



Property Information		Request Information		Update Information
File#:	BS-92bea27a97d93c5a13722202	Requested Date:	08/29/2023	Update Requested:
Owner:	Dominic Torreto	Branch:		Requested By:
Address 1:	34026 Torrent Ln	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Wesley Chapel, FL	# of Parcel(s):	1	

Notes

CODE VIOLATIONS	Per Philadelphia City Licenses and Inspections Department of Zoning there are no Code Violation case on this property. Collector: Philadelphia City Licenses and Inspections Department Payable Address: 1401 John F. Kennedy Blvd, 11th Floor, Philadelphia, PA 19102 Business# (215) 686-1441 / (215) 686-8686
PERMITS	Per Philadelphia City Licenses and Inspections Department of Building there are no Open/Expired/Pending Permits on this property. Collector: Philadelphia City Licenses and Inspections Department Payable Address: 1401 John F. Kennedy Blvd, 11th Floor, Philadelphia, PA 19102 Business# (215) 686-1441 / (215) 686-8686
SPECIAL ASSESSMENTS	Per Philadelphia City Department of Revenue there are no Special Assessments/liens on the property. Collector: Philadelphia City Department of Revenue Payable Address: 1401 John F. Kennedy Blvd, Philadelphia, PA 19102 Business# (215) 686-6600
DEMOLITION	NO
UTILITIES	Water & Sewer: The house is on a community water & sewer. All houses go to a shared Well & septic system. Trash: GARBAGE PRIVATE HAULER WITH LIEN STATUS AND BALANCE UNKNOWN



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New Castle County, DE - Parcel # 0703120006



Parcel # 0703120006

Property Address: 4927 LANCASTER PIKE
WILMINGTON, DE 19807-
Subdivision: SEDGLEY FARMS
Owner: CELANO ROBERT M TR OF LIV TR
23 SOMERSET LANE
Owner Address:
NEWARK, DE 19711
Municipal Info: Unincorporated

Lot #: 26
Location:
Map Grid: 09203620
Block:
Census Tract: 119.00
Street Type: HIGHWAY
Water: PUBLIC
Microfilm #: 000000

Property Class: RESIDENTIAL
Lot Size: 2.80
Lot Depth: 738.60
Lot Frontage: 169.60
Street Finish:

Related Project Plans

	A/P No.	Project Name	Work Type	Status
Details	20041485	SEDGLEY FARMS PROACTIVE REZONE		COMPLETE
Details	20220504	CELANO PROPERTY	MINOR LAND DEVELOPMENT	Active

District & Zoning Info

Districts

- **FIRE/RESCUE - CRANSTON HEIGHTS**
- **RED CLAY SCHOOL DIST-TRES**
- **SEDGELY FARMS - Civic Organization**
- NORTH OF C&D CANAL
- ADD REQ PER SEC 10.3.4.4 DSSR
- DE REP 12-KRISTA GRIFFITH
- TRAFFIC ZONE T227 (YR2022)
- SEWER DISTRICT NORTHERN-ASMT
- RED CLAY VALLEY SCENIC
- COUNCIL 2 - DEE DURHAM
- PLANNING 6 - PIEDMONT
- DE SEN 04-LAURA STURGEON

Zoning

- NC15 - UDC - SINGLE FAMILY - 15000 SF

Deed History

Grantee(s)	Deed	Multi?	Sale Date	Sale Amount
CELANO FIORE M SR & ANGELINE A	R57 354	N	5/16/1956	\$5,500.00
CELANO FIORE M SR & ANGELINE A	2229 42	N	1/31/1997	\$10.00
CELANO ANGELINE A	WR149757	N	11/22/2010	\$0.00
CELANO ANGELINE A LIVING TRUST	WR179956	N	12/28/2021	\$0.00
CELANO ROBERT M TR OF LIV TR	20230414 0023887	N	4/12/2023	\$10.00

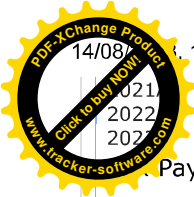
Tax/Assessment Info

Assessment

Land: 43000
Structure: 102500
Homesite: 0
Total: 145500
County Taxable: 145500
School Taxable: 145500

