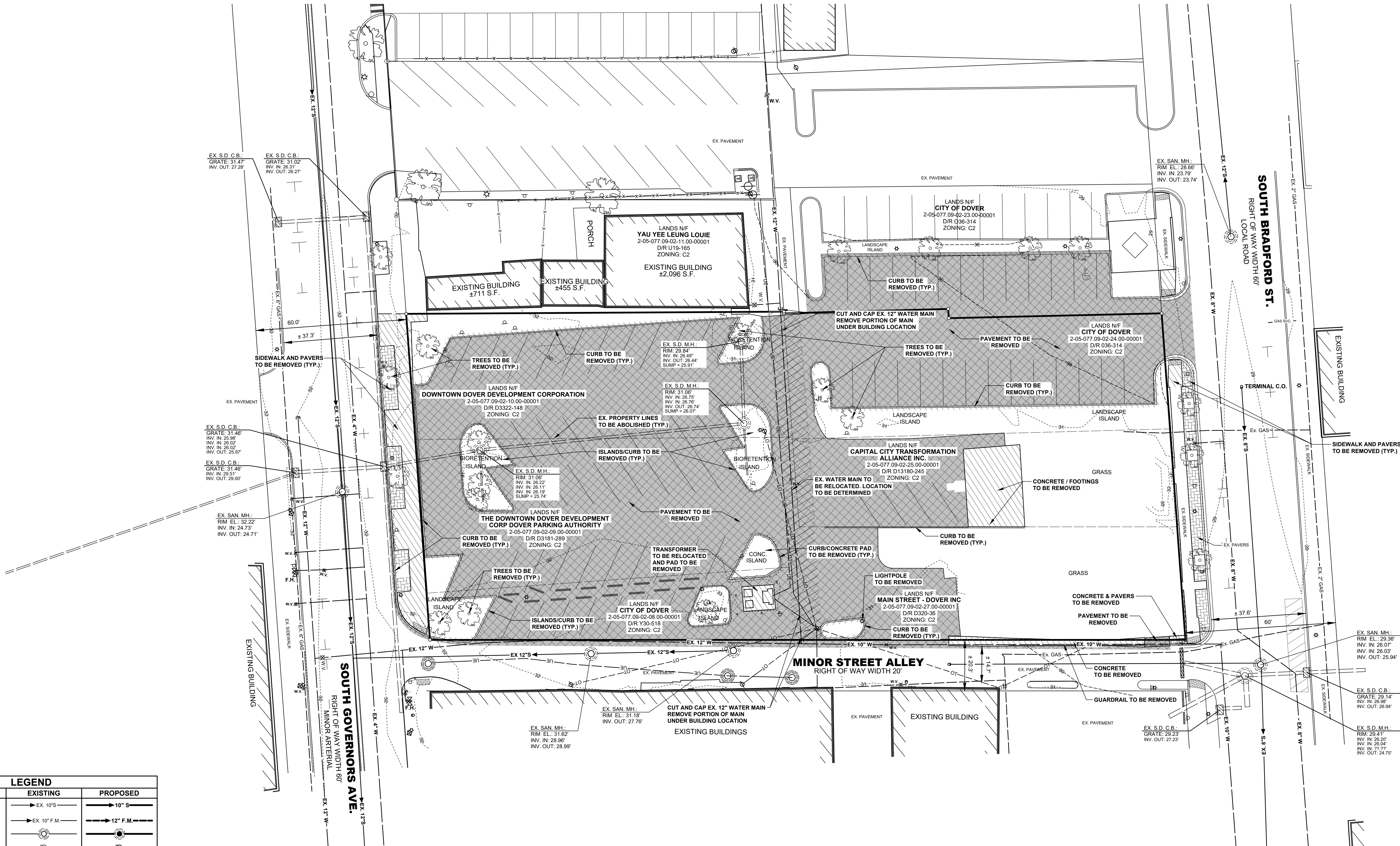


ISSUE BLOCK

1	8-1-25	CITY OF DOVER PLANNING COMMISSION UPDATE
MARK	DATE	DESCRIPTION
PROJECT NO.: 2024314.00		
DATE: 12-05-24		
SCALE: 1" = 20'		
DRAWN BY: A.J.S. / PROJ. MGR.: M.J.H.		
