

Section 1: Applicant Identification

REVISED AUGUST 20, 2025

1. Applicant's Name: Michael Emerson, David Telephone #: _____
 Mailing Address: Lorence, Mark & Jerren Fax #: _____
Pellicano, 7001 Croom Station Rd. E-mail: _____
Upper Marlboro MD 20772
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: JKFC Builders Company Name: _____
 Mailing Address: 36378 Tall Grass Ct. Telephone #: (443) 497-9204
Lewes DE 19958 Fax #: _____
 E-mail: jkfc.builders@aol.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 construct a 20' long x 4' wide
dock (along existing bulkhead) to store/launch kayaks/canoes/
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 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: _____
35 N. Pennsylvania Ave.
Bethany Beach DE 19930
- County: ☐ N.C. ☐ Kent ☒ Sussex
 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: 134-13.20-3.00 Subdivision Name: Town of Bethany Beach

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 #: _____		Individual Permit # _____	
Received Date: _____		Project Scientist: _____	
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: Bethany Beach Canal waterbody is a tributary to: Assawoman Canal

11. Is the waterbody: ☒ Tidal ☐ Non-tidal Waterbody width at mean low or ordinary high water 70' ±

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:
Town of Bethany Beach owns Bethany Beach Canal*

(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:
Application under review by Kaylee Groce, W&WS.

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: _____

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: _____

* 12. Written permission from Town of Bethany Beach requested; to be submitted upon receipt.

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, David C. Lorende, 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
Mailing Address: CER, Inc.
PO Box 674
Lewes DE 19958

Telephone #: (302) 645-9610
Fax #: (302) 645-4332
E-mail: maurmeyer@udel.edu

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
Agent's Signature

6/27/2017
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.

David C. Lorende
Applicant's Signature

6.17.21
Date

DAVID C. LORENDE MICHAEL B. EMERSON JERRIE E. PELICANO MARK S. PELICANO
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.

JKFC Builders
Contractor's Name

Date

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.)

Applicants propose to construct a 47' long x 2' wide cantilevered dock along the existing bulkhead.

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						
Dock	0	2'	47'	2'	47'	new
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? 70± ft. (measured from MLW to MLW)
4. What will be the mean low water depth at the most channelward end of the mooring facility? 1.5 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.
 Pressure treated framing material, IPE decking
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. **Non-motorized vessels**

Make/model <u>Kayaks</u>	length <u>12' ±</u>	width <u>30" ±</u>	draft <u>< 1'</u>
Make/model <u>Canoes</u>	length <u>15' ±</u>	width <u>30" ±</u>	draft <u>< 1'</u>
Make/model <u>Paddleboard</u>	length <u>12' ±</u>	width <u>32" ±</u>	draft <u>< 1'</u>
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? X Yes _____ No

12. Do you plan to reach the boat docking facility from your own upland property? X 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? X 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? 80 ft.

Will any portion of the structure or any vessel be placed within 10 feet of your neighbor's property line?

_____ Yes X No

If yes, a letter of no objection from the adjacent property owner must be included with this application.

- *13. Building permit form Town of Bethany Beach attached. Written permission specifically for dock has been requested; to be submitted upon receipt.



Town of Bethany Beach
Application for a Building Permit

Permit No: BLD24-00193

Permit Fee: \$465.00

Construction Cost (\$): 69615

Owners: MICHAEL B EMERSON

Address: D LORENCE; M PELLICANO; J PELLICANO 7001 CROOM STATION RD UPPER MARLBORO, MD 20772

Builder: MARNIE CUSTOM HOMES (JEFF 302-217-2480)

I/We hereby apply for a permit for a Residential Alteration on property owned by me/us described as BLOCK 3 LOT 2 ON 35 N PENNSYLVANIA AVE. BETHANY BEACH DE 19930

ZONING DISTRICT R-1

FLOOD PLAIN ZONE NAVD AE - Base Flood Elev. Determined

to be used for the purposes of the following:

NEW POOL, FENCE AND PERMEABLE PAVING

The applicant hereby agrees to adhere strictly to the approved plans, specification and materials unless authorized by the Bethany Beach Building Official, not to occupy this building or premises for the above-stated purpose until a Certificate of Occupancy has been issued by the Building Inspector and the Town Manager of Bethany Beach, to abide by all Codes and Ordinances of the Town of Bethany Beach, and also agrees to repair or pay the reasonable cost of repair to any public or private property damaged in the course of the work hereby authorized. The applicant furthermore acknowledges that it is the obligation of the applicant and/or his agent to insure that any work performed under the Building Permit is in strict compliance with Bethany Beach Zoning Code and/or other relevant Town ordinances, and that any building permit is void to the extent it supports to authorize work in violation of such Code and/or ordinances. The incorrect issuance of a building permit by the Bethany Beach Building Inspector does not exempt the applicant and/or his agent from any of the provisions of the Bethany Beach Zoning Code or Town Ordinances, not stop the Town from compelling compliance therewith.

DATE: 5.22.2024 APPLICANT SIGNATURE: [Signature]

FOR BUILDING INSPECTOR ONLY

A Certificate of Occupancy (CO) will not be issued until the following are complete: house numbers installed; driveway completed; final electrical and plumbing inspection complete; and Code violations found in final inspection completed; and all swales installed along road.

Approved by: [Signature] Date Permit Issued: 5/22/2024

Building Inspector: [Signature]

**** A County Permit May Be Required ****

Town Ordinance No. S.S. 80-7 & 80-8

TM #1-34-13.20-3.00
PREPARED BY & RETURN TO:
The Smith Firm, LLC
8866 Riverside Dr.
Seaford, DE 19973
File No. C23-24/

This Deed, made this 27th day of September, 2023,

- BETWEEN -

PELICAN III, LLC, of 7001 Croom Station Road, Upper Marlboro, MD 20772, party
of the first part,

- AND -

MICHAEL BRIAN EMERSON and DAVID CHRISTOPHER LORENCE, husband
and husband, as tenants by the entirety with the right of survivorship and not as tenants in
common, (as to a one-half (1/2) undivided interest), and MARK S. PELLICANO and
JERREN E. PELLICANO, husband and wife, as tenants by the entirety with the right of
survivorship and not as tenants in common, (as to a one-half (1/2) undivided interest) of 7001
Croom Station Road, Upper Marlboro, MD 20772, parties of the second part.