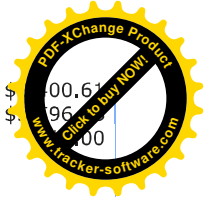
Tax Bills as of 8/14/2023 3:01:19 AM

Tax Year	County			School		
	Principal Due	Penalty Due	Amt Paid	Principal Due	Penalty Due	Amt Paid
2010A	\$0.00	\$0.00	\$686.81	\$0.00	\$0.00	\$1,570.25
2011A	\$0.00	\$0.00	\$691.50	\$0.00	\$0.00	\$1,546.41
2012A	\$0.00	\$0.00	\$692.42	\$0.00	\$0.00	\$1,522.57
2013A	\$0.00	\$0.00	\$690.54	\$0.00	\$0.00	\$1,646.29
2014A	\$0.00	\$0.00	\$691.78	\$0.00	\$0.00	\$1,684.09
2015A	\$0.00	\$0.00	\$690.61	\$0.00	\$0.00	\$1,927.77
2016A	\$0.00	\$0.00	\$689.81	\$0.00	\$0.00	\$2,147.16
2017A	\$0.00	\$0.00	\$691.51	\$0.00	\$0.00	\$2,408.33
2018A	\$0.00	\$0.00	\$742.01	\$0.00	\$0.00	\$2,393.24
2019A	\$0.00	\$0.00	\$787.61	\$0.00	\$0.00	\$2,413.67
2020A	\$0.00	\$0.00	\$792.42	\$0.00	\$0.00	\$2,413.67



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New Castle County, DE - Parcel # 0703120006



2021	\$0.00	\$0.00	\$793.14	\$0.00	\$0.00
2022	\$0.00	\$0.00	\$1,202.29	\$0.00	\$0.00
2023	\$1,145.89	\$0.00	\$0.00	\$3,596.76	\$0.00

Payments as of 8/14/2023 3:01:19 AM

Date Paid	Amt Paid
9/23/2010	\$2,257.06
9/26/2011	\$2,237.91
9/20/2012	\$2,214.99
9/19/2013	\$2,336.83
9/18/2014	\$2,375.87
9/17/2015	\$2,618.38
9/22/2016	\$2,836.97
9/22/2017	\$3,099.84
9/13/2018	\$3,135.25
9/19/2019	\$3,201.28
9/25/2020	\$3,206.09
9/21/2021	\$3,193.75
9/22/2022	\$4,799.05

County Balance Due: \$1,145.89

School Balance Due: \$3,596.76

These amounts are valid through the last day of the month. For accounts with delinquent balances, statutory penalty will accrue on the first day of next month.

Sewer History as of 8/14/2023 3:01:40 AM

Tax Year	Principal Due	Penalty Due	Date Paid	Amount Paid
2007S1	\$0.00	\$0.00	2/12/2007	\$36.00
2008S1	\$0.00	\$0.00	2/6/2008	\$36.00
2009S1	\$0.00	\$0.00	2/18/2009	\$36.00
2010S1	\$0.00	\$0.00	2/9/2010	\$36.00
2011S1	\$0.00	\$0.00	2/1/2011	\$36.00
2012S1	\$0.00	\$0.00	2/8/2012	\$36.00
2013S1	\$0.00	\$0.00	2/6/2013	\$36.00
2014S1	\$0.00	\$0.00	2/21/2014	\$36.00
2015S1	\$0.00	\$0.00	2/18/2015	\$36.00
2016S1	\$0.00	\$0.00	2/16/2016	\$36.00
2017S1	\$0.00	\$0.00	2/22/2017	\$36.00
2018S1	\$0.00	\$0.00	2/16/2018	\$36.00
2019S1	\$0.00	\$0.00	2/20/2019	\$36.00
2020S1	\$0.00	\$0.00	2/20/2020	\$36.00
2021S1	\$0.00	\$0.00	2/23/2021	\$36.00
2022S1	\$0.00	\$0.00	2/18/2022	\$36.00
2023S1	\$0.00	\$0.00	2/17/2023	\$81.00

Balance Due: \$0.00

These amounts are valid through the last day of the month. Statutory penalty will accrue on the first day of next month.

