

December 2, 2024

ERI Project No. 0004-0531

Mr. Matthew Jones, Program Manager
Delaware Department of Natural Resources and Environmental Control
Division of Water Resources
Wetlands and Subaqueous Lands Section
89 Kings Highway
Dover, Delaware 19901

**Re: Subaqueous Lands Lease – Proposed Culvert Replacement & Upgrade
Hermitage Way Extended (Driveway)
Tax Map Parcels 334-10.00-69.05, 69.11, 69.03 & 69.01
Lewes Rehoboth Hundred, Lewes, Sussex County, Delaware
Applicant: Walter Beck (Braun, Trimmer & Hopkin Henlopen Homestead, LLC)**

Dear Mr. Jones,

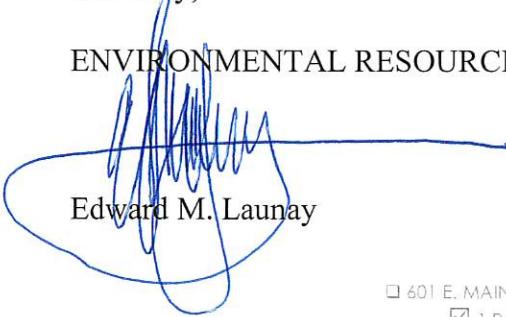
Environmental Resource Insights (ERI) is writing to you on behalf of multiple applicants as the proposed driveway culvert replacement and upgrade project at Hermitage Way extended involves four tax map parcels and culverts. Each owner has individually signed page 6 of the Basic Application and deeds for all four properties have been provided. Mr. Walter Beck, who utilizes the existing driveway to access his home is the primary sponsor and representation for the project (Tax Map Parcel 334-10.00-69.05).

The Hermitage Road extended driveway crosses the wetland floodplain of Brundricks Branch. Currently, a deteriorated 24 inch culvert passes streamflow east past the driveway location. Brundricks Branch has an extensive upstream drainage area, and this culvert is undersized. The proposed culvert replacement involves installation of twin 36 inch reinforced concrete culverts at the location of the existing culvert. After consultation with the Corps of Engineers it was determined that the proposed project qualified for authorization under Nationwide Permit No. 3 (Maintenance) with no preconstruction notice required as no wetland will be impacted.

Upon your review of the enclosed application, please let me know if you or your staff need any additional information in support of this request. On behalf of the applicants, thank you in advance for your time and attention to this request.

Sincerely,

ENVIRONMENTAL RESOURCE INSIGHTS



Edward M. Launay

WETLANDS AND SUBAQUEOUS LANDS SECTION PERMIT APPLICATION FORM

**For Subaqueous Lands, Wetlands, Marina and
401 Water Quality Certification Projects**

**State of Delaware
Department of Natural Resources and Environmental Control
Division of Water**

Wetlands and Subaqueous Lands Section



**APPLICATION FOR APPROVAL OF
SUBAQUEOUS LANDS, WETLANDS, MARINA
AND WATER QUALITY CERTIFICATION PROJECTS**

PLEASE READ THE FOLLOWING INSTRUCTIONS CAREFULLY**Application Instructions:**

1. Complete each section of this basic application and appropriate appendices as thoroughly and accurately as possible. Incomplete or inaccurate applications will be returned.
2. All applications must be accompanied by a scaled plan view and cross-section view plans that show the location and design details for the proposed project. Full construction plans must be submitted for major projects.
3. All applications must have an original signature page and proof of ownership or permitted land use agreement.
4. Submit an original and two (2) additional copies of the application (total of 3) with the appropriate application fee and public notice fee* (prepared in separate checks) to:

**Department of Natural Resources and Environmental Control
Wetlands and Subaqueous Lands Section
89 Kings Highway
Dover, Delaware 19901**

*Application and public notice fees are non-refundable regardless of the Permit decision or application status.