WITNESSETH: That the said party of the first part, for and in consideration of the sum
of **One and 00/100 Dollars (\$1.00)**, lawful money of the United States of America, the receipt
whereof is hereby acknowledged, hereby grants and conveys 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 and parcel of land, situate, lying and being on the south
side of First Street in the Town of Bethany Beach, Baltimore Hundred, Sussex
County, Delaware, generally known as LOT NO. 2, in BLOCK 3, and designated
upon the MAP OF BETHANY BEACH now of record in the Office of the

Recorder of Deeds, in and for Sussex County, Delaware in Deed Record C.C.N. No. 138, page 600, as references thereto being had will more fully and at large appear. As set forth more particularly in a survey by True North Land Surveying dated October 24, 2018 in Deed Book 4979, page 234.

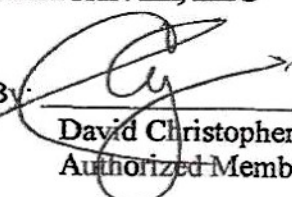
BEING the same lands conveyed to Pelican III, LLC from Michael Brian Emerson and David Christopher Lorence, by Deed dated June 21, 2019, recorded in the Office of the Recorder of Deeds in and for Sussex County, Delaware, on July 19, 2019, in Deed Book 5092, Page 51.

SUBJECT TO ALL covenants, conditions, restrictions and easements of record, this reference to which shall not be construed to reimpose the same.

IN WITNESS WHEREOF, the said Pelican III, LLC, a Delaware limited liability company, has caused its name to be hereunto set under seal by an authorized member of Pelican III, LLC, the day and year first above written.



Witness

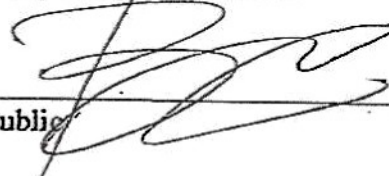
PELICAN III, LLC

By _____ (SEAL)
David Christopher Lorence
Authorized Member

STATE OF DELAWARE, COUNTY OF SUSSEX: to-wit

BE IT REMEMBERED, that on this 27th day of September, A.D. 2023, personally appeared before me, the Subscriber, a Notary Public in and for the State and County aforesaid, David Christopher Lorence, Authorized Member of Pelican III, LLC, a Delaware limited liability company, party to this Indenture, known to me personally to be such, and acknowledged this Indenture to be his act and deed and the act and deed of said limited liability company; that the signature of the Member is in his own proper handwriting and by his/her authority to act; and that the act of signing, sealing, acknowledging and delivering the said Indenture was first duly authorized by a resolution of the limited liability company.

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

BLAKE W. CAREY
Attorney - Bar #5145
Admitted to Delaware Bar: 12/11/2008
Notary
Uniform Law on Notarial Acts
Pursuant to 29 Del. C., Sec 4323(3)



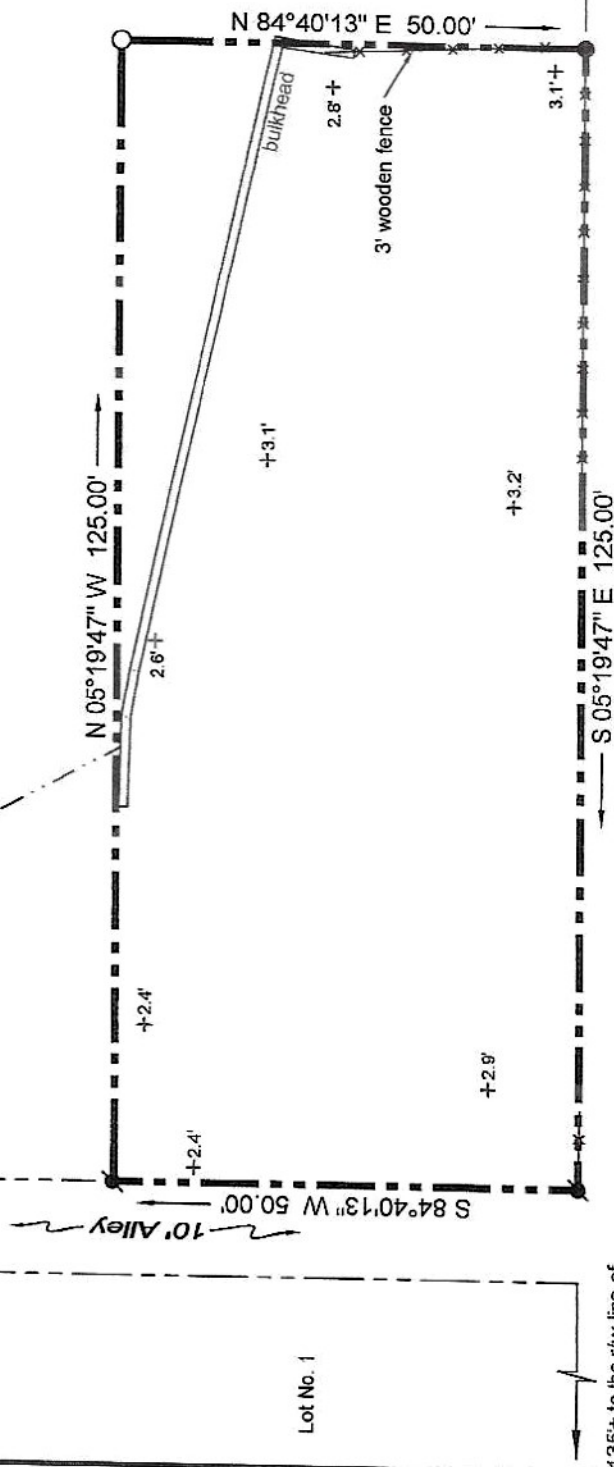
Notary Public

My Commission Expires: _____

REFERENCE DATUM NOTES:

1. VERTICAL DATUM: NAVD '83
(North American Vertical Datum of 1988)
2. HORIZONTAL DATUM: NAD '83
(North American Datum of 1983)

Lands of
Town of Bethany Beach
Db. 4619, Pg. 344



NORTH PENNSYLVANIA AVENUE

- 1/2" PIPE (FD)
 ⚡ 5/8" RE-BAR (FD)
 ○ POINT

SCALE: 1"=20'

AREA: 6,250 SQ. FT.

TAX MAP NO. 1-34-13.20-03

HUNDRED: BALTIMORE

COUNTY: SUSSEX

STATE OF DELAWARE

DATE OF ORIGINAL: 10-10-2022

DRAWN BY: MICHAEL LOVELAND

1.9' 1.8'

Lands of PELICAN III, LLC, A MARYLAND LIMITED LIABILITY COMPANY. Being known as LOT NO. 2, BLOCK NO. 3. Situated in the Town of Bethany Beach.

FIRM INFORMATION:

105083 - 0516 - K

MARCH 16, 2015

ZONE: "AE", B.F.E. = 6.0"

CLASS "A" SURVEY



P.L.S. 711



**SIMPLER
SURVEYING
& ASSOCIATES, INC.**

32486 POWELL FARM ROAD, FRANKFORD, DE 19945

www.delawaresurveyor.com

PHONE: (302) 539-7873 FAX: (302) 539-4336

I, Gregory M. Hook, 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.

NOTES:

- Other than shown, this plat and survey does not verify the existence or nonexistence of right-of-ways and/or easements pertaining to this property. Including but not limited to Tax Ditch Easements.
- No title search provided or stipulated.

(B.R.L.) BUILDING RESTRICTION LINES PER TOWN OF BETHANY BEACH

- FRONT - 20'
- FRONT (N. Pennsylvania Ave.) - 15'
- SIDES - 7'
- REAR - 15'
- ZONING - R-1

Bethany Beach Canal

NOTE:

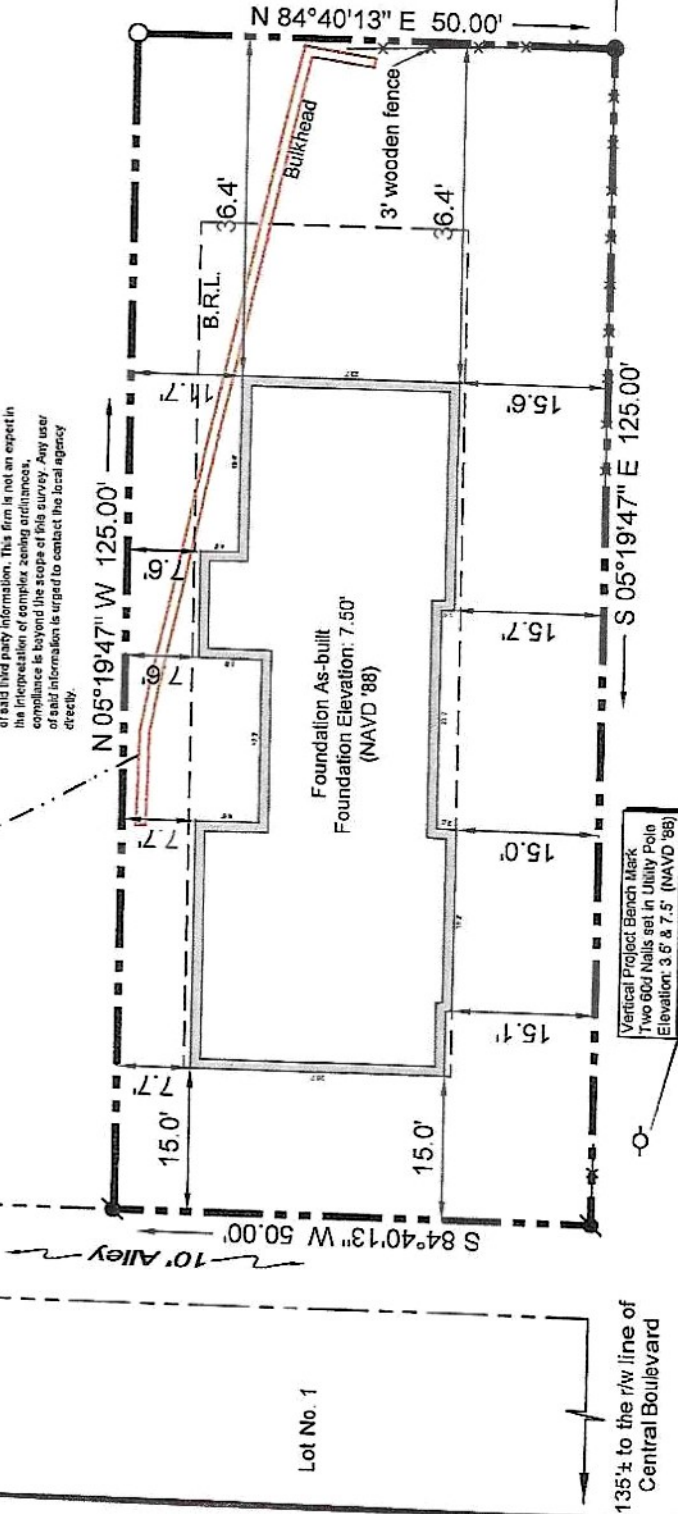
Restrictions shown hereon were obtained by a search of the SCODE300 Library (<http://www.scode300.com/library/030>). No representation is made for the accuracy or completeness of said third party information. This firm is not an expert in the interpretation of complex zoning ordinances, compliance is beyond the scope of this survey. Any user of said information is urged to contact the local agency directly.

