

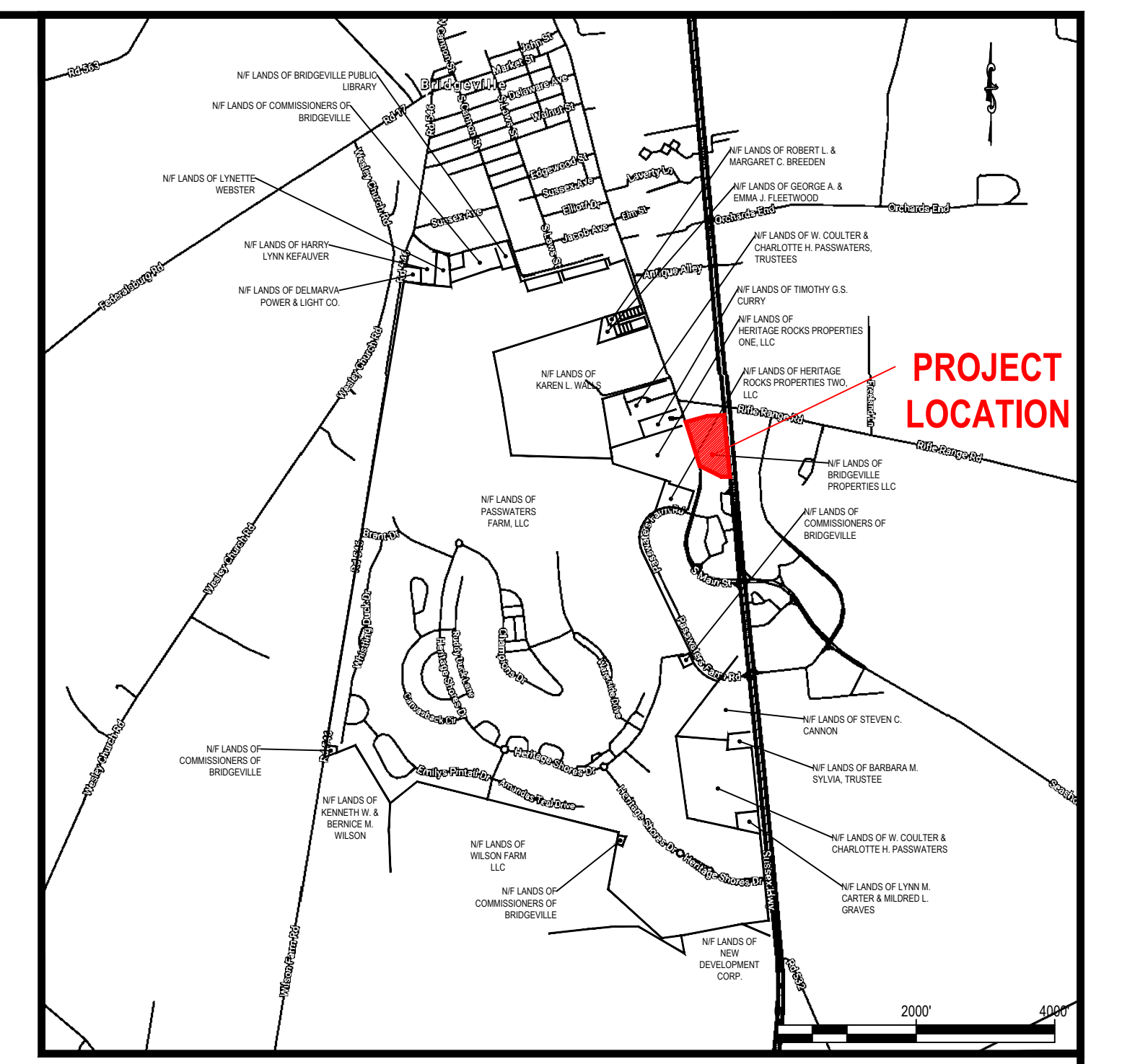
Commercial Concept Plan Jimmy's Grille Redevelopment

PHASE 1
SITE DEVELOPMENT

STORMWATER
MANAGEMENT
EXPANSION AREA

STORMWATER
MANAGEMENT

Lot #1
TAX ID No. 131-15.00-7.00
LOT SIZE: 4.49 ACRES±



VICINITY MAP

SOUTH MAIN STREET

US RTE. 13

CLIMATE CONTROL BLDG
88' x 300'
187 UNITS

STANDARD BLDG
30' x 300'
63 UNITS

STACKED BLDG
22' x 300'
61 UNITS

CLIMATE CONTROL BLDG
107' x 300'
107 UNITS
WITH OFFICE &
547 ROOM

PERPETUAL 50' WIDE CROSS-ACCESS EASEMENT

NO. 10 CULVERT

NO. 10 CULVERT

NO. 10 CULVERT

NO. 10 CULVERT

NO. 10 CULVERT

NO. 10 CULVERT

6X4' PCC BOX
CULVERT

Section 404 Wetlands
per plat 119-239

3,500 SF
ADJOINING
RESTAURANT

1,500 SF
ADJOINING
RESTAURANT

PERPETUAL 50' WIDE CROSS-ACCESS EASEMENT

STORM
WATER
MANAGEMENT

PHASE 2
SITE DEVELOPMENT

Lot #2
TAX ID No. 131-15.00-7.01
LOT SIZE: 1.80 ACRES±

RAUCH
engineering design &
development services
106 N. Harrison St. Phone: (410) 770-9881
Easton, MD 21601 Fax: (410) 770-9887

Revisions

Jimmy's Grille Redevelopment

Bridgeville, Delaware
First Election District - Sussex County
C1 - Concept Plan

03/29/22
Scale: 1"=20'
1 OF 1