

**Section 1: Applicant Identification**

1. Applicant's Name: Dustin & Jackelyn Schell Telephone #: (302) 236-2971  
 Mailing Address: 31436 Melloy Court Fax #: \_\_\_\_\_  
Lewes DE 19958 E-mail: dustinbschell@gmail.com
2. Consultant's Name: Evelyn Maurmeyer Company Name: CER, Inc.  
 Mailing Address: PO Box 674 Telephone #: (302) 645-9610  
Lewes, DE 19958 Fax #: (302) 645-4332  
 E-mail: maurmeyer@udel.edu
3. Contractor's Name: Josh Sharp Company Name: W. Paynter Sharp & Sons, Inc.  
 Mailing Address: 28443 Paynter Rd. Telephone #: (302) 684-8508  
Milton DE 19968 Fax #: \_\_\_\_\_  
 E-mail: \_\_\_\_\_

**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 construct a 6' long x 4' wide pier and a 5' wide x 18' long dock to moor kayaks and paddleboards (non-motorized vessels).
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 type="checkbox"/> I. Rip-Rap Sills and Revetments	<input type="checkbox"/> P. Stormwater Management
<input type="checkbox"/> D. Channel Modifications/Dams	<input checked="" 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: 31436 Melloy Ct. County:  N.C.  Kent  Sussex  
Lewes DE 19958 Site owner 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: 334-5.00-424.00 Subdivision Name: Edgewater Estates

WSLS 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"/>	WA <input type="checkbox"/>
Corps Permit:	SPGP 18 <input type="checkbox"/>	20 <input type="checkbox"/>	Nationwide Permit #: _____
Received Date:	_____	Project Scientist:	_____
Fee Received?	Yes <input type="checkbox"/>	No <input type="checkbox"/>	Amt: \$ _____
Public Notice #:	_____	Receipt #:	_____
	Public Notice Dates: ON		OFF

Section 3: Project Location (Continued)

10. Name of waterbody at Project Location: Red Mill Pond waterbody is a tributary to: Dammed upstream reach of Old Mill Creek

11. Is the waterbody:  Tidal  Non-tidal Waterbody width at mean low or ordinary high water 61'

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:  
CJ Wetlands LLC

(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:  
None

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): \_\_\_\_\_

\*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: \_\_\_\_\_  
None required

Type of Permit: (non-navigable waterway) 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, DUSTIN B. SHELL, 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:**

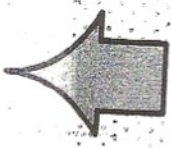
I hereby certify that the information on this form and on the attached plans are true and accurate to the best of my knowledge. I further understand that the Department may request information in addition to that set forth herein if deemed necessary to appropriately consider this application.

*Evelyn Maurmeyer* 6/23/2023  
Agent's Signature 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.

*D. Shell* JUNE 21, 2023  
Applicant's Signature Date  
DUSTIN B. SHELL  
Print Name



**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.

*J. Parmer Shery & Son, Inc* 06/21/2023  
Contractor's Name Date  
Josh Shery  
Print Name

**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.

1. Briefly describe the project. (Attach additional sheets as necessary.)

Proposed construction of a 6' long x 4' wide pier and 5' wide x 18' long dock.

2. 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						
Pier	4+ *	4'	6'	n/a	n/a	new
Dock	8± *	5'	18'	n/a	n/a	"
* Exact number of pilings to be determined by contractor						
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 \_\_\_\_\_

3. Approximately how wide is the waterway at this project site? 61' ft. (measured from MLW to MLW) (measured on site by applicant)

4. What will be the mean low water depth at the most channelward end of the mooring facility? 2.25 ft.

5. 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.

Salt-treated wood

6. 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? n/a ft.

8. Describe the vessels that will be berthed at the docking facility. Please draw proposed vessel locations on plans and drawings.

Make/model <u>kayak</u>	length <u>10'</u>	width <u>30"</u>	draft <u>&lt; 1'</u>
Make/model <u>paddle board</u>	length <u>12'</u>	width <u>32"</u>	draft <u>&lt; 1'</u>
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.

Not required for non-motorized vessels

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.

none

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.

See attached letter.

14. What is the width of the waterfront property frontage adjacent to subaqueous lands? 273 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.