REFERENCE DATUM NOTES:

- VERTICAL DATUM: NAVD '88
(North American Vertical Datum of 1988)
- HORIZONTAL DATUM: NAD '83
(North American Datum of 1983)



Lands of
Town of Bethany Beach
Db. 4619, Pg. 344



NORTH PENNSYLVANIA AVENUE

Lands of PELICAN III, LLC, A MARYLAND LIMITED LIABILITY COMPANY. Being known as LOT NO. 2, BLOCK NO. 3. Situated in the Town of Bethany Beach.

1/2" PIPE (FD)

5/8" RE-BAR (FD)

POINT

SCALE: 1"=20' physical centerline

AREA: 6,250 SQ. FT.

TAX MAP NO. 1-34-13.20-03

HUNDRED: BALTIMORE

COUNTY: SUSSEX

STATE OF DELAWARE

DATE OF ORIGINAL: 10-10-2022

DRAWN BY: MICHAEL LOVELAND

FIRM INFORMATION:

105083 - 0516 - K
MARCH 16, 2015
ZONE: "AE", B.F.E. = 6.0'

CLASS "A" SURVEY



**SIMPLER
& ASSOCIATE, INC.**

32486 POWELL FARM ROAD, FRANKFORD, DE 19945

www.delawaresurveyor.com

PHONE: (302) 539-7873 FAX: (302) 539-4336

I, Gregory M. Hook, 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.

CONSTRUCTION OF 47' L x 2' W DOCK

IN: Bethany Beach Canal

AT: 35 N. Pennsylvania Avenue, Bethany Beach,
Sussex Co. DE 19930

Tax Map Parcel #134-13.20-3.00

APPLICANTS: Michael Emerson, David Lorence,
and Mark and Jerren Pellicano

DATE: June 27, 2024

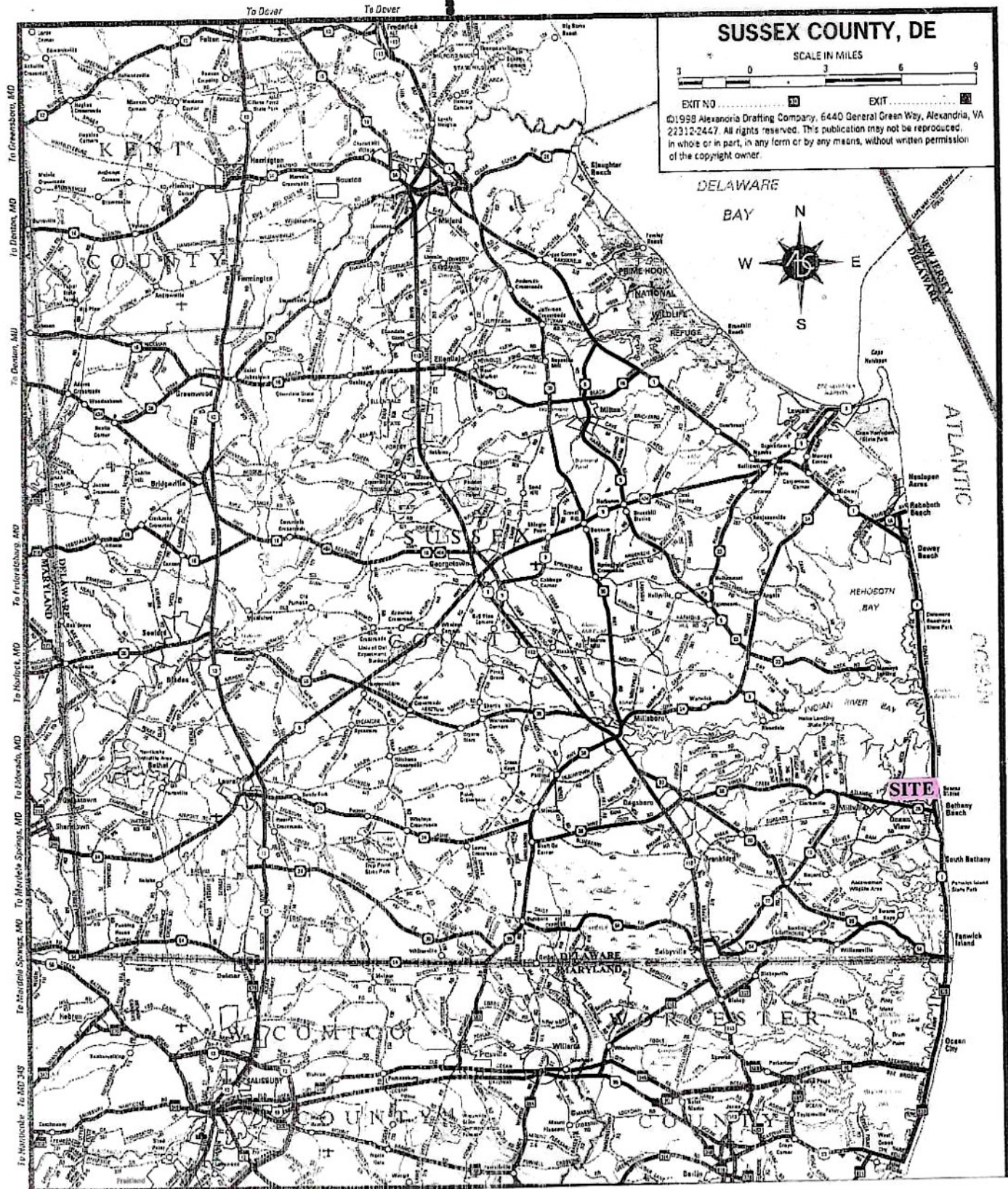


Figure 1. Map of Sussex County, Delaware, showing site location, Bethany Beach.

