

Wetlands and Subaqueous Lands Section Basic Application Form

Section 1: Applicant Identification

Fred Wayne Justice and
 1. Applicant's Name: Deborah Starke Justice
 Mailing Address: 208 Waterford Drive
Lewes DE 19958

Telephone #: (571) 215-5365
 Fax #: _____
 E-mail: fredjustice@gmail.com

2. Consultant's Name: Evelyn Maurmeyer
 Mailing Address: PO Box 674
Lewes, DE 19958

Company Name: CER, Inc.
 Telephone #: (302) 645-9610
 Fax #: (302) 645-4332
 E-mail: maurmeyer@udel.edu

3. Contractor's Name: Troy Messick
 Mailing Address: 25245 Banks Road
Millsboro, DE 19966

Company Name: J.T. Rogers Marine Const.
 Telephone #: (302) 841-4955
 Fax #: _____
 E-mail: troymessick71@gmail.com

Section 2: Project Description

4. Check those that apply:
 New Project/addition to existing project? Repair/Replace existing structure? (If checked, must answer #16)

5. Project Purpose (attach additional sheets as necessary):
Applicants propose to remove 40' long x 4' wide fixed pier, and to install a 10' x 4' access ramp/gangway and a 40' long x 6' wide floating pier; and to install 148 linear feet of rip-rap revetment bank stabilization. Applicants also request a new SL in their names.

6. Check each Appendix that is enclosed with this application:

<input checked="" type="checkbox"/> A. Boat Docking Facilities	<input type="checkbox"/> G. Bulkheads	<input type="checkbox"/> N. Preliminary Marina Checklist
<input type="checkbox"/> B. Boat Ramps	<input type="checkbox"/> H. Fill	<input type="checkbox"/> O. Marinas
<input type="checkbox"/> C. Road Crossings	<input checked="" type="checkbox"/> I. Rip-Rap Sills and Revetments	<input type="checkbox"/> P. Stormwater Management
<input type="checkbox"/> D. Channel Modifications/Dams	<input type="checkbox"/> J. Vegetative Stabilization	<input type="checkbox"/> Q. Ponds and Impoundments
<input type="checkbox"/> E. Utility Crossings	<input type="checkbox"/> K. Jetties, Groins, Breakwaters	<input type="checkbox"/> R. Maintenance Dredging
<input type="checkbox"/> F. Intake or Outfall Structures	<input type="checkbox"/> M. Activities in State Wetlands	<input type="checkbox"/> S. New Dredging

Section 3: Project Location

7. Project Site Address:
208 Waterford Drive
Lewes, DE 19958

County: N.C. Kent Sussex
 Site owner's name (if different from applicant): same
 Address of site owner: "

8. Driving Directions: See Figures 1, 2, and 3 for maps and directions.

(Attach a vicinity map identifying road names and the project location)

9. Tax Parcel ID Number: #234-6.00-191.00 Subdivision Name: Webb's Landing

WLS Use Only:		Permit #s: _____	
Type	SP <input type="checkbox"/>	SL <input type="checkbox"/>	SU <input type="checkbox"/>
	WE <input type="checkbox"/>	WQ <input type="checkbox"/>	LA <input type="checkbox"/>
	SA <input type="checkbox"/>	MP <input type="checkbox"/>	WAB <input type="checkbox"/>
Corps Permit:	SPGP 18 <input type="checkbox"/>	20 <input type="checkbox"/>	Nationwide Permit #:
Received Date:	Project Scientist:		Individual Permit #
Fee Received? Yes <input type="checkbox"/>	No <input type="checkbox"/>	Amt: \$ _____	Receipt #: _____
Public Notice #:	Public Notice Dates: ON		OFF

Section 3: Project Location (Continued)

10. Name of waterbody at Project Location: Love Creek waterbody is a tributary to: Rehoboth Bay

11. Is the waterbody: Tidal Non-tidal * Waterbody width at mean low or ordinary high water 260' ±

12. Is the project: On public subaqueous lands? On private subaqueous lands?*
 In State-regulated wetlands? In Federally-regulated wetlands?

*If the project is on private subaqueous lands, provide the name of the subaqueous lands owner:

(Written permission from the private subaqueous lands owner must be included with this application)

13. Present Zoning: Agricultural Residential Commercial Industrial Other

Section 4: Miscellaneous

14. A. List the names and complete mailing addresses of the immediately adjoining property owners on all sides of the project (attach additional sheets as necessary):
See Figure 3

B. For wetlands and marina projects, list the names and complete mailing addresses of property owners within a 1,000 foot radius of the project (attach additional sheets as necessary):
n/a

15. Provide the names of DNREC and/or Army Corps of Engineers representatives whom you have discussed the project with:
Name MIKE YOST, USACE

A. Have you had a State Jurisdictional Determination performed on the property? Yes No

B. Has the project been reviewed in a monthly Joint Permit Processing Meeting? Yes No

*If yes, what was the date of the meeting? _____

16. Are there existing structures or fill at the project site in subaqueous lands? Yes No

*If yes, provide the permit and/or lease number(s):
SL-061/04 (Joseph and Edith Choma, previous owners, lessees).

*If no, were structures and/or fill in place prior to 1969? Yes No

17. Have you applied for or obtained a Federal permit from the Army Corps of Engineers?
 No Pending Issued Denied Date: _____

Type of Permit: SPGP-20 eligibility Federal Permit or ID #: _____

18. Have you applied for permits from other Sections within DNREC?
 No Pending Issued Denied Date: _____ Permit or ID #: _____

Type of permit (circle all that apply): Septic Well NPDES Storm Water

Other: _____

Section 5: Signature Page

19. Agent Authorization:

If you choose to complete this section, all future correspondence to the Department may be signed by the duly authorized agent. In addition, the agent will become the primary point of contact for all correspondence from the Department.

I do not wish to authorize an agent to act on my behalf

I wish to authorize an agent as indicated below

I, Fred and Deborah Justice, hereby designate and authorize Evelyn Maurmeyer, CER, Inc.
(Name of Applicant) (Name of Agent)

to act on my behalf in the processing of this application and to furnish any additional information requested by the Department.

Authorized Agent's Name: Evelyn Maurmeyer Telephone #: (302) 645-9610
Mailing Address: CER, Inc. Fax #: (302) 645-4332
PO Box 674 E-mail: maurmeye@udel.edu
Lewes DE 19958

20. Agent's Signature:

I hereby certify that the information on this form and on the attached plans are true and accurate to the best of my knowledge. I further understand that the Department may request information in addition to that set forth herein if deemed necessary to appropriately consider this application.

[Signature]
Agent's Signature

5/16/24
Date

21. Applicant's Signature:

I hereby certify that the information on this form and on the attached plans are true and accurate to the best of my knowledge and that I am required to inform the Department of any changes or updates to the information provided in this application. I further understand that the Department may request information in addition to that set forth herein if deemed necessary to appropriately consider this application. I grant permission to authorized Department representatives to enter upon the premises for inspection purposes during working hours.

[Signature]
Applicant's Signature

5/13/24
Date

FRED JUSTICE
Print Name

Deborah S. Justice
Deborah S. Justice 5/13/24

22. Contractor's Signature:

I hereby certify that the information on this form and on the attached plans are true and accurate to the best of my knowledge, and that I am required to inform the Department of any changes or updates to the information provided in this application. I further understand that the Department may request information in addition to that set forth herein if deemed necessary to appropriately consider this application.