5. No construction may begin at the project site before written approval has been received from this office.

Helpful Information:

1. Tax Parcel Information:

New Castle County	(302) 395-5400
Kent County	(302) 736-2010
Sussex County	(302) 855-7878
2. Recorder of Deeds:

New Castle County	(302) 571-7550
Kent County	(302) 744-2314
Sussex County	(302) 855-7785
3. A separate application and/or approval may be required through the Army Corps of Engineers. Applicants are strongly encouraged to contact the Corps for a determination of their permitting requirements. For more information, contact the Philadelphia District Regulator of the Day at (215) 656-6728 or visit their website at: <http://www.nap.usace.army.mil/Missions/Regulatory.aspx>.
4. For questions about this application or the Wetlands and Subaqueous Lands Section, contact us at (302) 739-9943 or visit our website at: <http://www.dnrec.delaware.gov/wr/Services/Pages/WetlandsAndSubaqueousLands.aspx>. Office hours are Monday through Friday 8:00 AM to 4:30 PM, except on State Holidays.

APPLICANT'S REVIEW BEFORE MAILING

DID YOU COMPLETE THE FOLLOWING?

<input checked="" type="checkbox"/>	Yes	BASIC APPLICATION
<input checked="" type="checkbox"/>	Yes	SIGNATURE PAGE (Page 3)
<input checked="" type="checkbox"/>	Yes	APPLICABLE APPENDICES
<input checked="" type="checkbox"/>	Yes	SCALED PLAN VIEW
<input checked="" type="checkbox"/>	Yes	SCALED CROSS-SECTION OR ELEVATION VIEW PLANS
<input checked="" type="checkbox"/>	Yes	VICINITY MAP
<input checked="" type="checkbox"/>	Yes	COPY OF THE PROPERTY DEED & SURVEY
<input checked="" type="checkbox"/>	Yes	THREE (3) COMPLETE COPIES OF THE APPLICATION PACKET
<input checked="" type="checkbox"/>	Yes	APPROPRIATE APPLICATION FEE & PUBLIC NOTICE FEE (Separate checks made payable to the State of Delaware)

Submit 3 complete copies of the application packet to:

**Department of Natural Resources and Environmental Control
Wetlands and Subaqueous Lands Section
89 Kings Highway
Dover, Delaware 19901**

Before signing and mailing your application packet, please read the following:

The Department requests that the contractor or party who will perform the construction of your proposed project, if other than the applicant, sign the application signature page along with the applicant in the spaces provided. When the application is signed by the contractor as well as the applicant, the Department will issue the Permit to both parties. For Leases, the contractor will receive a separate construction authorization that will make them subject to all of the terms and conditions of the Lease relating to the construction

Section 1: Applicant Identification

1. Applicant's Name: Walter Beck
 Mailing Address: 19786 Hermitage Way, Milton, DE 19968

* See Attached Sheet for Additional Applicants *

Telephone #: 302-542-0091
 Fax #: _____
 E-mail: hermitageway@msn.com

2. Consultant's Name: Edward M. Launay
 Mailing Address: 1 Park Ave, Milford, DE 19963

Company Name: Environmental Resource Insights
 Telephone #: 302-436-9637
 Fax #: 302-424-0430
 E-mail: elaunay@ericonsultants.com

3. Contractor's Name: Unknown
 Mailing Address: _____

Company Name: _____
 Telephone #: _____
 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):

Replace an existing deteriorated 24 inch pipe with twin 36 inch pipes in order to upgrade the capacity to convey stream flow during periods of high precipitation.
 (See Attached Sheet)

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

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

Section 3: Project Location

7. Project Site Address: 19786 Hermitage Way, Milton, DE 19968

County: N.C. Kent Sussex
 Site owner name (if different from applicant): _____
 Address of site owner: _____