CONSTRUCTION OF 47' L x 2' W DOCK

IN: Bethany Beach Canal

AT: 35 N. Pennsylvania Avenue, Bethany Beach,
Sussex Co. DE 19930

Tax Map Parcel #134-13.20-3.00

APPLICANTS: Michael Emerson, David Lorence,
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DATE: June 27, 2024

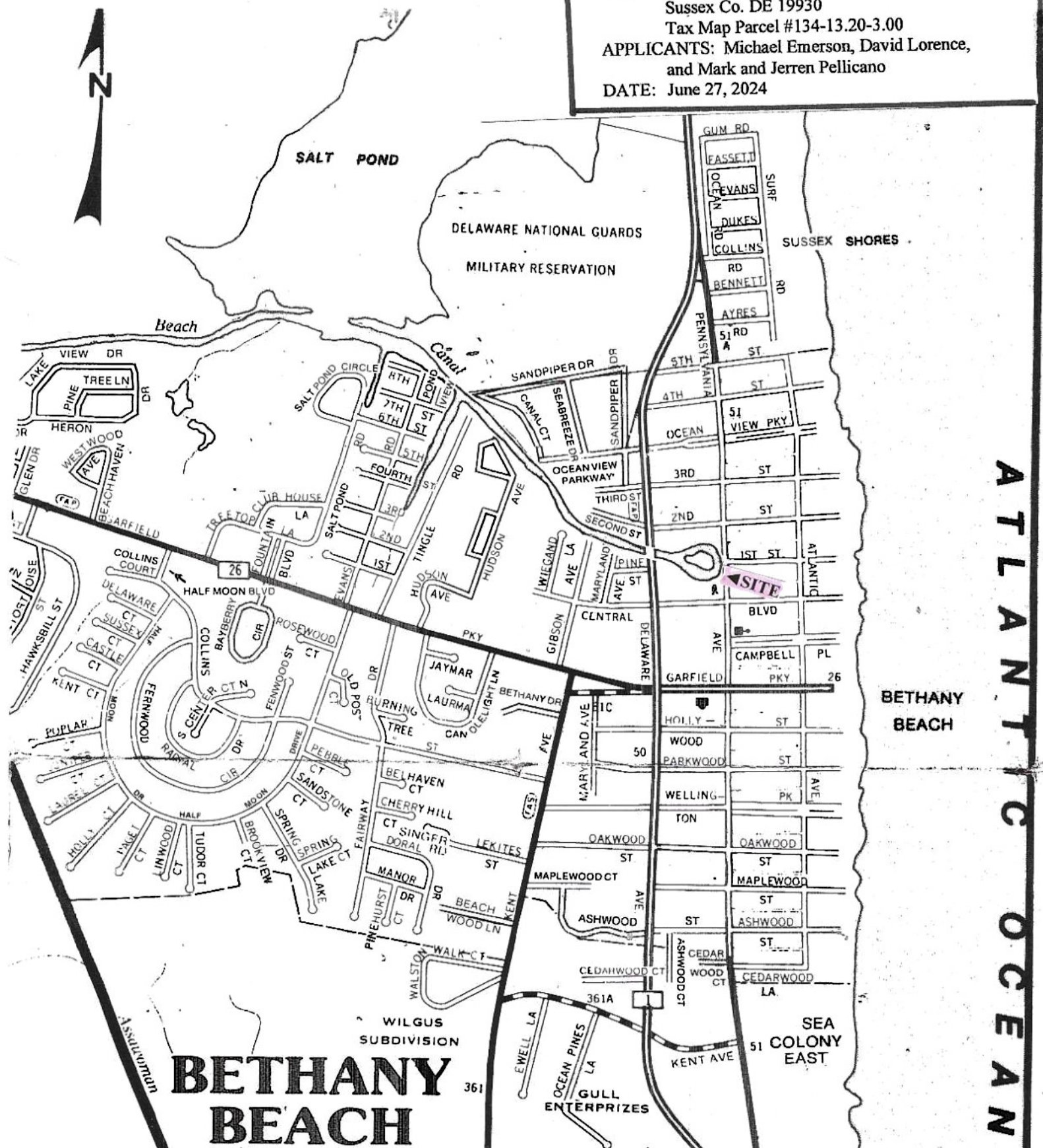


Figure 2.

Map of Bethany Beach showing site location, 35 N. Pennsylvania Avenue, Bethany Beach, Sussex County, Delaware. Directions to site (from Dover, DE): SR-1 (Coastal Highway) southbound toward Bethany Beach; left onto Second Street; right onto Pennsylvania Avenue; site is on right, house at 35 N. Pennsylvania Avenue. Also see Figure 3.