Contractor's Name

Date

Print Name



WETLANDS & SUBAQUEOUS
LANDS SECTION

prep:
STATE OF DELAWARE
DEPARTMENT OF NATURAL RESOURCES &
ENVIRONMENTAL CONTROL
DIVISION OF WATER RESOURCES
85 KINGS HIGHWAY
DOVER, DELAWARE 19901

TELEPHONE (302) 739-6691
FACSIMILE (302) 739-8104

Subaqueous Lands Lease: SL-061/04
Associated Permit: n/a
Date of Issuance: 5/28/04
Construction Expiration Date: 5/28/07
Amended Date:
Tax Parcel No.: 2-34-6-191

**SUBAQUEOUS LANDS LEASE
GRANTED TO JOSEPH AND EDITH CHOMA TO CONSTRUCT A 4 FOOT WIDE BY
40 FOOT LONG PIER IN LOVE CREEK AT 208 WATERFORD DRIVE,
WEBBS LANDING, LEWES, SUSSEX COUNTY, DELAWARE**

~~to~~
Joseph and Edith Choma ← Return to ↓
208 Waterford Drive 3210 Dunlap Drive
Webbs Landing Wilmington DE 19808
Lewes, Delaware 19958

Pursuant to the provisions of 7 Del. C. 7203, and the Department's Regulations Governing the Use of Subaqueous Lands, permission is hereby granted on this 28th day of MAY A.D. 2004, to construct the above-referenced project in accordance with the approved plans for this Lease (3 Sheets) as approved on May 5, 2004 and the application dated February 17, 2004, and received by this Division on February 26, 2004.

WHEREAS, the State of Delaware is the owner of ungranted subaqueous lands lying beneath the waters of Love Creek; and

WHEREAS, Joseph and Edith Choma, owner of certain adjoining lands to Love Creek, have applied for permission to construct a pier; and

WHEREAS, pursuant to the provisions of 7 Del. C., 7203, the Secretary of the Department of Natural Resources and Environmental Control through his duly authorized representative finds that it is not contrary to the public interest if this project is approved subject to the terms and conditions herein set forth.

This approval is in accordance with plans and application submitted to Department of Natural Resources and Environmental Control, a copy of which is attached hereto and made a part hereof.

Delaware's good nature depends on you!

Joseph and Edith Choma
SL-061/04
Page 2 of 5

This lease shall be continued for a period of twenty (20) years or so long as the conditions attached to the lease are adhered to, whichever is the shorter in time. Upon the expiration of the twenty-year term, this lease shall expire and become null and void, unless prior thereto the lessee shall have applied for and received a renewal of this lease. A renewal may be denied if the State determines that the lease is no longer in the public interest.

THIS lease is issued subject to the following conditions:

SPECIAL CONDITIONS

1. This lease shall not be considered valid until it has been duly recorded in the office for the Recorder of Deeds in and for the appropriate County and a copy of the recorded lease is returned to, and has been received by, the Department.
2. The conditions contained herein shall be incorporated into any and all construction contracts and other ancillary documents associated with earth disturbance and any other activities directly or indirectly associated with construction which may impact subaqueous lands associated with this project. The lessee and contractor are responsible to ensure that the workers executing the activities authorized by this Lease have full knowledge of, and abide by, the terms and conditions of this Lease.
3. Construction shall be conducted so as not to violate the State of Delaware Department of Natural Resources and Environmental Control, "Surface Water Quality Standards" dated August 11, 1999.
4. No portion of the decking on any dock, pier, or wetland walkway authorized by this Lease shall exceed the width or length dimensions for that structure identified on Page One of this Lease.
5. All construction debris, excavated material, brush, rocks and refuse incidental to such work shall be placed above the influence of surface waters.
6. A copy of this Lease must be available on-site during all phases of construction activity.
7. The structure on/or adjacent to subaqueous lands shall be for the explicit purpose of vessel berthing as stated in the application.
8. The pier construction authorized by this permit is subject to the terms and conditions on the attached Department of the Army Permit number CENAP-OP-R Delaware SPGP-20.

Joseph and Edith Chorna
 SL 061/04
 Page 3 of 3

9. The current leased area of structure over public subaqueous lands is 100 square feet represented by the 4 foot by 25 foot section pier constructed channelward of the applicant's property boundary.

GENERAL CONDITIONS

1. The project is to be undertaken in accordance with the plans submitted and attached hereto. Any activities not specifically authorized herein may require a supplemental approval from this office prior to the initiation of construction. A determination on the need for a supplemental approval will be made by this office pursuant to the lessee submitting written notification and revised plans indicating project changes to this office.
2. Representatives of the Department of Natural Resources and Environmental Control may inspect such work during any phases of the construction and may collect any samples or conduct any tests that are deemed necessary.
3. This Lease does not cover the structural stability of the project units.
4. Prior to the expiration of this Lease, the lessee shall remove all structures covered under this lease unless the Lease has been renewed in accordance with its terms.
5. Any actions, operations or installations which are considered by the Department to be contrary to the best interests of the public shall constitute reason for the discontinuance and/or removal of said action, operation or installation.
6. The lessee shall notify the Department of Natural Resources and Environmental Control within ten (10) days of the date work will be commenced.
7. The lessee shall maintain any structure on public subaqueous lands in good and safe condition and will protect and save the State of Delaware harmless from any loss, cost or damage by reason of said structures.
8. The issuance of this Lease does not imply approval of any other part, phase, or portion of any overall project the lessee may be contemplating.
9. This Lease shall not be construed to grant or confer any right, title, easement, or interest in, to, or over any land belonging to the State of Delaware other than that of a tenant.
10. This Lease is subject to the terms and conditions contained in any easement, license or lease that may have been granted by the State or any political subdivision, board, commission or agency of the State in the vicinity of the leased premises.

Joseph and Edith Choma
 SL-061/04
 Page 4 of 5

11. This Lease and authorization are granted for the purposes as stated herein. Any other use without prior approval shall constitute reason for this Lease being revoked.
12. This Lease shall expire if the project has not been completed within three (3) years from the date of issuance.
13. If the lessee considers three (3) years insufficient for completion of the project, the lessee may submit a project time schedule for consideration by the Department. If the time schedule is approved it shall be attached hereto and made a part hereof.
14. This Lease is personal and may not be transferred without the prior written consent of the Department. Prior to the transfer of the adjacent upland property, the lessee shall obtain the written consent of the Department to transfer this Lease to the new upland property owner. Failure to obtain such written consent may result in the revocation of this Lease and the removal of all structures authorized by this Lease at the expense of the lessee.
15. This Lease is not assignable or transferable without the prior written consent of the Department. Prior to the transfer of the property, it is the responsibility of the lessee to provide the new owner with a copy of the Lease or to remove all structures. Prior to property conveyance, the lessee must also notify the Department of the change in ownership.
16. The lessee shall at all times comply with all applicable laws and regulations of the Department of Natural Resources and Environmental Control.
17. The issuance of this Lease does not constitute approval for any of the activities as may be required by any other local, state or federal governmental agency.
18. Application for renewal must be submitted six (6) months prior to the expiration date of this Lease.
19. This Lease may be revoked upon violation of any of the above conditions.

Joseph and Edith Choma
SL-061/04
Page 5 of 5

IN WITNESS WHEREOF, WE, Joseph and Edith Choma, have caused this instrument to be executed on this 21 day of MAY, 2004.

By: Joseph & Edith Choma
Lessee

(seal)
SWORN and subscribed before me on this 21st day of MAY, 2004.

Joseph P. Ranjo
Notary Public

IN WITNESS WHEREOF, I, John A. Hughes, Secretary, Department of Natural Resources and Environmental Control, have hereunto set my hand this 25th day of MAY, 2004.

John A. Hughes
By John A. Hughes
Secretary of the Department of
Natural Resources and
Environmental Control

RECORDER OF DEEDS
JOHN F. GRADY
04 JUN 15 AM 10:58
SUSSEX COUNTY
DOC. SURCHARGE PAID

Received

JUN 16 2004

ASSESSMENT DIVISION:
OF SUSSEX CITY

BOAT DOCKING FACILITIES

Any boat docking facility for more than four (4) vessels is considered a marina facility (see definitions and explanations section) and requires the applicant to complete Appendices N and O, and make application to the U. S. Army Corps of Engineers for approval.