8. Driving Directions: Heading east on US-9 E toward Rd 258/Hudson Rd, turn right onto Fisher Rd and after 1.6 miles, turn right on Hermitage Way and the project location will be approximately 0.3 miles down the roadway

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

9. Tax Parcel ID Number: 334-10.00-69.05, 69.11, 69.03, & 69.01 Subdivision Name: None

WSLS Use Only:	Permit #:								
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 <input type="checkbox"/> OFF <input type="checkbox"/>								

Section 1: Applicant Identification

Applicant's Name: Walter Beck

Mailing Address: 19786 Hermitage Way, Milton, DE 19968

Telephone #: 302-542-0091

Fax #:

E-mail: hermitageway@msn.com

Applicant's Name: Troy Trimmer

Mailing Address: 19717 Hermitage Way, Milton, DE 19968

Telephone #: 302-542-6101

Fax #:

E-mail: troytrimmer62@gmail.com

Applicant's Name: Robert and Hannah Braun

Mailing Address: 19786 Hermitage Way, Milton, DE 19968

Telephone #: 302-604-1858

Fax #:

E-mail: hebraun95@gmail.com

Applicant's Name: Amy Hopkins

Mailing Address: 18186 Dairy Farm Road, Lewes, DE 19958

Telephone #: 202-695-9302

Fax #:

E-mail: Amy@hopkinsfarm.com

Section 3: Project Location (Continued)10. Name of waterbody at Project Location: Bundicks Branch waterbody is a tributary to: Love Creek11. Is the waterbody: Tidal Non-tidal Waterbody width at mean low or ordinary high water 31.5 ft +/-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:
Applicants (See attached list)

(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):

_____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:

_____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 No17. Have you applied for or obtained a Federal permit from the Army Corps of Engineers?
 No Pending Issued Denied Date: March 15, 2021Type of Permit: Nationwide Permit 3: Maintenance 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: _____

First Owner	Second Owner	Address Line 1	Address Line 2	Town	State	Zipcode
MITCHELL FARMS LLC	-	26539 CARPENTER RD	-	MILTON	DE	19968
SB LIGHTSHIP COVE LLC	-	20184 PHILLIPS ST	-	REHOBOTH BEACH	DE	19971
COLLEEN BECK	-	19786 HERMITAGE WAY	-	MILTON	DE	19968
JEFFERY M PLUMMER	KYLIE F PLUMMER	30066 FISHER ROAD	-	LEWES	DE	19958
HOPKINS BROTHERS INC	-	20141 HOPKINS ROAD	-	LEWES	DE	19958

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, Walter Beck (Name of Applicant), hereby designate and authorize Edward M. Launay (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: Edward M. Launay
Mailing Address: 1 Park Ave, Milford, DE 19963

Telephone #: 302-436-9637
Fax #: 302-424-0430
E-mail: elaunay@ericonsultants.com

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.

Agent's Signature

1/7/2025
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.

Walter Beck
Applicant's Signature

12/27/24
Date

Applicant's Signature

Walter Beck

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 _____

Last Revised on: March 28, 2017

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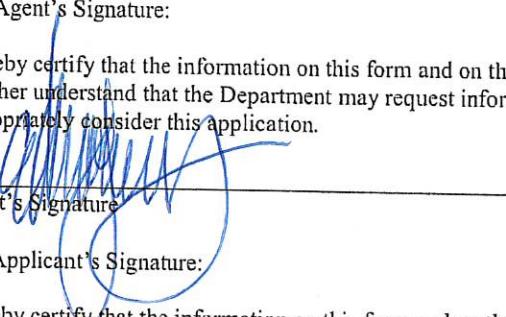
I, Robert Braun, hereby designate and authorize Edward M. Launay
(Name of Applicant) (Name of Agent)
to act on my behalf in the processing of this application and to furnish any additional information requested by the Department.