CONSTRUCTION OF 47' L x 2' W DOCK

IN: Bethany Beach Canal

AT: 35 N. Pennsylvania Avenue, Bethany Beach,
Sussex Co. DE 19930

Tax Map Parcel #134-13.20-3.00

APPLICANTS: Michael Emerson, David Lorence,
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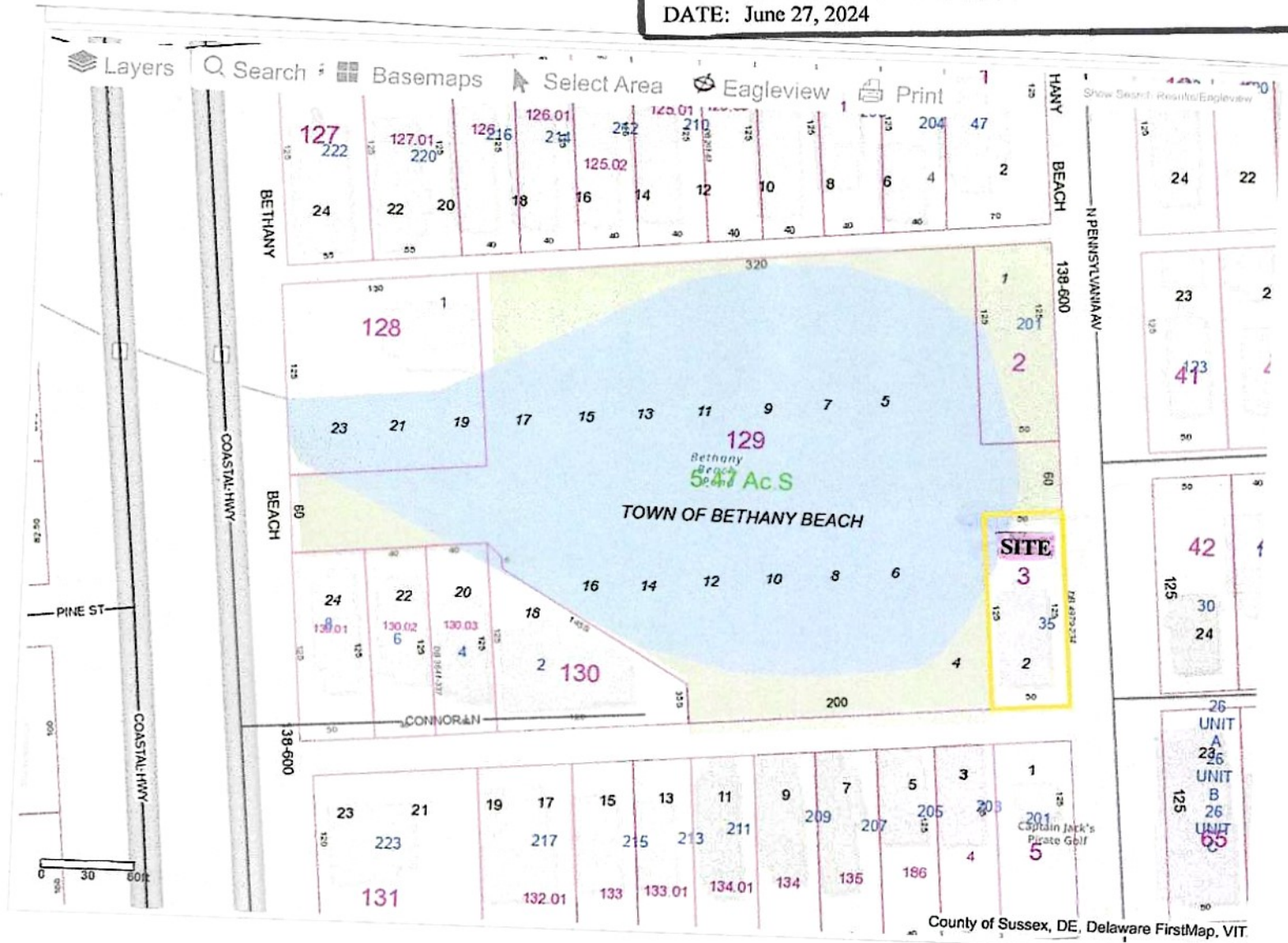


Figure 3. Site location, Tax Map Parcel #134-13.20-3.00 (35 N. Pennsylvania Avenue, Bethany Beach, DE 19930).

Names and addresses of owners of adjoining properties:

Tax Map Parcel #

Name, address of owner

134-13.19-129.00

Bethany Beach Canal, Town of Bethany Beach,
PO Box 109, Bethany Beach DE 19930

CONSTRUCTION OF 47' L x 2' W DOCK
 IN: Bethany Beach Canal
 AT: 35 N. Pennsylvania Avenue, Bethany Beach,
 Sussex Co. DE 19930
 Tax Map Parcel #134-13.20-3.00
 APPLICANTS: Michael Emerson, David Lorence,
 and Mark and Jerren Pellicano
 DATE: June 27, 2024



Figure 4. Site location on U.S.G.S. topographic map, Bethany Beach, Delaware quadrangle. Site is adjacent to Bethany Beach Canal, which flows into Assawoman Canal. Scale: 1" = 2,000'.

CONSTRUCTION OF 47' L x 2' W DOCK

IN: Bethany Beach Canal

AT: 35 N. Pennsylvania Avenue, Bethany Beach,
Sussex Co. DE 19930

Tax Map Parcel #134-13.20-3.00

APPLICANTS: Michael Emerson, David Lorence,
and Mark and Jerren Pellicano

DATE: June 27, 2024



35 N. Penn.

Figure 5. Aerial photograph of site, 35 N. Pennsylvania Avenue, Bethany Beach, Sussex County, Delaware (Tax Map Parcel #134-13.20-3.00), adjacent to the Bethany Beach Canal. Width of waterway at project site (at narrowest point) = 70'±. Applicants propose to construct a 47' long x 2' wide cantilevered dock (adjacent to existing bulkhead) to store/launch kayaks/canoes/paddleboards (non-motorized vessels). See Figure 7 for plan view (prepared by Simpler Surveying and Associate, Inc.) and Figure 8 for cross-section (prepared by Pilottown Engineering).