Please make sure answers to all of the questions in this appendix correspond with information on the application drawings.

- Briefly describe the project. (Attach additional sheets as necessary.)
 Applicants propose to remove existing 40' long x 4' wide fixed pier, and to install a 10' long x 4' wide gangway/access ramp and a 40' long x 6' wide floating pier.
- Please provide numbers and dimensions as follows:

Structure Type	Number of Support Pilings	Dimensions (Channelward of MHW or OHW)		Dimensions (Channelward of MLW- n/a for non-tidal water)		New, repair or maintain
		Width _____ ft.	Length _____ ft.	Width _____ ft.	Length _____ ft.	
Dock, Pier, Lift, gangway						
Gangway	0	4'	10'	4'	10'	new
Floating pier	2±	6'	40'	6'	40'	"
Fixed inclined ramp	4	4'	4'±	0'	0'	maintain
Freestanding Pilings	Number 0					

Mooring Buoy: How many moorings will be installed? _____
 What will be used for the anchor(s)? _____
 Anchor/Mooring Block Weight _____
 Anchor Line Scope (Length or Ratio) _____
 Water Depth at Mooring Location _____

- Approximately how wide is the waterway at this project site? 260± ft. (measured from MLW to MLW)
- What will be the mean low water depth at the most channelward end of the mooring facility? 2± ft.
- What type of material(s) will be used for construction of the mooring facility (e.g. salt treated wood, aluminum, fiberglass floats, etc.) Use of creosote-treated wood is prohibited.
 Aluminum gangway; polyethylene floating pier.
- Circle any of the following items that are proposed over subaqueous lands:
 Fish Cleaning Stations/Benches/Ladders/Water Lines/ Satellite/Electric Lines/ Handrails/Other (Describe)

If any of the items are circled above, include their dimensions and location on the application drawings.

7. What will be the distance from the most channelward end of the docking facility to the edge of any natural or man-made channel? 50±ft.
8. Describe the vessels that will be berthed at the docking facility. Please draw proposed vessel locations on plans and drawings. Applicants will launch kayaks from pier. A motorboat will eventually be purchased.
- | | | | |
|------------------|--------------|-------------|-------------|
| Make/model _____ | length _____ | width _____ | draft _____ |
| Make/model _____ | length _____ | width _____ | draft _____ |
| Make/model _____ | length _____ | width _____ | draft _____ |
| Make/model _____ | length _____ | width _____ | draft _____ |
9. Please provide a copy of the current state registration or Coast Guard Certificate of Documentation for each motorized vessel listed above.
n/a
10. Give the number and type of each Marine Sanitation Device (e.g. MSD III, Portable toilet) that will be used on vessels to be docked at the facility.
n/a
11. Is there currently a residence on the property? Yes No
12. Do you plan to reach the boat docking facility from your own upland property? Yes No If "No", explain your proposed means of access and provide documentation of easement or documentation authorizing access if you intend to cross someone else's property.
13. Will any portion of the structure be located in privately owned underwater land (such as a pond or lagoon) owned by someone other than the applicant? Yes No.
If yes, written permission of the underwater land owner must be provided with this application.
14. What is the width of the waterfront property frontage adjacent to subaqueous lands? 148 ft.
Will any portion of the structure or any vessel be placed within 10 feet of your neighbor's property line?
 Yes No
If yes, a letter of no objection from the adjacent property owner must be included with this application.

Rip-Rap Sills and Revetments

Please respond to each question. Questions left blank may result in the application being returned as incomplete. In addition, the answers to all of the questions in this Appendix must correspond accurately to the information on the plan and section view drawings for the project.

1. Will the project be:

- New Construction (un-stabilized shoreline)
 Repair or Replacement of an Existing Rip-Rap Structure or Rubble
 Repair or Replacement of an Existing Bulkhead

(If repair or replacement, submit photographs of the entire existing structure).

2. How many linear feet of shoreline are proposed to be stabilized? 148 l.f.

3. Is the project a: Standard rip-rap revetment Free-standing sill

4. Describe the existing shoreline:

Eroding upland bank. See photograph, Figure 7b.

5. What is the total number of cubic yards of rip-rap that will be used? 224 total; 112 below MHW.

6. What is the number of cubic yards of rip-rap per running foot of shoreline? 0.75

(See page 4 for a guide to calculating total cubic yards and cubic yards per running foot).

7. What will be the average weight of the stone used for the:

Armor stone: 50-100 lb. Core stone: R4 (25-50 lb.)

[If material other than stone, such as prefab geo-grid or other similar product is proposed, please describe here and include photographs or a brochure. The Department strongly discourages the use of broken concrete, cinderblocks or other materials that are less dense than stone, more apt to move off site due to currents or wave action, and/or are not aesthetically pleasing or in keeping with the natural environment.]

Describe:

8. For Standard Revetments answer A–F, below: (for Sill projects, skip to Question #9)

A. How many linear feet will the structure extend channelward of:

Mean High Water: 4' ± Mean Low Water: 0'Ordinary High Water: n/a (for non-tidal waters)

B. How many square feet of the structure will be located:

Channelward of Mean High Water: 592 ± Channelward of Mean Low Water: 0Channelward of Ordinary High Water: n/a (for non-tidal waters)On vegetated wetlands: 0C. Will the revetment be backfilled? Yes No

If yes, complete Appendix H and include it in your application.

D. Will filter cloth be used behind the rip-rap structure? Yes NoE. What is the average slope of the existing bank? 1.5:1 ±F. What is the proposed slope of the rip-rap revetment? 1.3:1 (6.5' run/5' rise)

(See page 3 for a guide to calculating slopes).

9. Sill Projects: Not applicable

A. What is the base width of the proposed structure: _____

B. What is the top width of the proposed structure: _____

C. How many square feet of the structure will be located:

Channelward of Mean High Water: _____ Channelward of Mean Low Water: _____

Channelward of Ordinary High Water: _____ (for non-tidal waters)

On vegetated wetlands: _____

D. What will be the average height of the structure: _____

E. How much of the structure (in inches) will extend vertically above:

Mean High Water: _____ Ordinary High Water: _____ (for non-tidal waters)

F. Are breaks or notches proposed in the sill to allow for greater flushing? Yes NoG. Will fill material be placed behind the sill? Yes No If yes, complete appropriate appendix.H. Will wetland vegetation be planted behind the sill? Yes No

If yes, complete Appendix H and include it in your application.

10. Construction Techniques (Complete for both Revetment and Sill Projects):

A. Will any dredging be required? ___ Yes x No

If yes, please include appropriate dredging Appendix with your application).

B. Please describe the sequence of construction and any techniques that will be utilized to minimize adverse impacts on the aquatic environment, and to preserve existing vegetation (particularly woody vegetation) along the shoreline:

A few overhanging trees to be removed before project starts.
Slope will be graded back; filter cloth will be placed, rock
will be placed.