SHEET		
C-101		
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ITEM	EXISTING	PROPOSED
SANITARY GRAVITY SEWER LINE (S) SIZE & FLOW DIRECTION	→ EX. 10" S	→ 10" S
SANITARY SEWER FORCE MAIN (F.M.) SIZE & FLOW DIRECTION	→ EX. 10" F.M.	→ 12" F.M.
SANITARY SEWER MANHOLE (S.S.M.H.) SIZE & FLOW DIRECTION	→ EX. 10" S	→ 12" S
SANITARY SEWER CLEANOUT (C.O.)	→ EX. 10" W	→ 12" W
WATER MAIN & SIZE	→ EX. 10" W	→ 12" W
FIRE HYDRANT (F.H.)	→ EX. F.H.	→ F.H.
WATER VALVE (W.V.) OR METER (W.M.)	→ EX. W.M. / W.V.	→ W.M. / W.V.
STORM DRAIN MANHOLE (S.D.M.H.)	→ EX. S.D.M.H.	→ S.D.M.H.
STORM DRAIN LINE (CMP, RCP, HDPE)	→ EX. S.D.M.H.	→ S.D.M.H.
CATCH BASIN (C.B.)	→ EX. C.B.	→ C.B.
UTILITY POLE W/ OVERHEAD SERVICE (TELEPHONE (O.T.), ELECTRIC (O.E.))	→ EX. U.E.	→ U.E.
UNDERGROUND ELECTRIC (U.E.)	→ EX. U.T.	→ U.T.
UNDERGROUND TELEPHONE (U.T.)	→ EX. 2" G	→ 2" G
UNDERGROUND GAS MAIN (G)	→ EX. 2" G	→ 2" G
CONCRETE CURB & GUTTER	→ EX. 2" G	→ 2" G
CONCRETE SIDEWALK, SLAB / PAVING OR PARKING LOT	→ EX. 2" G	→ 2" G