**CONSTRUCTION OF 6' LONG X 4' WIDE PIER  
AND 5' WIDE X 18' LONG DOCK**

IN: Red Mill Pond

AT: 31436 Melloy Court, Edgewater Estates,  
Lewes, Sussex County, DE 19958  
(Tax Map Parcel #334-5.00-424.00)

APPLICANTS: Dustin & Jackelyn Schell

DATE: April 8, 2024

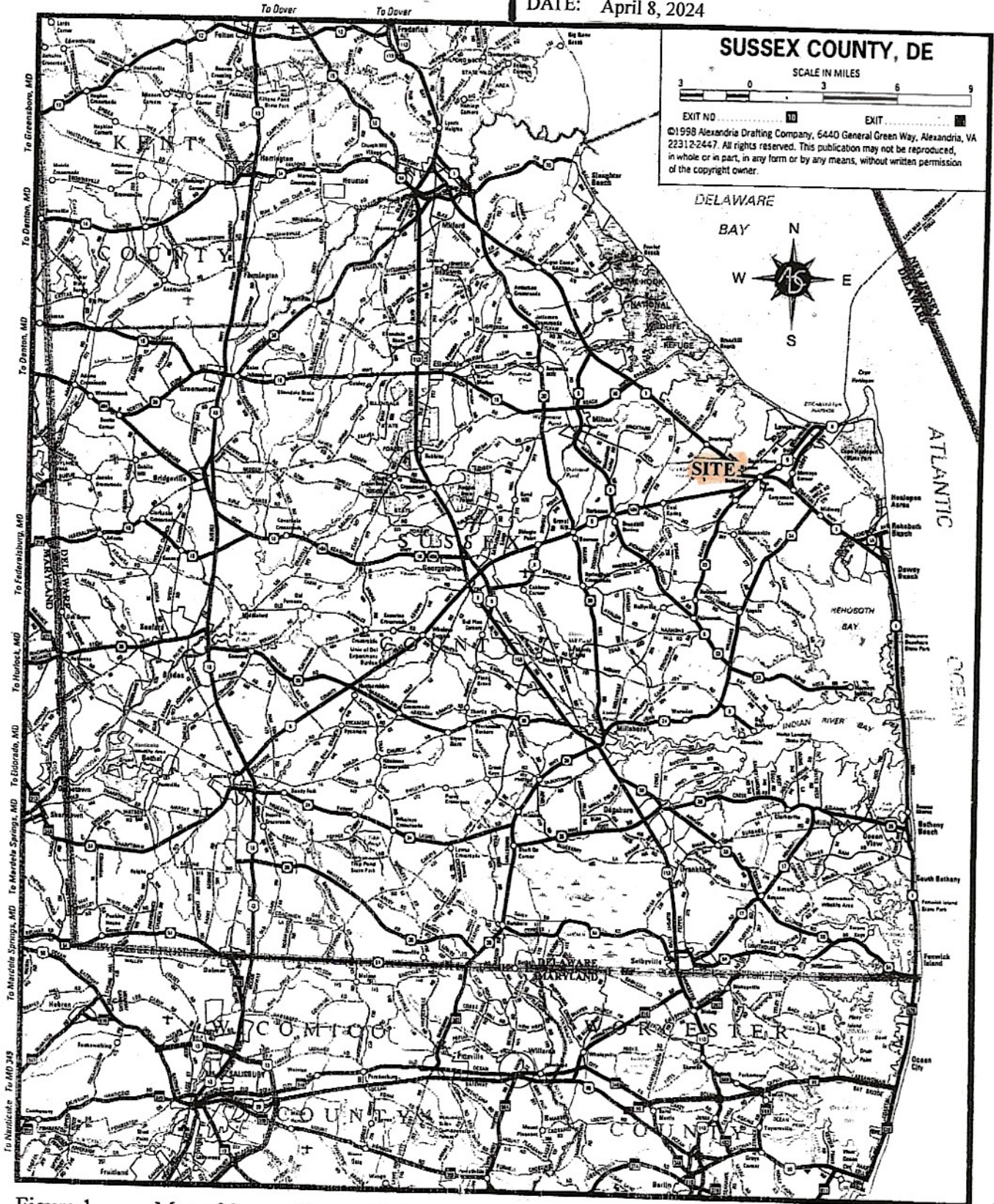
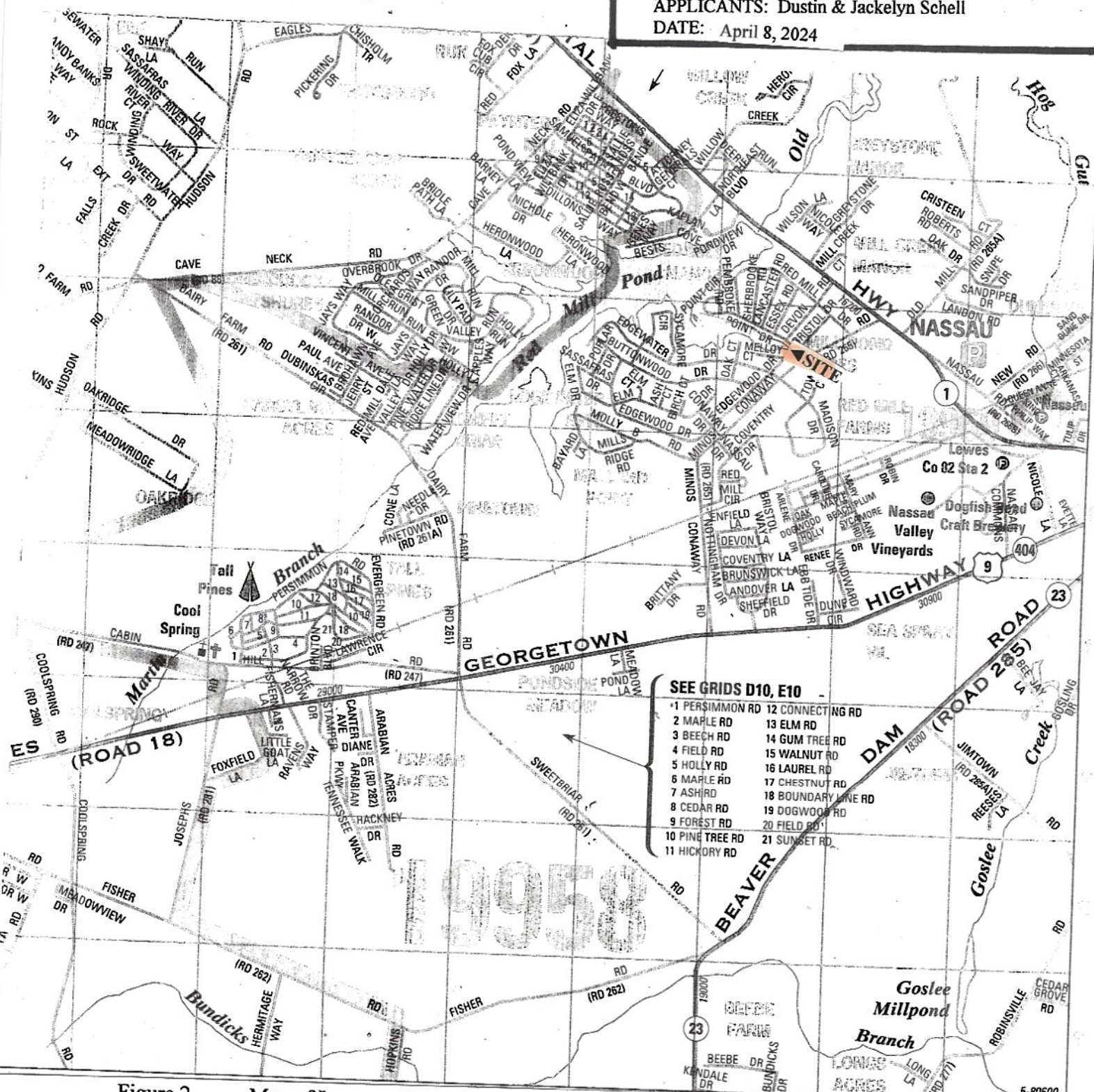