CALCULATIONS

RUN = Base width of the structure (in feet) RISE = Vertical height of the structure (in feet)

I. How to calculate total cubic yards:

$$0.5 * RUN * RISE * \text{Linear feet of shoreline stabilized} / 27 = \text{Total Cubic Yards}$$

II. How to calculate cubic yards per running foot of shoreline:

$$\text{Total \# Cubic Yards} / \text{Linear feet of shoreline} = \text{Cubic yards per running foot}$$

III. How to calculate slope: Slope = RUN/RISE

EXAMPLE:

If we propose to stabilize 100 linear feet of shoreline with a rip-rap revetment that has a basewidth of 6 feet and a height of 3 feet:

$$0.5 * 6 * 3 * 100 / 27 = 33.33 \text{ Total Cubic Yards}$$

$$\text{II. } 33.33 / 100 = 0.333 \text{ Cubic Yards per running foot}$$

$$\text{III. } 6/3 = \text{Slope of 2}$$

**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
 40' L x 6' WIDE FLOATING PIER; AND 148 L.F. RIP-RAP
 REVETMENT BANK STABILIZATION**
 IN: Love Creek (tributary of Rehoboth Bay)
 AT: 208 Waterford Drive, Webb's Landing,
 Lewes, Sussex County, DE 19958
 Tax Map Parcel #234-6.00-191.00
 APPLICANTS: Fred Wayne Justice and Deborah Starke Justice
 DATE: May 10, 2024

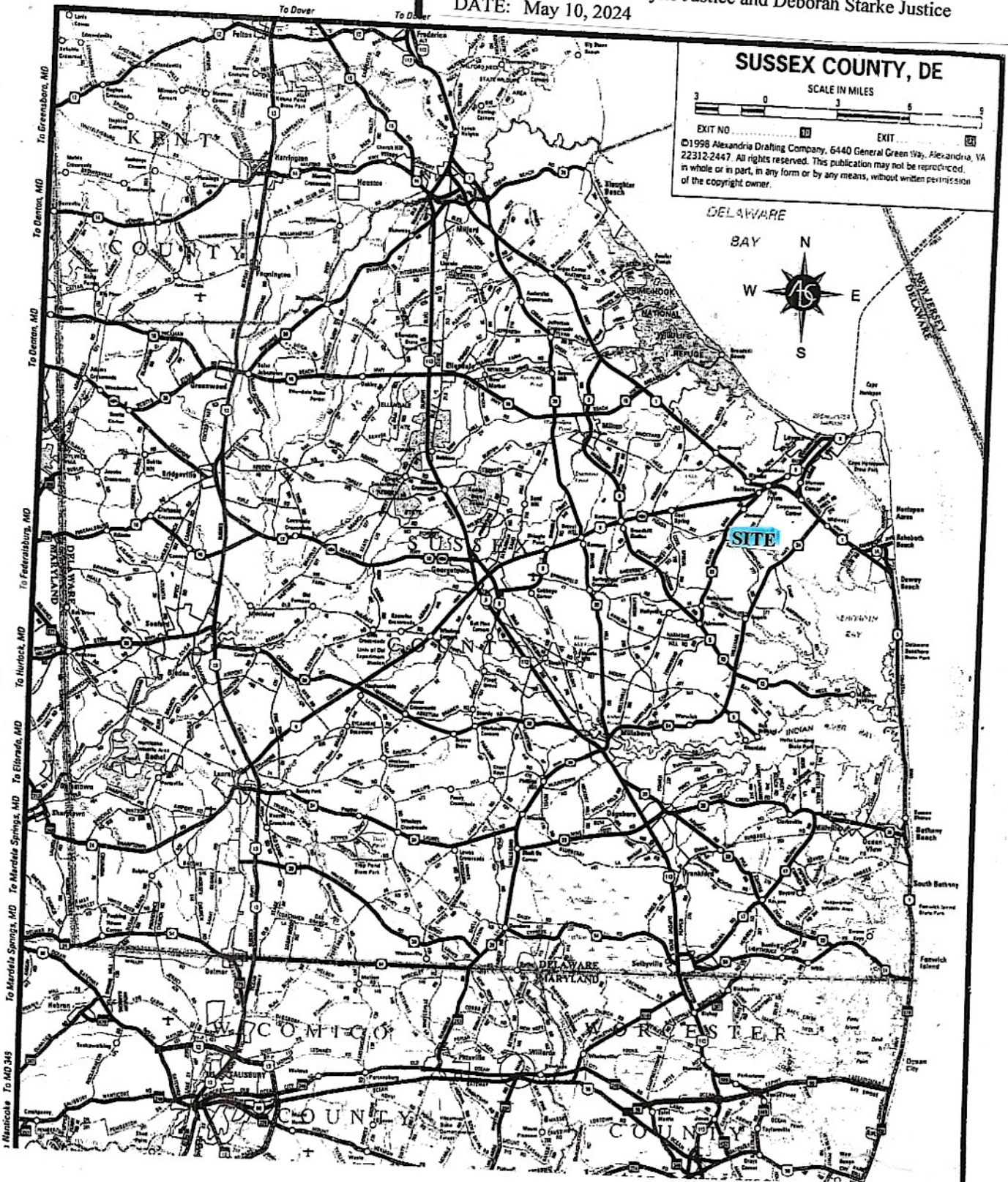


Figure 1. Map of Sussex County, Delaware, showing site location, Lewes.

**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
40' L x 6' WIDE FLOATING PIER; AND 148 L.F. RIP-RAP
REVETMENT BANK STABILIZATION**

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Tax Map Parcel #234-6.00-191.00

APPLICANTS: Fred Wayne Justice and Deborah Starke Justice

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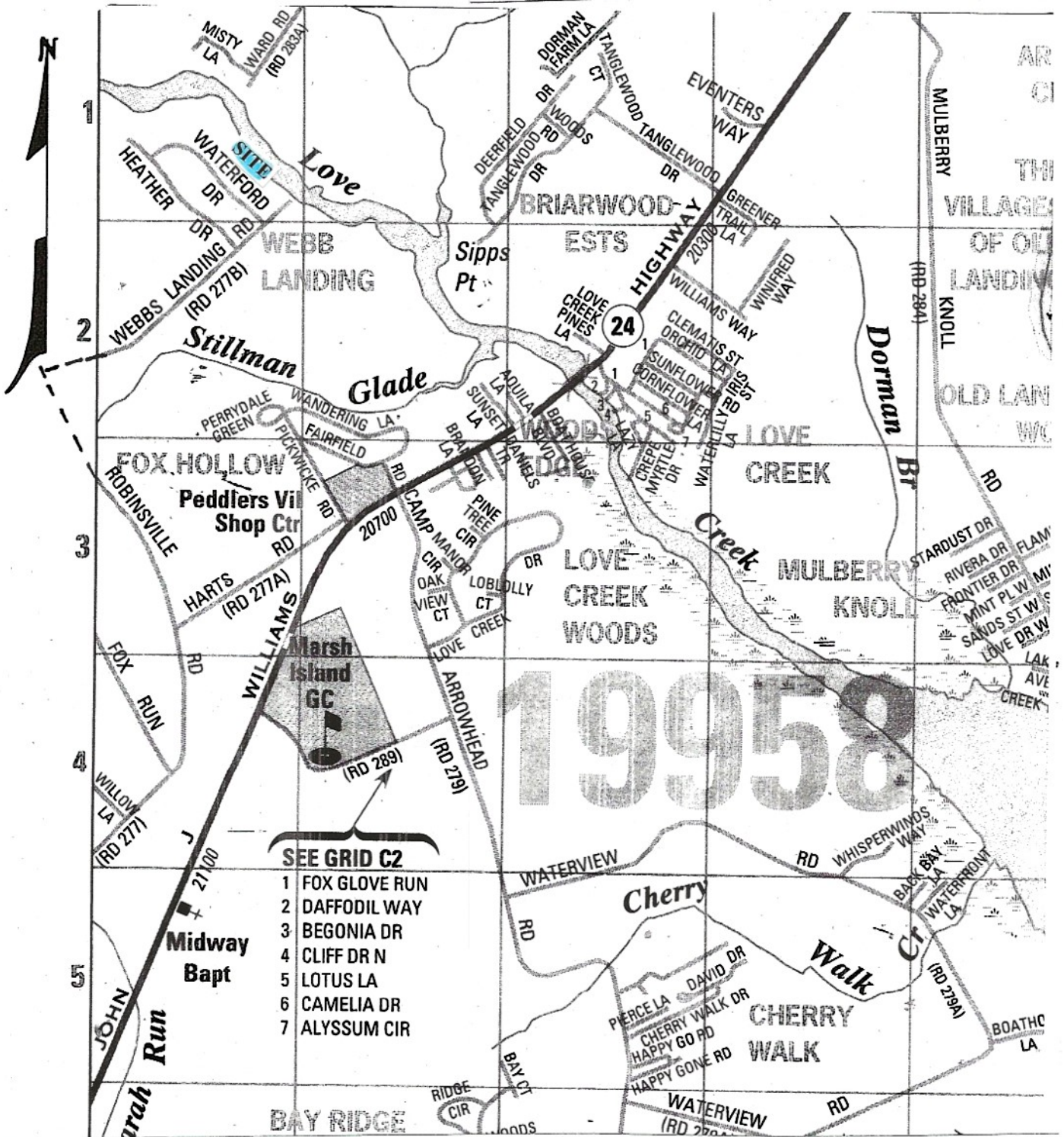


