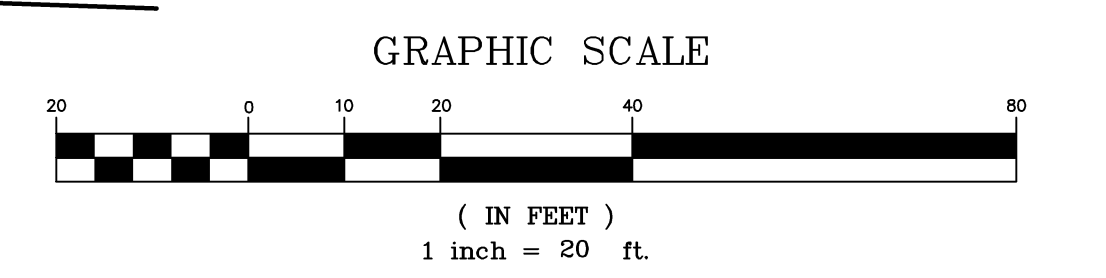
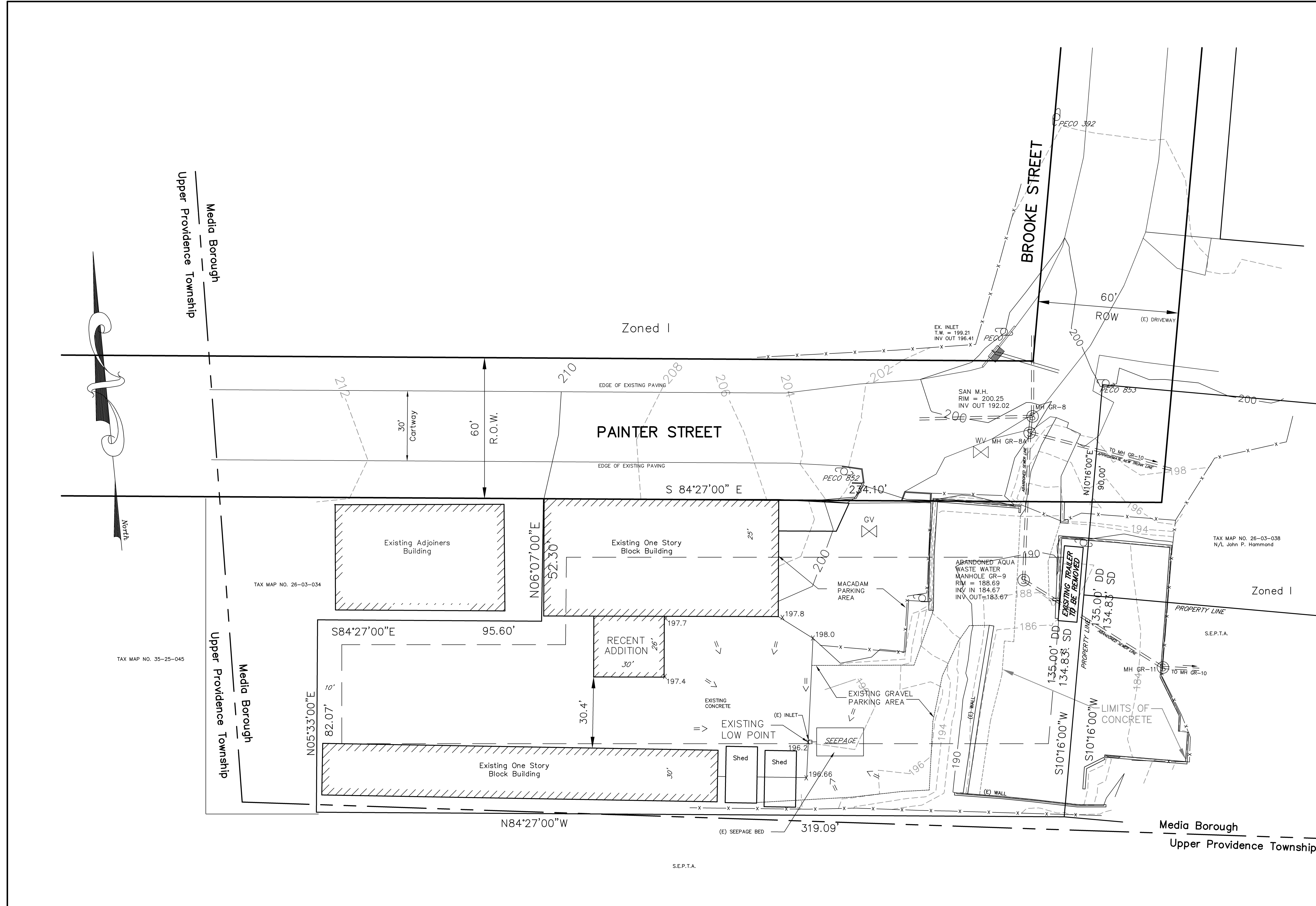