Residence Characteristics

Residence 0

Building Design: SPLIT	Residence Class: SFD PLATTED LOT
Grade: GOOD	Condition: AVERAGE
Year Built: 1963	# Stories: 1
Total Area (sq. ft.): 2450	Main Floor Area: 1955
# Rooms: 9	# Bedrooms: 5
# 1/2 Baths: 0	# Full Baths: 3
# Fam. Rooms: 1	# Fixtures: 11
Roof Type: GABLE	Roof Material: ASPHALT
Exterior Wall: STONE	Interior Wall Finish: PLASTER
Floor Finish: WOOD	Foundation: CONTINUOUS
Garage Capacity: 2	Basement %: 50%
Basement % Finished: 50%	Basement Finish Type: F FIN,X LITE & AIR
Attic % Finished:	
Unfinished %:	Unfinished Area: 0
Heat Type: HOT AIR	Air Conditioning:
Remodel Year: 0	

**Project # 20220504**

Parcel(s): 0703120006 - 4927 LANCASTER PIKE ▾

Project Type: SUBDIVISION LAND DEVELOPMENT

Description: North side of Lancaster Pike, 530 feet east of Centreville Road. Subdivide property into four single family lots. NC15 Zoning.
CD 2. Christiana Hundred.

Contact: CELANO ANGELINE A LIVING TRUST

Status: Active

Plan Reviewer: ALEC DAVIS

Engineering JORDAN P. CRIDDLE
Reviewer:**+ Applicant's Submissions and Correspondence****+ Planning Review Reports****+ Studies, Reports and Data****+ Plans****Subdivision Land Development****Planning**

Old Code Plan?: No

Received: 8/4/2022

Recorded: Not Available

PB/PH Hearing req'd?:

Ground Floor Area

Footprint (Sq Ft): 0

Existing Gr. Floor Area: 0

Proposed Gr. Floor Area: 0

Total Ground Floor Area: 0

Acres

Paved Acres: 0.899999976158142

Open Acres: 1.89999997615814

Total Acres: 2.79999995231628

Rezoned Acres: 0

Wetland Acres: 0

Residential Lots

Single Family Detached: 4

Total: 4

Fees

Date Applied	Description	Status	Amount
7/28/2022	(ENG) MINOR EXPLORATORY SKETCH PLAN FEE	Paid	\$600.00
7/28/2022	EXPLORATORY SKETCH PLAN FEE	Paid	\$900.00
8/30/2022	PLANNING RESUBMISSION FEE	Unpaid	\$900.00

Conditions

Application Date	Description	Action Date	Action Description
7/28/2022	SIGNED AFFIDAVIT FOR POSTING	Not Available	
7/28/2022	DELDOT APPROVAL LETTER	Not Available	
7/28/2022	ENG PROJECT MEETING HELD	Not Available	
7/28/2022	FIRE MARSHAL APPROVAL RCV'D	Not Available	
7/28/2022	WATER CERTICATION RECEIVED	Not Available	
7/28/2022	DEVLOPERS AFFIDAVIT	Not Available	

Reviews

Review Type	Status
HISTORIC REVIEW EXPLORATORY	Approved
PRELIMINARY TRAFFIC ANALYSIS	Conditional
SEWER DESIGN AT EXPLORATORY	Approval
OS REVIEW AT EXPLOR SPEC SERV	Conditional
INITIAL MAPPING REVIEW	Approval
REVIEW OF CUSTOMER	Approval
SEWER CAPACITY AT EXPLORATORY	Approved
ENG: EXPLORATORY REVIEW	Approved
ZONING REVIEW	Incomplete
ENVIRONMENTAL IMPACT ASSESSMNT	Incomplete
EXPLORATORY REVIEW BY PLANNING	Incomplete



8/14/2023 1:22:02 PM

New Castle County, DE - Construction Violations for Parcel # 0703120006



Construction Violations for Parcel # 0703120006

No Construction Violations as of 8/14/2023 1:22:02 PM