Figure 2. Map of Lewes area showing project site, 208 Waterford Drive, Webb's Landing, Lewes. Directions to site (from Dover, DE): SR-1 southbound toward beaches; right (at traffic light at McDonalds) onto John J. Williams Highway (Route 24) westbound; pass Peddler's Village (on right), bear right onto Harts Road; right onto Robinsville Road; right onto Webb's Landing Road; left onto Waterford Drive; site is on right, 208 Waterford Drive. Also see Figure 3.

**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
40' L x 6' WIDE FLOATING PIER; AND 148 L.F. RIP-RAP
REVETMENT BANK STABILIZATION**

IN: Love Creek (tributary of Rehoboth Bay)

AT: 208 Waterford Drive, Webb's Landing,

Lewes, Sussex County, DE 19958

Tax Map Parcel #234-6.00-191.00

APPLICANTS: Fred Wayne Justice and Deborah Starke Justice

DATE: May 10, 2024

Sussex County Mapping

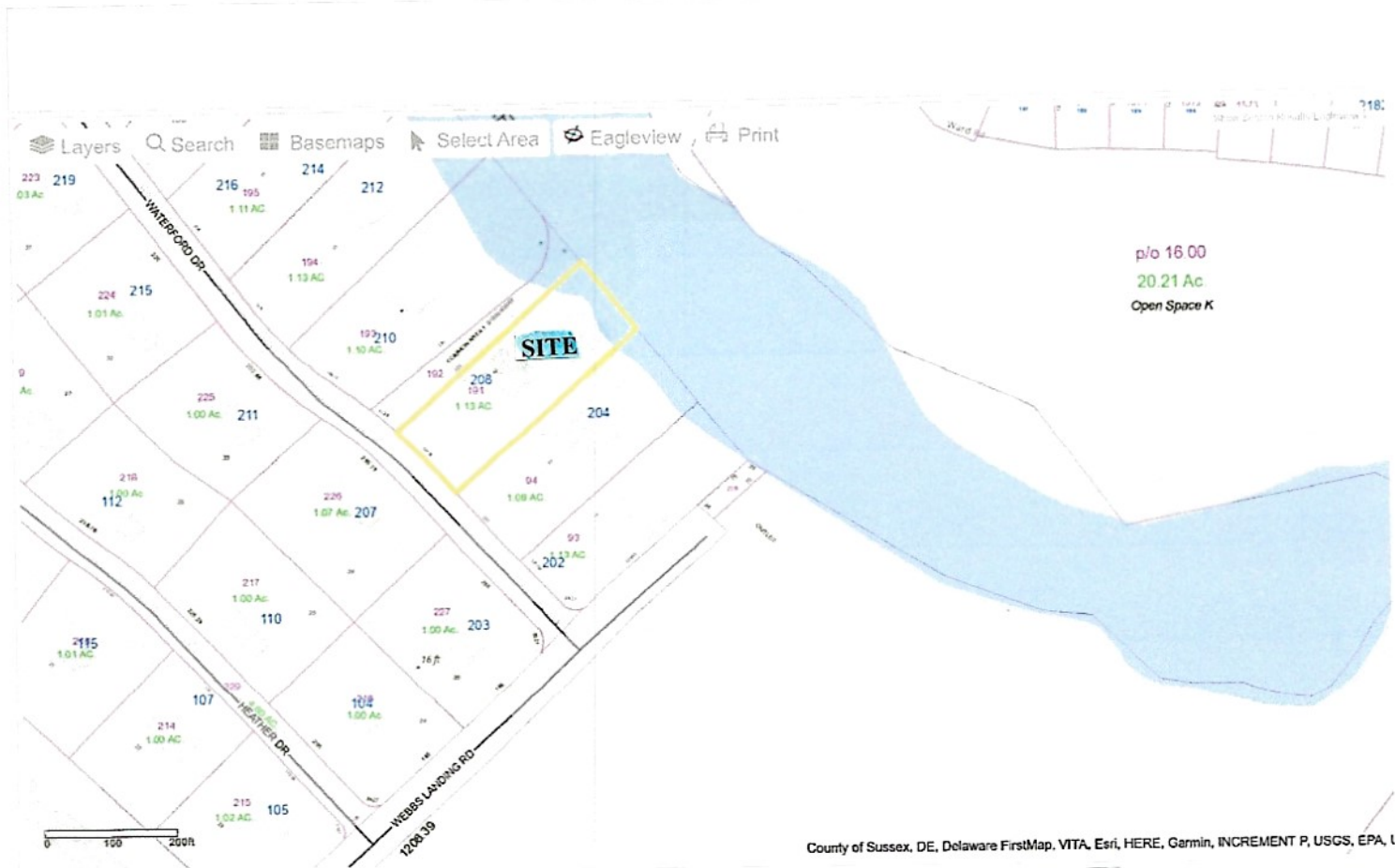


Figure 3. Site location, Tax Map Parcel #234-6.00-191.00 (208 Waterford Drive, Webb's Landing, Lewes, Sussex County, Delaware). Names and addresses of adjacent property owners:

<u>Tax Map Parcel #</u>	<u>Name, address of owner</u>
#234-6.00-94.00	Joshua & Carrie Aversa, 905 Denton Hollow Rd., West Chester, PA 19382
#234-6.00-192.00	Webb's Landing HOA, PO Box 463, Nassau DE 19969

**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
40' L x 6' WIDE FLOATING PIER; AND 148 L.F. RIP-RAP
REVTMENT BANK STABILIZATION**

IN: Love Creek (tributary of Rehoboth Bay)

AT: 208 Waterford Drive, Webb's Landing,
Lewes, Sussex County, DE 19958
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APPLICANTS: Fred Wayne Justice and Deborah Starke Justice