Figure 1. Map of Sussex County, Delaware, showing site location, Lewes.

**CONSTRUCTION OF 6' LONG X 4' WIDE FLEK  
AND 5' WIDE X 18' LONG DOCK**

IN: Red Mill Pond  
 AT: 31436 Melloy Court, Edgewater Estates,  
 Lewes, Sussex County, DE 19958  
 (Tax Map Parcel #334-5.00-424.00)  
 APPLICANTS: Dustin & Jackelyn Schell  
 DATE: April 8, 2024



**SEE GRIDS D10, E10**

- \*1 PERSIMMON RD
- 2 MAPLE RD
- 3 BEECH RD
- 4 FIELD RD
- 5 HOLLY RD
- 6 MAPLE RD
- 7 ASH RD
- 8 CEDAR RD
- 9 FOREST RD
- 10 PINE TREE RD
- 11 HICKORY RD
- 12 CONNECTING RD
- 13 ELM RD
- 14 GUM TREE RD
- 15 WALNUT RD
- 16 LAUREL RD
- 17 CHESTNUT RD
- 18 BOUNDARY LINE RD
- 19 DOGWOOD RD
- 20 FIELD RD
- 21 SUNSET RD

Figure 2. Map of Lewes and vicinity, Sussex County, Delaware, showing site location, 31436 Melloy Court, Edgewater Estates. Directions to site (from Dover, DE): SR-1 southbound toward Lewes; pass Red Mill Pond (on right), turn right onto Minos Conaway Road; right onto Edgewater Drive; right onto Edgewood Court to cul-de-sac at Melloy Court; site is on right, house at 31436 Melloy Court. Also see Figure 3.

**CONSTRUCTION OF 6' LONG X 4' WIDE PIER  
AND 5' WIDE X 18' LONG DOCK**

IN: Red Mill Pond  
 AT: 31436 Melloy Court, Edgewater Estates,  
 Lewes, Sussex County, DE 19958  
 (Tax Map Parcel #334-5.00-424.00)

APPLICANTS: Dustin & Jackelyn Schell  
 DATE: April 8, 2024.