IMPERVIOUS SURFACED ROAD, DRIVE OR PARKING LOT	→ EX. 2" G	→ 2" G
INDIVIDUAL TREE OR BUSH	→ EX. EVERGREEN / DECIDUOUS	→ N/A
WIRE FENCE	→ EX. CHAINLINK / STOCKADE	→ N/A
CHARLINK FENCE	→ EX. CHAINLINK / STOCKADE	→ N/A
STOCKADE FENCE	→ EX. CHAINLINK / STOCKADE	→ N/A
STRUCTURE (CONCRETE, WOOD, METAL, ETC.)	→ EX. 2" G	→ 2" G
DRAINAGE DITCH OR SWALE	→ EX. 2" G	→ 2" G
WETLAND BOUNDARY LINE	→ EX. 2" G	→ 2" G
CONTOUR	→ EX. 2" G	→ 2" G
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PROPERTY OR RIGHT-OF-WAY LINE	→ EX. 2" G	→ 2" G
CENTERLINE	→ EX. 2" G	→ 2" G
LIGHT POLE	→ EX. 2" G	→ 2" G

DEMO LEGEND	
	BUILDING DEMO
	SIDEWALK DEMO
	PAVEMENT DEMO



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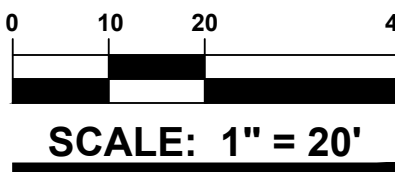
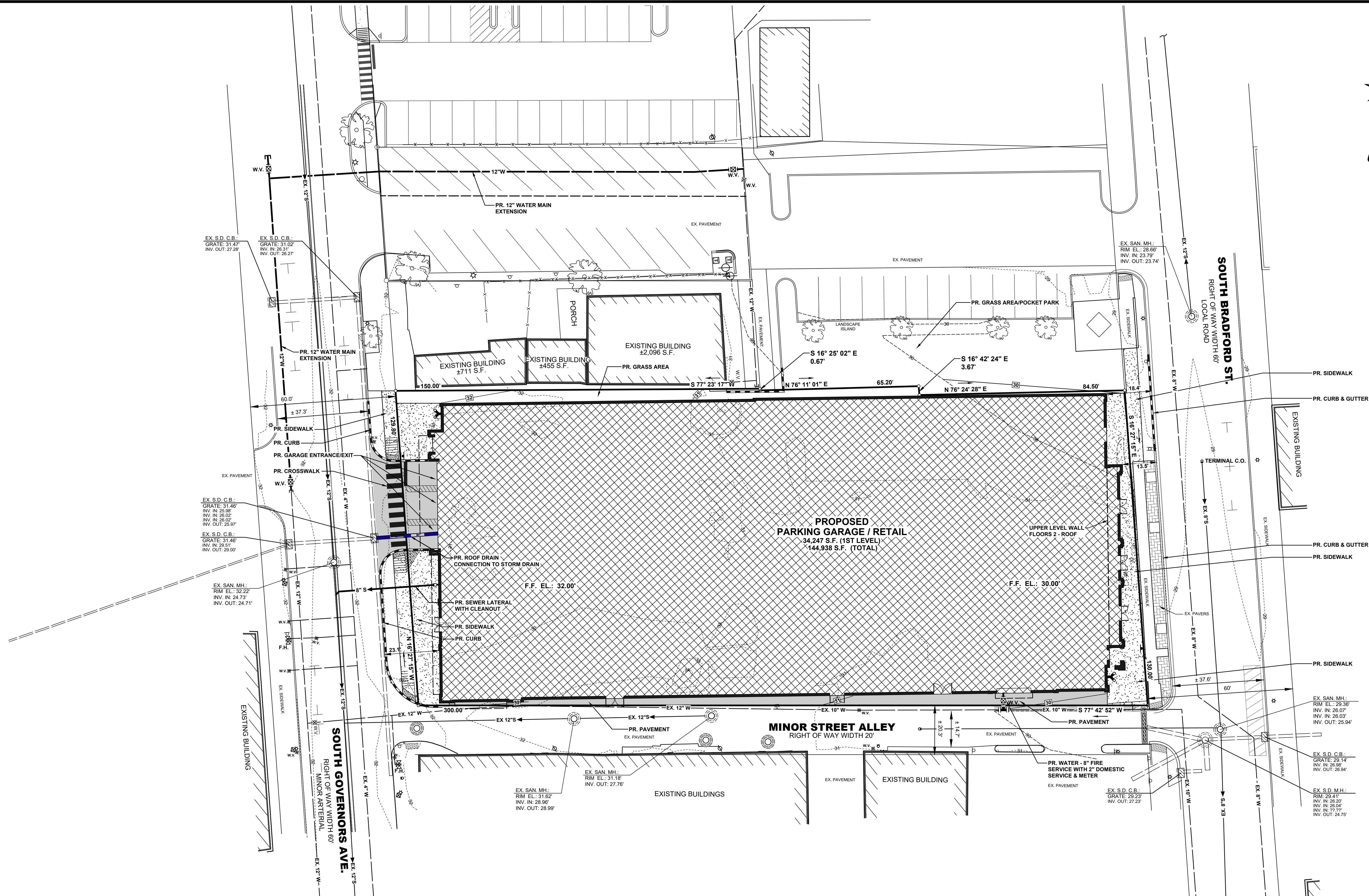
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ISSUE BLOCK		
1	8-1-25	CITY OF DOVER PLANNING COMMISSION UPDATE
MARK	DATE	DESCRIPTION
(LAYER STATE: C-201)		
PROJECT NO.:		2024314.00
DATE:		12-05-24
SCALE:		1" = 20'
DRAWN BY: A.J.S.		PROJ. MGR.: M.J.H.