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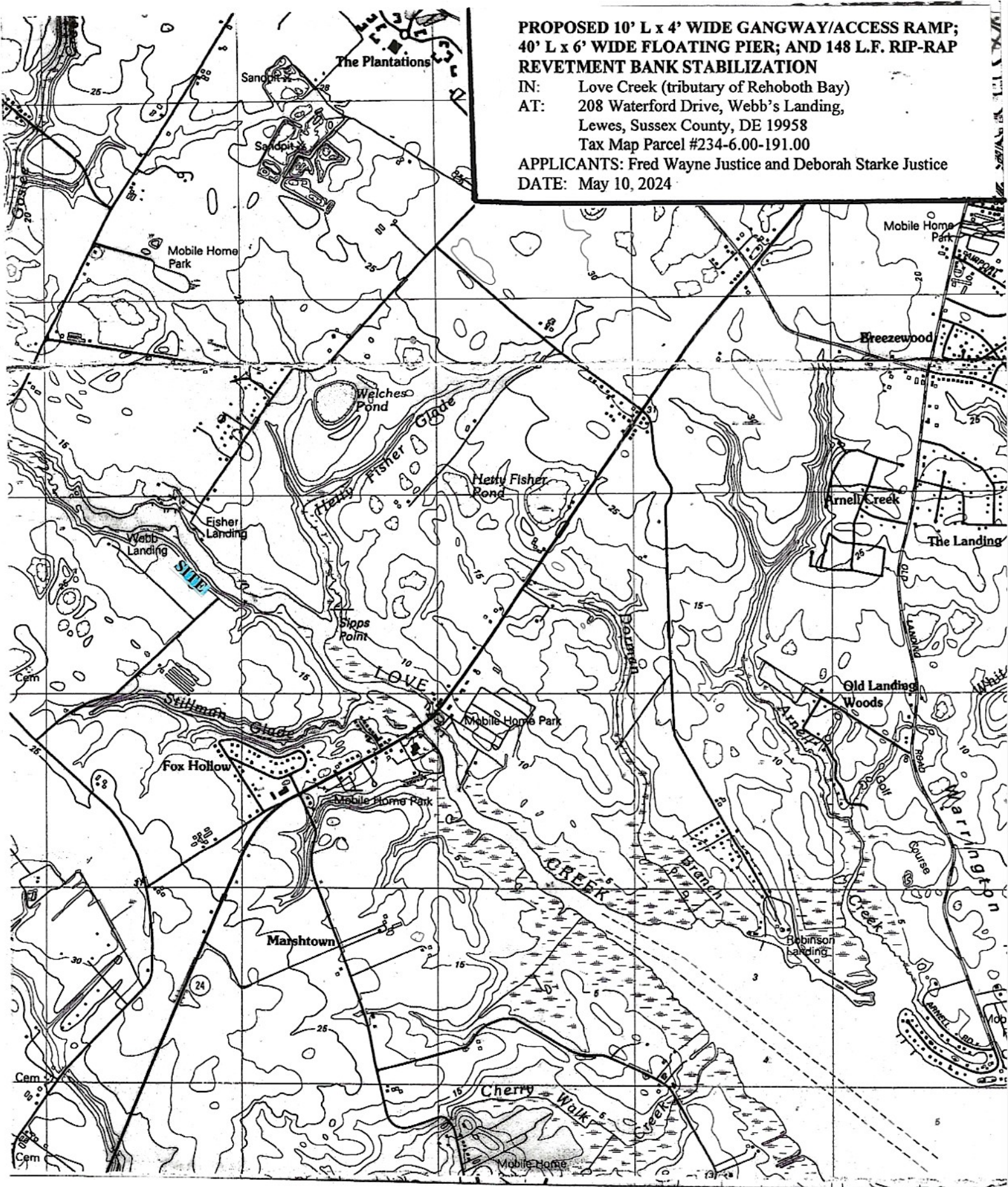


Figure 4. Site location on U.S.G.S. topographic map, Fairmount, Delaware quadrangle. Site is adjacent to Love Creek (tributary of Rehoboth Bay). Scale: 1" = 2,000'.

**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
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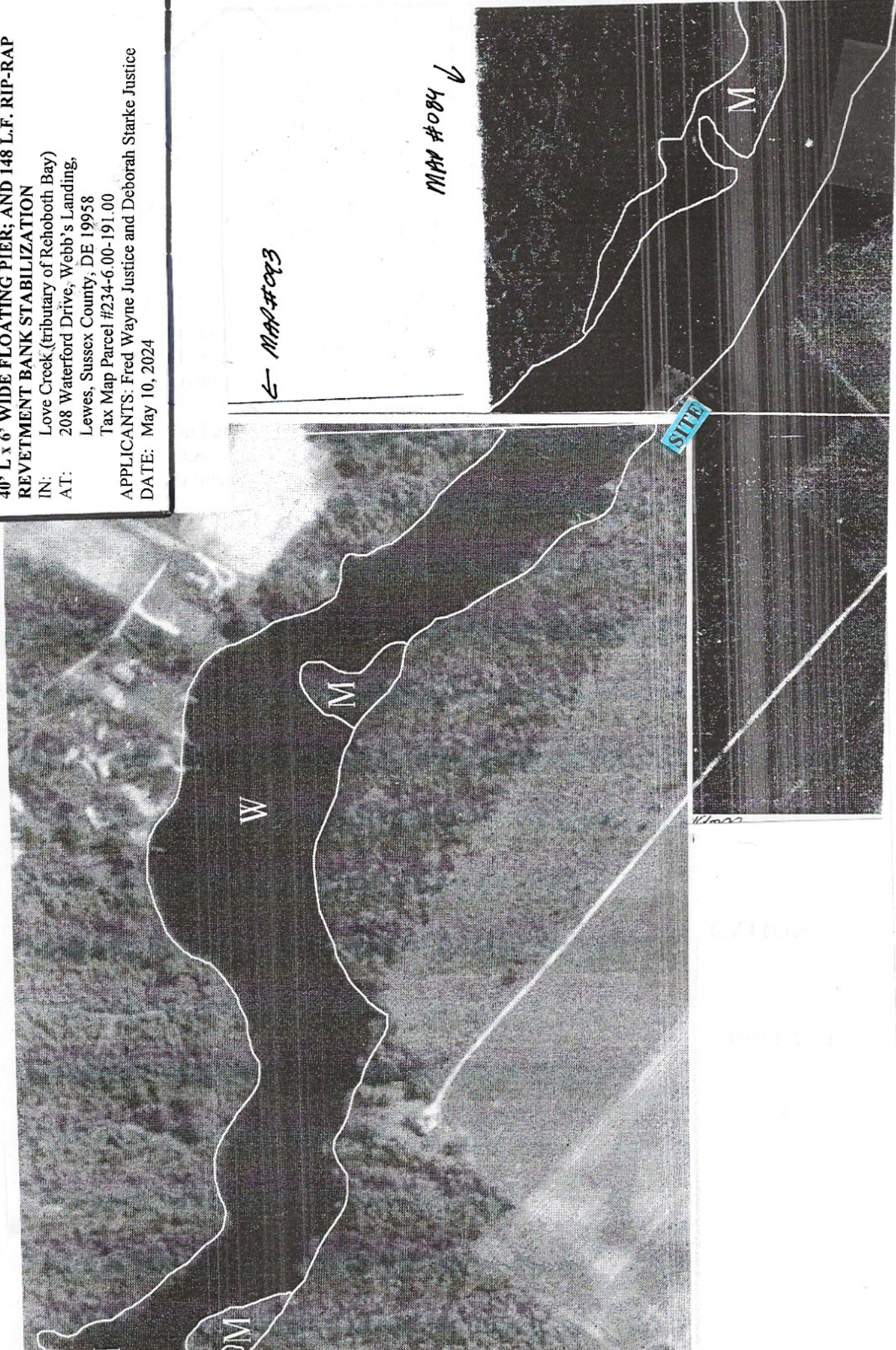


Figure 5. Site location on State of Delaware DNREC wetland Maps #084 and #093 (1988 photobase). Site is mapped O (other, uplands or non-tidal wetlands less than 400 acres), adjacent to W (water). No DNREC-regulated wetlands mapped at project site. Scale: 1" = 300'.