Figure 3. Sussex County Tax Map showing site location, Tax Map Parcel #334-5.00-424.00 (31436 Melloy Court, Edgewater Estates). Names and addresses of adjoining property owners:

<u>Tax Map Parcel #</u>	<u>Name, Address of Owner</u>
334-5.00-423.00	Jonathan & Patricia Ann Bartles, 31451 Melloy Court, Lewes DE 19958
334-5.00-236.00	David & Julie Ann Allin, 31362 Edgewater Dr., Lewes, DE 19958
334-1.00-2.00 (Red Mill Pond)	CJ Wetlands LC, 30045 Eagles Crest Road, Milton DE 19968



**CONSTRUCTION OF 6' LONG X 4' WIDE PIER  
AND 5' WIDE X 18 ' LONG DOCK**

IN: Red Mill Pond

AT: 31436 Melloy Court, Edgewater Estates,  
Lewes, Sussex County, DE 19958  
(Tax Map Parcel #334-5.00-424.00)

APPLICANTS: Dustin & Jackelyn Schell

DATE: April 8, 2024

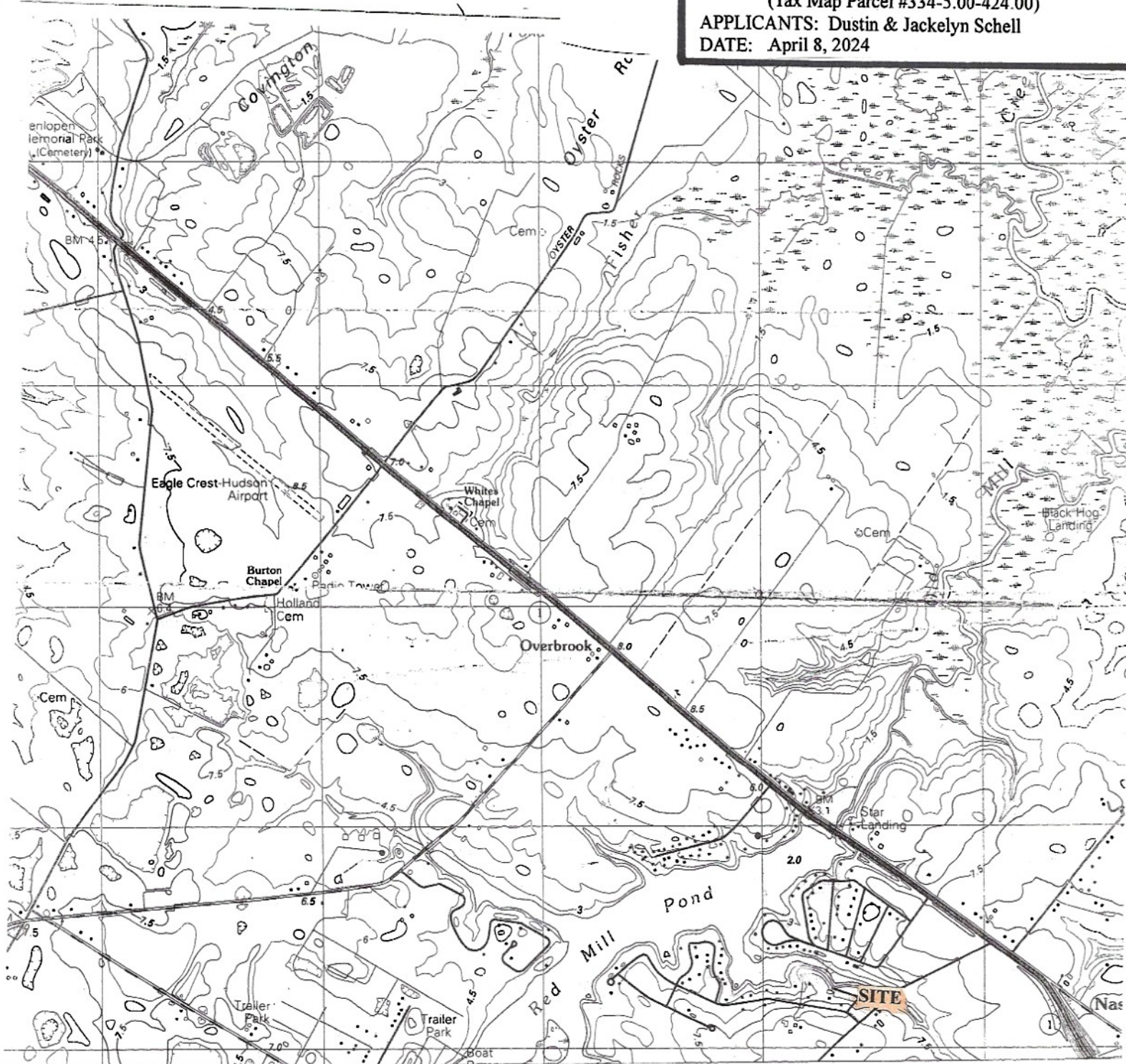


Figure 4. Site location on USGS topographic map, Lewes, Delaware quadrangle. Site is adjacent to Red Mill Pond. Scale: 1" = 2,000'.