CONSTRUCTION OF 47' L x 2' W DOCK

IN: Bethany Beach Canal

AT: 35 N. Pennsylvania Avenue, Bethany Beach,
Sussex Co. DE 19930

Tax Map Parcel #134-13.20-3.00

APPLICANTS: Michael Emerson, David Lorence,
and Mark and Jerren Pellicano

DATE: June 27, 2024



Figure 6. Ground-level photograph of project site, 35 N. Pennsylvania Avenue, Bethany Beach, Sussex County, Delaware (Tax Map Parcel #134-13.20-3.00), adjacent to Bethany Beach Canal Canal. Applicants propose to construct a 47' long x 2' wide cantilevered dock (adjacent to existing bulkhead) to store/launch kayaks/canoes/paddleboards (non-motorized vessels). See Figure 7 for plan view (prepared by Simpler Surveying and Associate, Inc.) and Figure 8 for cross-

CONSTRUCTION OF 47' L x 2' W DOCK

IN: Bethany Beach Canal

AT: 35 N. Pennsylvania Avenue, Bethany Beach,
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Tax Map Parcel #134-13.20-3.00

APPLICANTS: Michael Emerson, David Lorence,
and Mark and Jerren Pellicano

DATE: June 27, 2024

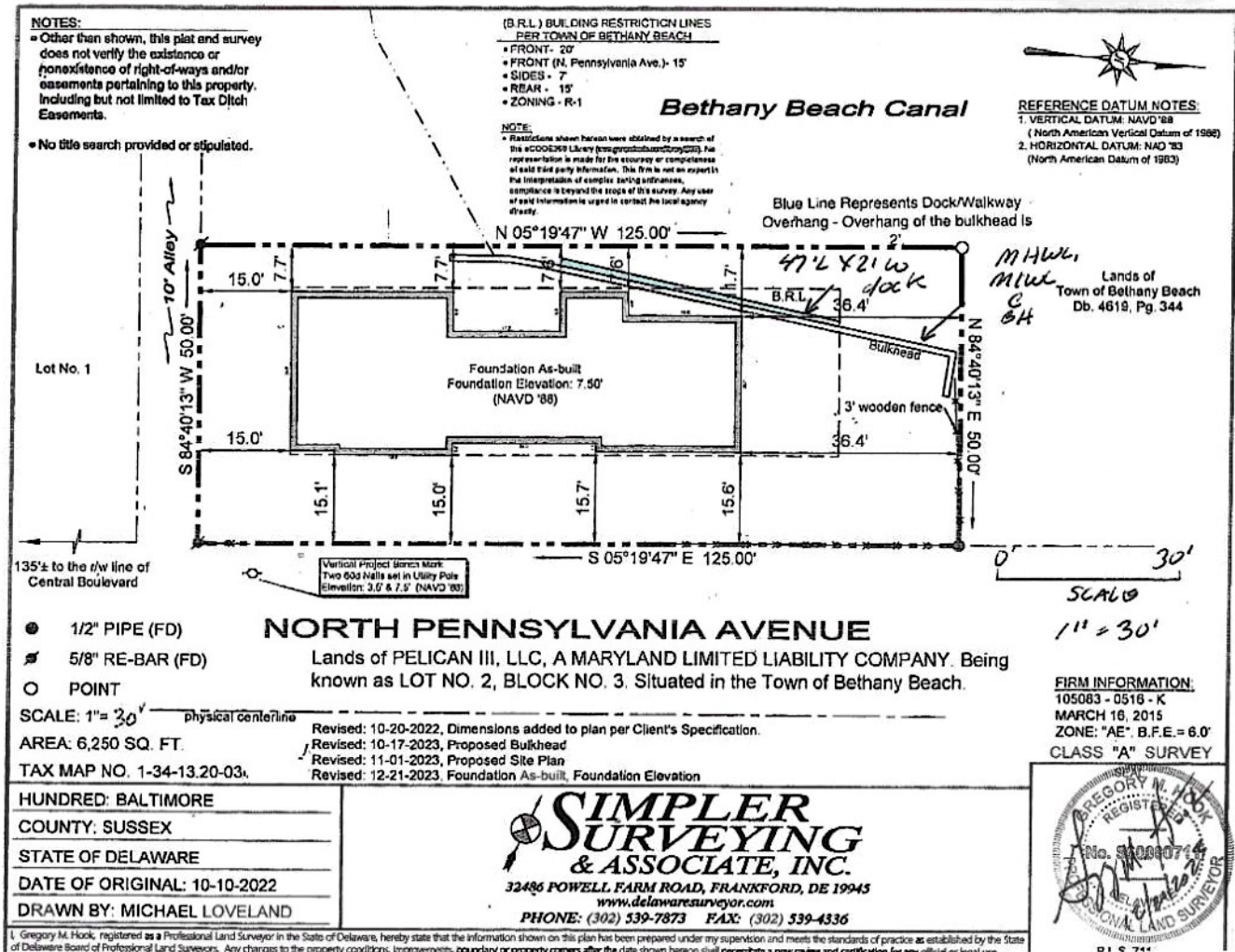


Figure 7. Plan view of proposed project (prepared by Simpler Surveying and Associate, Inc.)