- GENERAL NOTES**
- Purpose: Applicant is proposing the installation of an E-Z Block modular retaining wall along the southern and eastern property lines of the parcel. Constructed fill and a gravel parking area are to be constructed above the installed wall.
- Total Site Area = 38,668 sf
  - Tax Map Number 26-03-035 Tax Folio Number 26-00-01203-00 Deed DB 3195 Page 0038
  - Site address: 610 Painter Street
  - Zoned: Site is Zoned I - Industrial  
Minimum Lot Area 5,600 s.f. per building  
Minimum Lot Width 40 ft.  
Street Line 40 ft.  
Setbacks  
Front Yard 25 ft. Min.  
Side Yard 10 ft. Min.  
Rear Yard 30 ft.  
Building Coverage 50% Max. 25.4% Actual
  - Applicant/Owner: Concord Auto Body  
610 Painters Street  
Media, Pa 19063
  - Soils per the soil Survey Prepared for Chester and Delaware Counties, Pennsylvania, Series 1959, No. 19, Issued May 1963, Prepared by the United States Department of Agriculture, Panel 58. The entire site is Me Me - Made Land, Schist and gneiss materials
  - DD = Deed Distance  
SD = Survey Distance
  - Existing Building coverage = 9,780 SF - 25.3%
  - Boundary, Topography & locations by G. D. Houtman & Son, Inc. Contour elevations based on U.S.G.S. Datum.
  - For existing soil remediation work required for wall construction see Geotechnical report entitled "Bearing Capacity Evaluation Proposed Retaining Wall Concord Auto Body Property Media PA" by Advanced Geoservices, dated December 8, 2011.



**#610 PAINTER STREET**  
EXISTING CONDITIONS PLAN  
OF PROPERTY OF  
**CONCORD AUTO BODY**  
MEDIA BOROUGH  
DELAWARE COUNTY, PA

**G.D. HOUTMAN & SON, INC.**  
CIVIL ENGINEERS-LAND SURVEYORS  
LAND PLANNERS  
139 EAST BALTIMORE PIKE MEDIA, PA 19063  
(610)955-6363

Sheet 1 of 1  
PROJECT  
Concord Autobody  
WORK SHEET  
36481  
FILE  
113

DATE	REVISION	SCALE
		1"=20'
		DATE
		August 24, 2011

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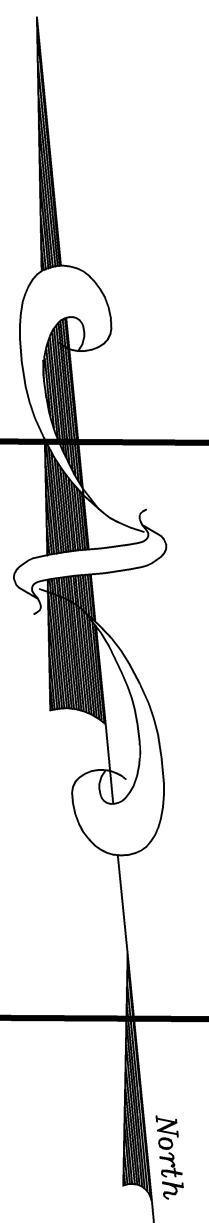
Note: All locations of existing utilities shown on the plan have been developed from existing utility records and / or above ground examination of the site. Completeness or accuracy of locations and depth of underground utilities or structures cannot be guaranteed. Contractor must verify location and depth of all underground utilities and facilities before start of work, as per PA Act 181 as per the latest amendment of PA Act 287 of 1974, Effective Mar. 28, 2007.

These plans were prepared to obtain Subdivision/Land Development approval from the governing Municipality and to obtain certain permits from state and federal agencies. If a surveyor or engineer other than G. D. Houtman & Son, Inc. is contacted to perform construction stake-out services, said surveyor or engineer shall assume the responsibility for verifying dimensions, elevations, presence of underground utilities, utility interference, building size, etc. for coordinating information shown on lay-out plans, grading plans, utility plans, profiles, and details and for coordinating these plans with plans prepared by others such as utility companies, architectural building plans, landscape plans, lighting plans and etc.

Upper Providence Township  
Media Borough

Upper Providence Township  
Media Borough

Media Borough  
Upper Providence Township



TAX MAP NO. 35-25-045

TAX MAP NO. 26-03-034

TAX MAP NO. 26-03-038  
N/L John P. Hammond