**CONSTRUCTION OF 6' LONG X 4' WIDE PIER  
AND 5' WIDE X 18' LONG DOCK**

IN: Red Mill Pond

AT: 31436 Melloy Court, Edgewater Estates,  
Lewes, Sussex County, DE 19958  
(Tax Map Parcel #334-5.00-424.00)

APPLICANTS: Dustin & Jackelyn Schell

DATE: April 8, 2024



Figure 5. Aerial photograph of site, 31436 Melloy Court, Edgewater Estates, Lewes, Sussex County, Delaware (Tax Map Parcel #334-5.00-424.00). OHW width of waterway (as measured on site by applicant) = 61'. Applicants propose to construct a 6' long x 4' wide pier and a 5' wide x 18' long dock to launch/moor kayaks and paddleboards (non-motorized vessels). See Figure 7 for plan view and cross-section sketches. Note existing docks at adjacent property, and across the waterway.

**CONSTRUCTION OF 6' LONG X 4' WIDE PIER  
AND 5' WIDE X 18' LONG DOCK**

IN: Red Mill Pond

AT: 31436 Melloy Court, Edgewater Estates,  
Lewes, Sussex County, DE 19958  
(Tax Map Parcel #334-5.00-424.00)

APPLICANTS: Dustin & Jackelyn Schell

DATE: April 8, 2024



Figure 6. Ground level photograph of site (foreground), 31436 Melloy Court, Edgewater Estates, Lewes, Sussex County, Delaware (Tax Map Parcel #334-5.00-424.00). OHW width of waterway (as measured on site by applicant) = 61'. Applicants propose to construct a 6' long x 4' wide pier and a 5' wide x 18' long dock to launch/moor kayaks and paddleboards (non-motorized vessels). Note piers and docks present across the waterway. See Figure 7 for plan view and cross-section sketches.

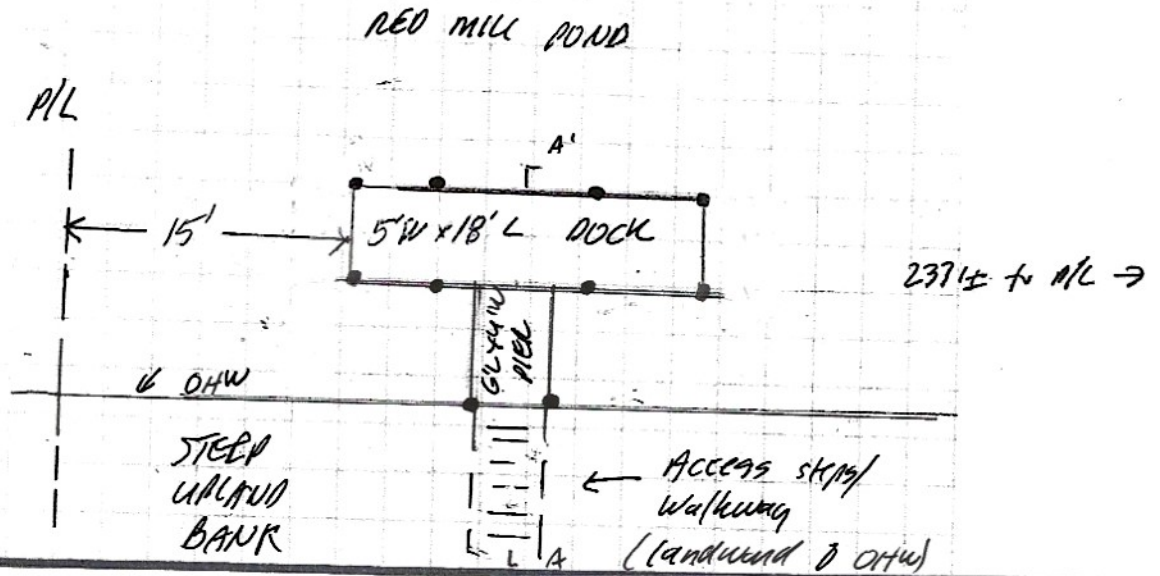
**CONSTRUCTION OF 6' LONG X 4' WIDE PIER  
AND 5' WIDE X 18' LONG DOCK**

IN: Red Mill Pond  
AT: 31436 Melloy Court, Edgewater Estates,  
Lewes, Sussex County, DE 19958  
(Tax Map Parcel #334-5.00-424.00)

APPLICANTS: Dustin & Jackelyn Schell

DATE: April 8, 2024

(a) PLAN VIEW SKETCH (1" = 10')



(b) CROSS SECTION SKETCH (1" = 5')