CONSTRUCTION OF 47' L x 2' W DOCK

IN: Bethany Beach Canal

AT: 35 N. Pennsylvania Avenue, Bethany Beach,
Sussex Co. DE 19930

Tax Map Parcel #134-13.20-3.00

APPLICANTS: Michael Emerson, David Lorence,
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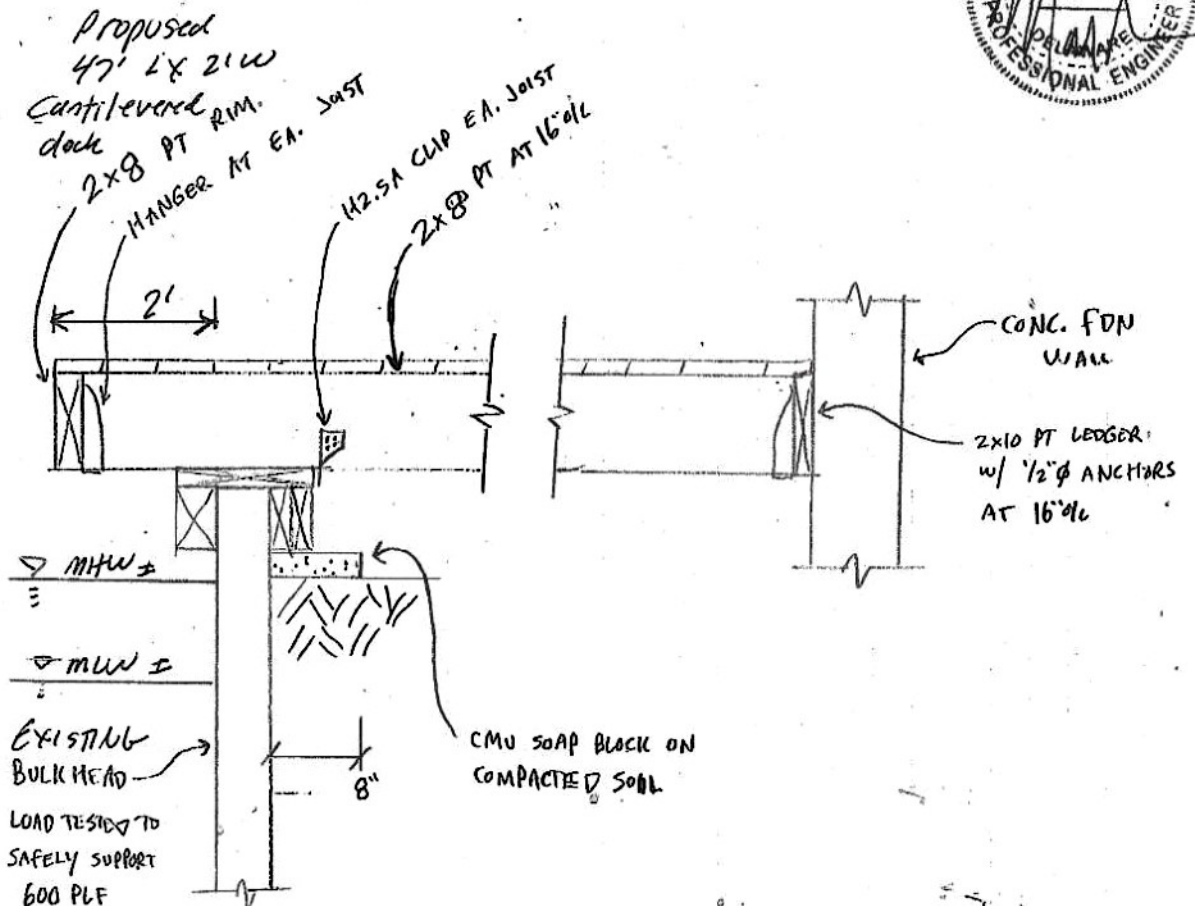


Pilottown Engineering
www.PilottownEngineering.com
17585 Nassau Commons Blvd - Unit 3
Lewes, DE 19958
302-703-1770

Job EMERSON LORENCE BOARDWALK

Calculated by _____

Date _____



SECTION

A

Figure 8. Cross-section of proposed project (prepared by Pilottown Engineering).

BOAT DOCKING FACILITIES (REVISED MAY 9, 2025)

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.)

Applicants propose to construct a 20' long x 4' wide fixed dock along the existing bulkhead.

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						
Dock	5	4'	20'	4'	20'	new
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? 70± ft. (measured from MLW to MLW)
4. What will be the mean low water depth at the most channelward end of the mooring facility? 1.5 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.
 Pressure treated framing material, IPE decking
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. **Non-motorized vessels**

Make/model <u>Kayaks</u>	length <u>12' ±</u>	width <u>30" ±</u>	draft <u>< 1'</u>
Make/model <u>Canoes</u>	length <u>15' ±</u>	width <u>30" ±</u>	draft <u>< 1'</u>
Make/model <u>Paddleboard</u>	length <u>12' ±</u>	width <u>32" ±</u>	draft <u>< 1'</u>
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? X Yes _____ No

12. Do you plan to reach the boat docking facility from your own upland property? X 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? X 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? 80 ft.

Will any portion of the structure or any vessel be placed within 10 feet of your neighbor's property line?

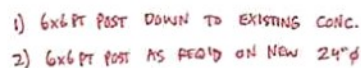
_____ Yes X No

If yes, a letter of no objection from the adjacent property owner must be included with this application.

*13. Building permit form Town of Bethany Beach attached. Written permission specifically for dock has been requested; to be submitted upon receipt.

June 27, 2024
RECEIVED MAY 9 2025

5/9/2024



$1/4 = 1/5$ (80% reduction), $1/5 = 1/6$

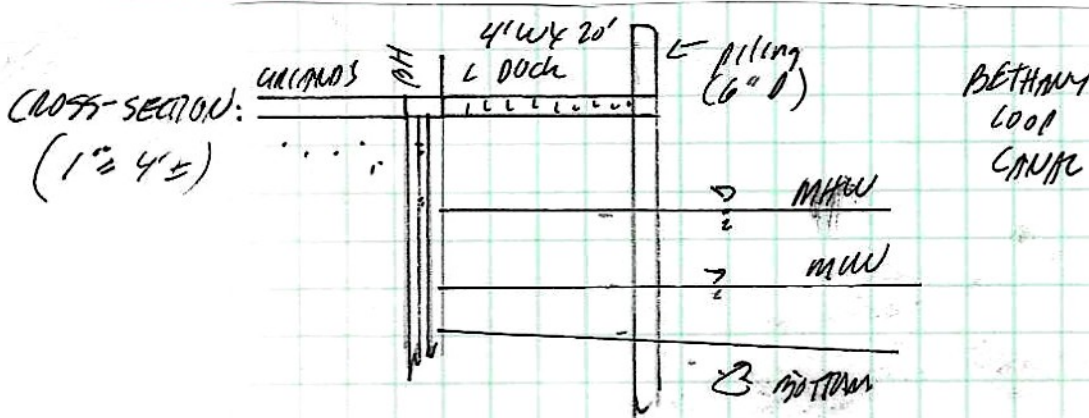


Figure 7. Plan view and cross-section sketches of proposed project. Sketches for permit application purposes only.