03/06/2023

**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
40' L x 6' WIDE FLOATING PIER; AND 148 L.F. RIP-RAP
REVETMENT BANK STABILIZATION**

IN: Love Creek (tributary of Rehoboth Bay)
AT: 208 Waterford Drive, Webb's Landing,
Lewes, Sussex County, DE 19958
Tax Map Parcel #234-6.00-191.00

APPLICANTS: Fred Wayne Justice and Deborah Starke Justice
DATE: May 10, 2024



Justice pier

Figure 6. Aerial photograph of project site, 208 Waterford Drive, Webb's Landing, Lewes, Sussex County, Delaware (Tax Map Parcel #234-6.00-191.00), adjacent to Love Creek. Width of waterway at project site = 260'±. Existing 40' long x 4' wide fixed pier present (authorized by SL-061/04, Joseph and Edith Choma, lessees); 10' long x 4' wide inclined wooden ramp also present. Applicants propose to remove fixed pier, and to install a 10' x 4' gangway/access ramp, and a 40' long x 6' wide floating pier, and request a new Subaqueous Lands Lease in their names. Applicants also propose to install 148 linear feet of rip-rap revetment for bank stabilization. See Figure 8 for plan view and cross-section sketches.

**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
40' L x 6' WIDE FLOATING PIER; AND 148 L.F. RIP-RAP
REVTMENT BANK STABILIZATION**

IN: Love Creek (tributary of Rehoboth Bay)

AT: 208 Waterford Drive, Webb's Landing,
Lewes, Sussex County, DE 19958

Tax Map Parcel #234-6.00-191.00

APPLICANTS: Fred Wayne Justice and Deborah Starke Justice

DATE: May 10, 2024



Figure 7a. Ground-level photograph of project site, 208 Waterford Drive, Webb's Landing, Lewes, Sussex County, Delaware (Tax Map Parcel #234-6.00-191.00), adjacent to Love Creek, showing existing 40' long x 4' wide fixed pier present (authorized by SL-061/04, Joseph and Edith Choma, lessees) and 10' long x 4' wide inclined wooden ramp. Applicants propose to remove fixed pier, and to install a 10' x 4' gangway/access ramp, and a 40' long x 6' wide floating pier, and request a new Subaqueous Lands Lease in their names. See Figure 8 for plan view and cross-section sketches.

**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
40' L x 6' WIDE FLOATING PIER; AND 148 L.F. RIP-RAP
REVTMENT BANK STABILIZATION**

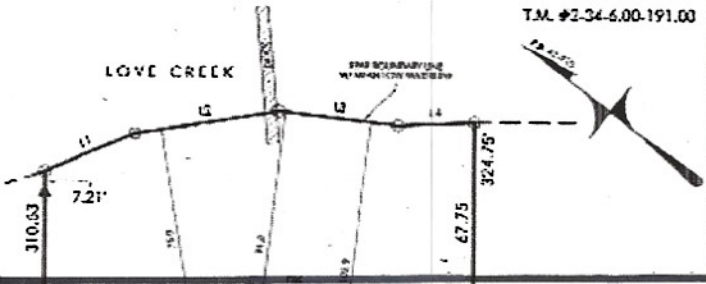
IN: Love Creek (tributary of Rehoboth Bay)
AT: 208 Waterford Drive, Webb's Landing,
Lewes, Sussex County, DE 19958
Tax Map Parcel #234-6.00-191.00

APPLICANTS: Fred Wayne Justice and Deborah Starke Justice
DATE: May 10, 2024



Figure 7b. Ground-level photograph of project site, 208 Waterford Drive, Webb's Landing, Lewes, Sussex County, Delaware (Tax Map Parcel #234-6.00-191.00), adjacent to Love Creek, showing unstabilized, eroding upland bank. Applicants propose to install 148 linear feet of rip-rap revetment for bank stabilization. See Figure 8 for plan view and cross-section sketches.

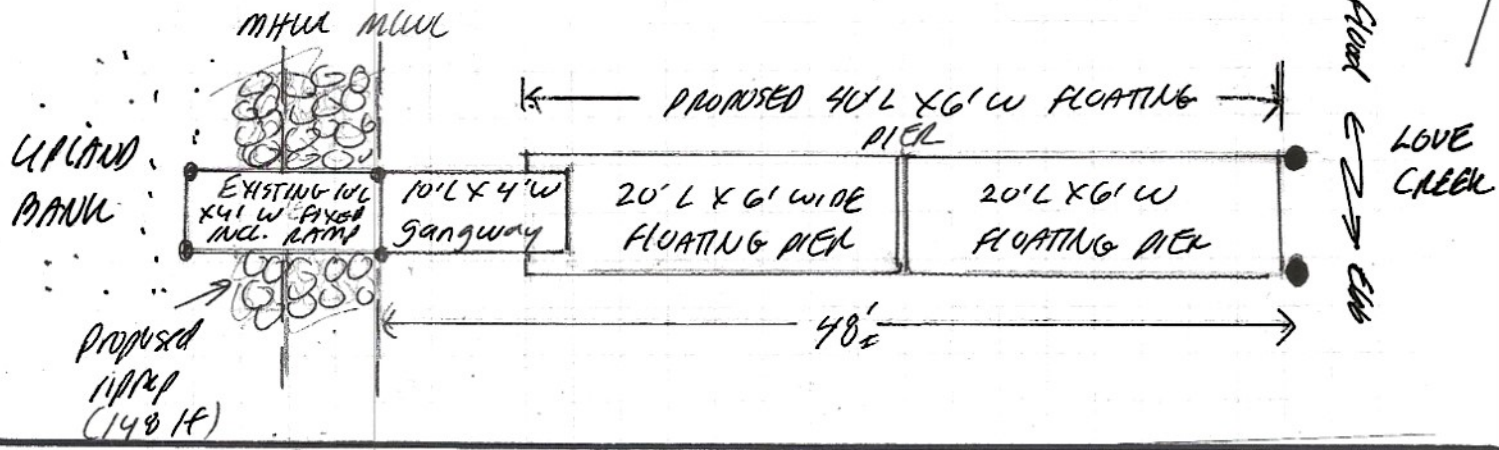
(a) GENERAL VICINITY (NTS)



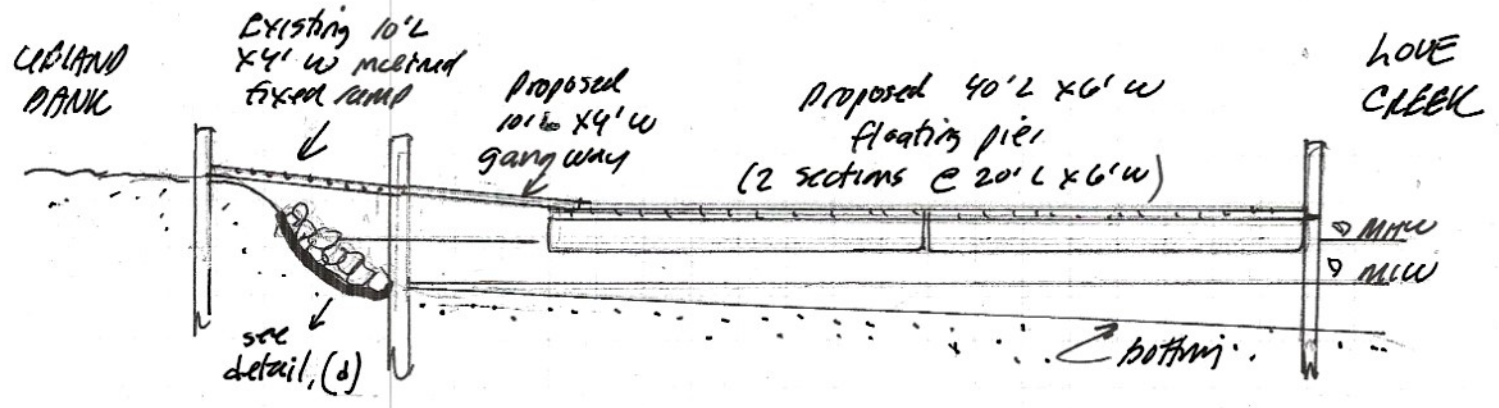
**PROPOSED 10' L x 4' WIDE GANGWAY/ACCESS RAMP;
40' L x 6' WIDE FLOATING PIER; AND 148 L.F. RIP-RAP
REVTMENT BANK STABILIZATION**