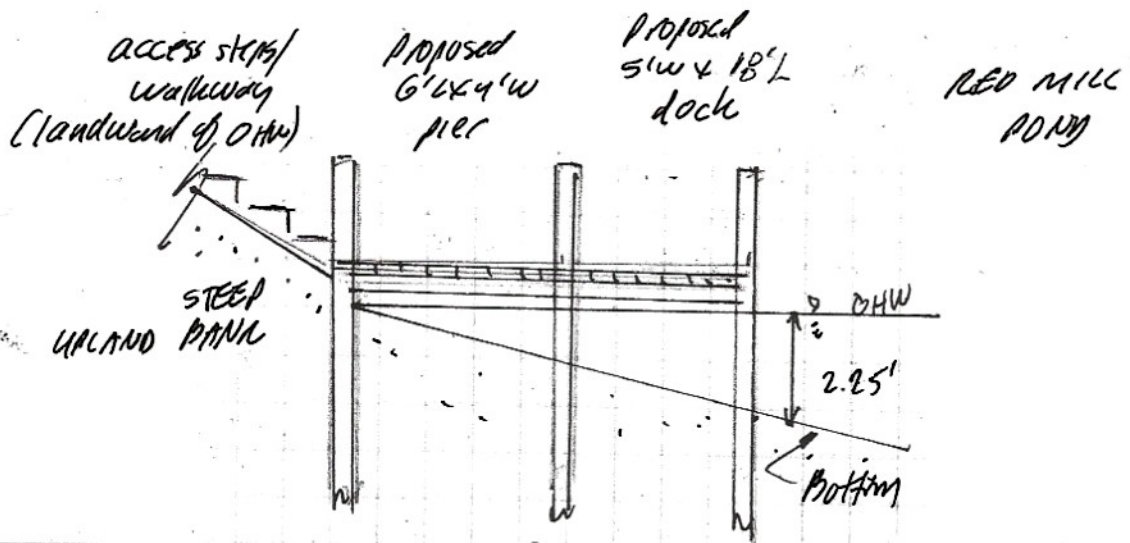


Figure 7. Plan view and cross-section sketches of proposed project. Sketches for permit application purposes only.

TAX MAP #: 3-34 5.00 424.00  
PREPARED BY & RETURN TO:  
Tunnell & Raysor, P.A.  
770 Kings Highway  
Lewes, DE 19958  
File No. HD27033/JCK

THIS DEED, made this September 30, 2022,

- BETWEEN -

MARK A. BLAZEJAK, TRUSTEE OF THE MARK A. BLAZEJAK AND MARY KAY BLAZEJAK JOINT REVOCABLE TRUST DATED MAY 4, 2022 and MARY KAY BLAZEJAK, TRUSTEE OF THE MARK A. BLAZEJAK AND MARY KAY BLAZEJAK JOINT REVOCABLE TRUST DATED MAY 4, 2022, of 30976 Edgewater Drive, Lewes, DE 19958, parties of the first part,

- AND -

DUSTIN BRADFORD SCHELL and JACKELYN SCHELL, of 31436 Melloy Court, Lewes, DE 19958, as tenants by the entireties, parties of the second part.

**WITNESSETH:** That the said parties of the first part, for and in consideration of the sum of **ONE DOLLAR (\$1.00)**, lawful money of the United States of America, the receipt whereof is hereby acknowledged, hereby grant and convey unto the parties of the second part, and their heirs and assigns, in fee simple, the following described lands, situate, lying and being in Sussex County, State of Delaware:

All that certain lot, piece or parcel of land, situate, lying and being in Lewes and Rehoboth Hundred, Sussex County, and State of Delaware, being known and designated as Lot 10, Shady Side, being more particularly described as follows, to wit:

Beginning at a concrete monument situate on the Easterly side of Edgewood Drive, said monument being further located 260' more or less Northerly of the centerline of Edgewater Drive and being a corner for these lands and Lot 1, Section One, Edgewater

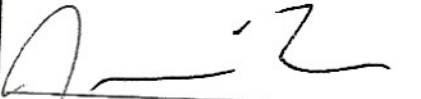
Estates; thence by and with the Easterly side of Edgewood Drive and the Easterly side of Melloy Court, the following three (3) courses and distances: 1) North, 55 degrees 43 minutes 35 seconds East, 22.61' to a point; 2) thence along a curve bearing to the right, said curve having a Delta Angle of 71 degrees 20 minutes 40 seconds and a Radius of 25.00', an Arc Distance of 31.13' to a point; 3) thence along a curve bearing to the left, said curve having a Delta Angle of 125 degrees 35 minutes 30 seconds and a Radius of 50.00', and Arc Distance of 109.60' to a concrete monument, said monument being a corner for these lands and Lot 9; thence by and with Lot 9, South, 88 degrees 30 minutes 15 seconds East, 78.00' to an iron pipe, said pipe being a corner for these lands and Lot 9; thence continuing by and with Lot 9, North, 19 degrees 32 minutes 10 seconds East, 108.2' to a point on the shoreline of Red Mill Pond, said point being a corner for these lands and Lot 9; thence by and with the shoreline of Red Mill Pond, the following three (3) courses and distances: 1) South, 62 degrees 30 minutes East, 143' to a point; 2) thence North, 65 degrees East, 57' to a point; 3) thence South, 70 degrees East, 73' to a point on the Westerly side of County Route 265, said point being a corner for these lands and Lot 33, Block L, Mill Pond Acres; thence by and with the Westerly side of County Route 265 and along a curve bearing to the left, said curve having a Delta Angle of 11 degrees 38 minutes 54 seconds and a Radius of 1,626.00', an Arc Distance of 330.57' to a stone, said stone being a corner for these lands and Lot 1, Section One, Edgewater Estates; thence by and with Lot 1, North, 70 degrees 27 minutes 50 seconds West, 210.65' to a concrete monument on the Easterly side of Edgewood Drive, said monument being the point and place of beginning. The above described parcel contains 38,720 square feet of land, more or less.

BEING the same lands conveyed to Mark A. Blazejak and Mary Kay Blazejak, Trustees of the Mark A. Blazejak and Mary Kay Blazejak Joint Revocable Trust Dated May 4, 2022 from Mark A. Blazejak and Mary K. Blazejak, by Deed dated May 4, 2022, recorded in the Office of the Recorder of Deeds in and for Sussex County, Delaware, on May 5, 2022, in Deed Book 5695, Page 330.

**SUBJECT** to any and all restrictions, reservations, conditions, easements and agreements of record in the Office of the Recorder of Deeds in and for Sussex County, Delaware.


**IN WITNESS WHEREOF**, the parties of the first part have hereunto set their hands and seals the day and year first above written.

MARK A. BLAZEJAK, TRUSTEE OF  
THE MARK A. BLAZEJAK AND MARY  
KAY BLAZEJAK JOINT REVOCABLE  
TRUST DATED MAY 4, 2022

  
\_\_\_\_\_  
Witness

By:  \_\_\_\_\_ (SEAL)

MARY KAY BLAZEJAK, TRUSTEE OF  
THE MARK A. BLAZEJAK AND MARY  
KAY BLAZEJAK JOINT REVOCABLE  
TRUST DATED MAY 4, 2022

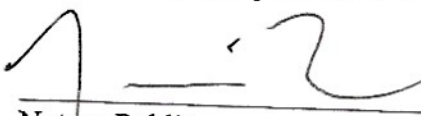
  
\_\_\_\_\_  
Witness

By:  \_\_\_\_\_ (SEAL)

STATE OF DELAWARE, COUNTY OF SUSSEX: to-wit

**BE IT REMEMBERED**, that on September 30, 2022, personally came before me, the subscriber, Mark A. Blazejak, Trustee of the Mark A. Blazejak and Mary Kay Blazejak Joint Revocable Trust Dated May 4, 2022 and Mary Kay Blazejak, Trustee of the Mark A. Blazejak and Mary Kay Blazejak Joint Revocable Trust Dated May 4, 2022, parties of the first part to this Indenture, known to me personally to be such, and acknowledged this Indenture to be their act and deed.

GIVEN under my Hand and Seal of Office the day and year aforesaid.

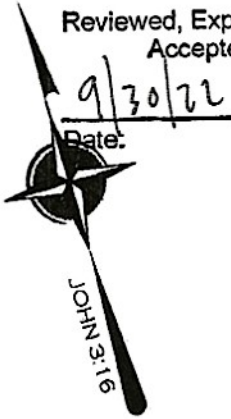
  
\_\_\_\_\_  
Notary Public

**JAMIE C. KING**  
ATTORNEY AT LAW WITH  
POWER TO ACT AS NOTARY PUBLIC  
PER 29 DEL. C SEC 4323 (A)3

My Commission Expires: \_\_\_\_\_

Reviewed, Explained, Understood, Approved,  
Accepted and Copy Received.

ONLY PLANS INCORPORATING AN ORIGINAL EMBOSSED / RED SEAL & SIGNATURE ARE CONSIDERED TO BE OFFICIAL AND RELIED UPON BY THE USER



Date: 9/30/22  
*John Schell*  
*Jackelyn Warren Schell*

LINE	BEARING	DIST.
L1	S 62°30'00" E	143.00'
L2	N 65°00'00" E	57.00'
L3	S 70°30'31" E	73.75'

RED MILL POND

LOT 9

SPLIT RAIL FENCE 0.7' ON LOT 9

LOT 10  
38,779 ± S.F.