IN: Love Creek (tributary of Rehoboth Bay)
 AT: 208 Waterford Drive, Webb's Landing,
 Lewes, Sussex County, DE 19958
 Tax Map Parcel #234-6.00-191.00
 APPLICANTS: Fred Wayne Justice and Deborah Starke Justice
 DATE: May 10, 2024

(b) PLAN VIEW DETAIL (1" = 10'±)



(c) CROSS-SECTION (1" = 10'±)



(d) RIP-RAP CROSS-SECTION (1" = 5'±)

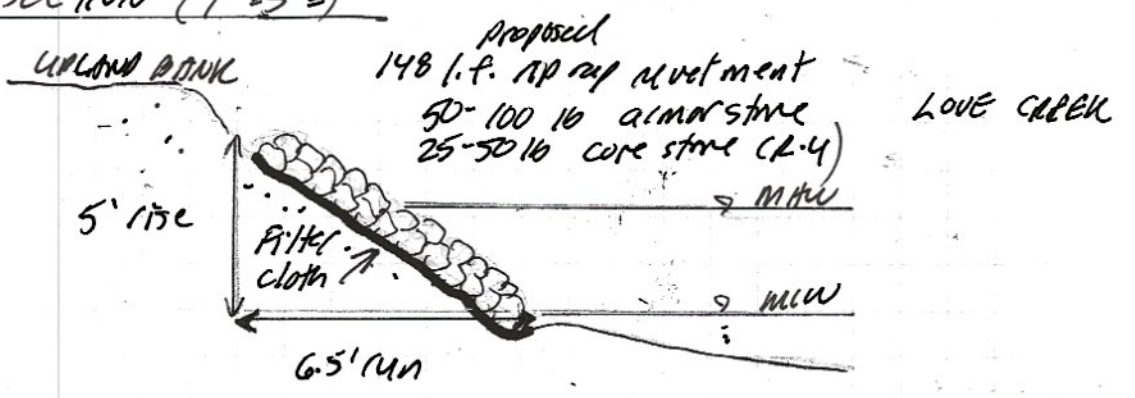
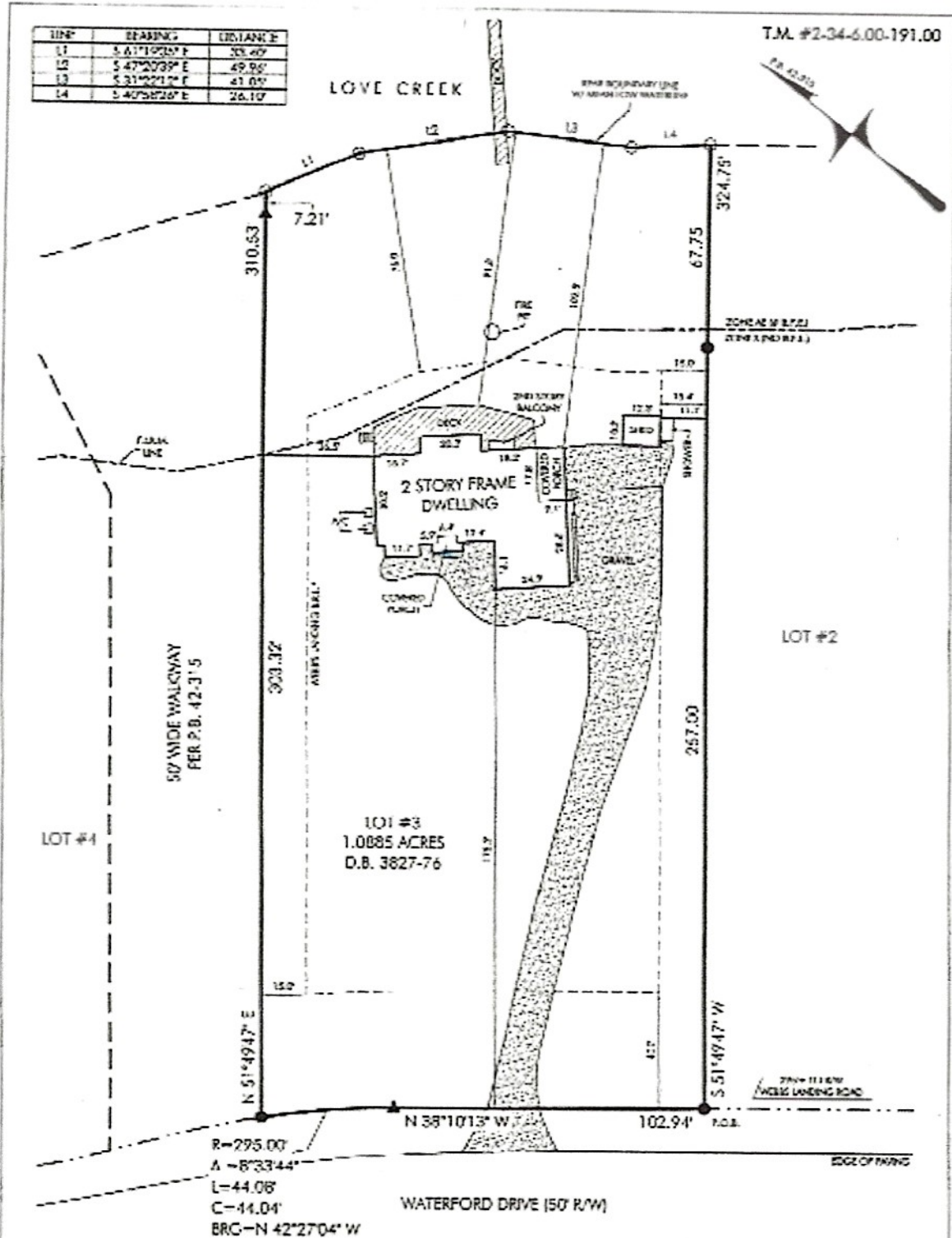


Figure 8. Plan view and cross-section sketches of proposed project. Sketches for permit application purposes only.

LINE	BEARING	DISTANCE
11	S 41°10'51" E	23.40'
12	S 47°20'39" E	49.86'
13	S 31°52'17" E	41.05'
14	S 40°58'28" E	26.10'

T.M. #2-34-6.00-191.00



- LEGEND:**
- IRON PIN (FOUND)
 - ▲ IRON ROD (FOUND)
 - POINT

NOTES:
 THIS PARCEL IS IN FRONT OF A (A) & (B) (NO S.P.)
 FINAL 1000000000, APR 10, 2018
 ALL MEASUREMENTS MUST BE VERIFIED BY THE OWNER,
 GENERAL CONTRACTOR AND/OR THE DESIGNER.
 PLEASE CONTACT TERRY C. BERRY (302-655-7722)
 AND THE H.O.A. (NORSE RESTRICTIVE COVENANTS)
 THIS DRAWING DOES NOT VERIFY THE DISTANCE
 OR NON-DISTANCE OF UTILITIES, LINES,
 RIGHTS-OF-WAY OR EASEMENTS IN REFERENCE TO
 OR LOCATED ON THIS PROPERTY.
 NO TITLE SEARCH PROVIDED OR STRIKING
 CURRY CASE, SUBURBAN

**BOUNDARY SURVEY PLAN FOR
 FRED WAYNE JUSTICE &
 DEBORAH STARKE JUSTICE**

208 WATERFORD DRIVE, LEWES
 LOT #3 OF "WEBB'S LANDING" SUBDIVISION
 INDIAN RIVER HUNDRED SUSSEX COUNTY
 STATE OF DELAWARE
 MARCH 19, 2024 SCALE: 1" = 40'

FORESIGHT Services
 Surveying & Precision Measurement