MELLOY COURT  
50' R/W

MINOS CONAWAY ROAD  
50' R/W

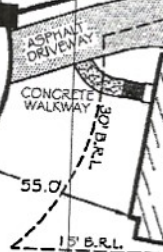
N 55°43'35" E  
22.61'

210.65'  
N 70°27'50" W

EDGEWATER ESTATES  
SECTION 1  
LOT 1

108.20' (TOTAL)  
N 19°32'10" E  
104.06'

S 88°30'15" E  
78.00'



**NOTES**

- CLASSIFICATION OF SURVEY: SUBURBAN
- BUILDING RESTRICTION LINES (B.R.L.) (PER SUSSEX COUNTY)  
MELLOY COURT 30' (PER COUNTY)  
MINOS CONAWAY RD. 40' (PER PLAT)  
ALL OTHER 15'
- SETBACKS SHOWN AS PER SUSSEX COUNTY & MAY DIFFER FROM THE HOME OWNERS ASSOCIATION (HOA) SETBACKS. ANY USER OF SAID INFORMATION IS URGED TO DIRECTLY CONTACT THE LOCAL AGENCY AND HOA, IF APPLICABLE, TO VERIFY IN WRITING ALL SETBACKS & REQUIREMENTS.
- ALL SIDE AND REAR LOT LINES RESERVED FOR THE CENTERLINE OF A 10' WIDE DRAINAGE AND UTILITY EASEMENT. (PER PLAT 1845)
- NO TITLE REPORT WAS PROVIDED FOR OUR USE, THEREFORE THIS BOUNDARY SURVEY IS SUBJECT TO ANY ENCUMBRANCES, RESTRICTIONS, EASEMENTS, AND/OR RIGHTS OF WAY THAT MIGHT BE REVEALED BY A THOROUGH TITLE SEARCH.

I, BRADLEY A. ABSHER, REGISTERED AS A PROFESSIONAL LAND SURVEYOR IN THE STATE OF DELAWARE, HEREBY STATE THAT THE INFORMATION SHOWN ON THIS PLAN HAS BEEN PREPARED UNDER MY SUPERVISION AND MEETS THE STANDARDS OF PRACTICE AS ESTABLISHED BY THE STATE OF DELAWARE BOARD OF PROFESSIONAL LAND SURVEYORS. ANY CHANGES TO THE PROPERTY CONDITIONS, IMPROVEMENTS, BOUNDARY OR PROPERTY CORNERS AFTER THE DATE SHOWN HEREON SHALL NECESSITATE A NEW REVIEW AND CERTIFICATION FOR ANY OFFICIAL OR LEGAL USE.

*Bradley A. Absher*  
BRADLEY A. ABSHER, DE PLS # 735  
DATE 9.22.22

**LEGEND**

- IRON PIPE FOUND
- CONCRETE MONUMENT FOUND
- ▲ DRILL HOLE SET
- △ STONE FOUND
- UNMARKED POINT

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	31.13'	25.00'	71°20'41"	S 88°36'05" E	29.16'
C2	109.60'	50.00'	125°35'32"	N 64°16'30" E	88.94'
C3	330.57'	1826.00'	10°22'21"	S 62°04'19" W	330.12'

**BOUNDARY SURVEY PLAN**

LOT 10  
SHADY SIDE

FOR

DUSTIN BRADFORD SCHELL & JACKELYN WARREN SCHELL

31436 MELLOY COURT, LEWES, DE 19958

**TRUE NORTH**



**LAND SURVEYING**

35360 ATLANTIC AVENUE  
MILLVILLE, DE 19967  
302-539-2488

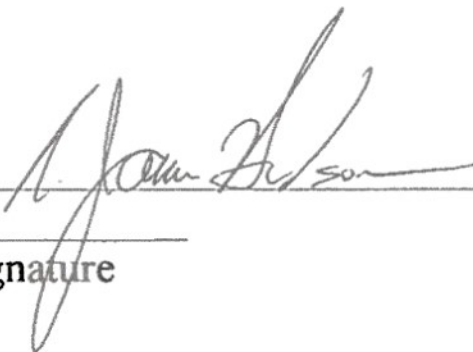
TAX MAP	3-34 - 5.00 - 424.00
STATE	DELAWARE
COUNTY	SUSSEX
HUNDRED	LEWES & REHOBOTH
TOWN	-
AREA	38,779 ± SQ. FT.
DEED REF.	5695 / 330
PLAT REF.	18 / 45 & D.B. 2579 / 70
DRAWN BY	JMH
DATE	09 / 22 / 2022
SCALE	1" = 60'
SURVEY #	DE - 03913

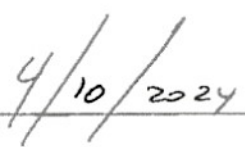


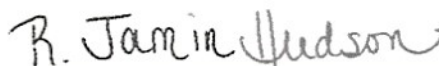
Matthew Jones  
Wetlands and Waterways Section, DNREC  
89 Kings Highway  
Dover, DE 19901

Mr. Jones:

As the owner of Red Mill Pond (Edgewater Estates, Lewes, Sussex County, Delaware (Tax Map Parcel #334-1.00-2.00)), I hereby authorize Dustin and Jackelyn Schell to construct a 6' long x 4' wide pier and a 5' wide x 18' long dock in Red Mill Pond at 31436 Melloy Court, Edgewater Estates, Lewes, Sussex County, Delaware (Tax Map Parcel #334-5.00-424.00).

  
\_\_\_\_\_  
Signature

  
\_\_\_\_\_  
Date

  
\_\_\_\_\_  
Name (printed) for CJ Wetlands, LLC