Authorized Agent's Name: Edward M. Launay
Mailing Address: 1 Park Ave, Milford, DE 19963

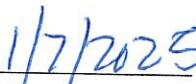
Telephone #: 302-436-9637
Fax #: 302-424-0430
E-mail: elaunay@ericonsultants.com

20. Agent's Signature:

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Agent's Signature



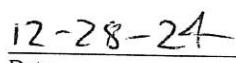
Date

21. Applicant's Signature:

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Applicant's Signature



Date

Robert Braun

Print Name

22. Contractor's Signature:

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Contractor's Name

Print Name

Date

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

I wish to authorize an agent as indicated below

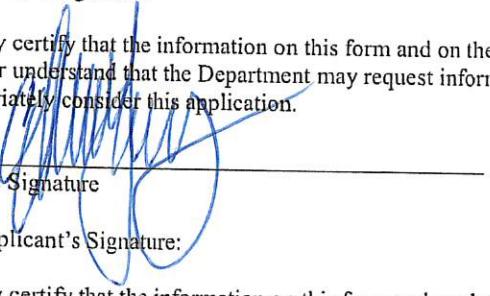
I, Troy Trimmer, hereby designate and authorize Edward M. Launay
(Name of Applicant) (Name of Agent)
to act on my behalf in the processing of this application and to furnish any additional information requested by the Department.

Authorized Agent's Name: Edward M. Launay
Mailing Address: 1 Park Ave, Milford, DE 19963

Telephone #: 302-436-9637
Fax #: 302-424-0430
E-mail: elaunay@ericonsultants.com

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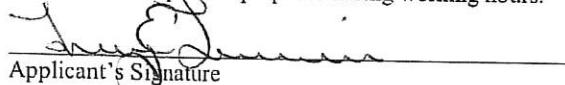


Agent's Signature

1/7/2025
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.



Applicant's Signature

12/27/2024
Date

Troy Trimmer
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.

Contractor's Name

Date

Print Name

Section 5: Signature Page

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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, Amy Hopkins, hereby designate and authorize Edward M. Launay
(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: Edward M. Launay
Mailing Address: 1 Park Ave, Milford, DE 19963

Telephone #: 302-436-9637
Fax #: 302-424-0430
E-mail: elaunay@ericonsultants.com

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.

Agent's Signature

1/7/2025
Date

21. Applicant's Signature:

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Amy S.
Applicant's Signature

12/28/24
Date

Amy Hopkins

Amy Hopkins
Print Name

?? 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 _____

Road Crossings

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.

General Information

1. Will the project be:

New Construction
 Repair or Replacement of an Existing Structure

2. Describe the purpose for the proposed road crossing activity:

An existing deteriorated 24 inch culvert passes flow at an existing driveway crossing of Bundicks Branch and its associated floodplain and needs to be replaced. A second culvert will be added to provide additional drainage capacity during storm events.

3. Is the crossing a:

Bridge (preferred) Bottomless or Arched Culvert Pipe Culvert
 Box Culvert Multiple Barrel Culvert
 Other (describe) _____

If other than a bridge is proposed, could bridging be constructed to avoid impacts to the waterbody? Yes No If no, please provide specific justification:

The project is limited to replacement of an existing driveway culvert and an upgrade to drainage capacity by addition of a second culvert.

4. If culvert pipes are proposed, provide the pipe lengths and diameters:

37.37 feet long - 36" diameter
39.81 feet long - 36" diameter

If a bridge, bottomless culvert or box culvert is proposed, provide the dimensions:

What will be the slope of the culvert?

1.75 % and 0.20%

5. What materials will the structure(s) be made of?

Reinforced Concrete Culvert with rip rap scour protection

Waterbody Information

6. Name of the waterbody at the project location: Bundicks Branch
Waterbody is a tributary to: Love Creek

7. What is the width of the waterbody at the project site? +/- 46' upstream, +/- 19' downstream

8. How many linear feet of stream will be affected by the crossing?
Pipe +/- 37 In ft. Inlet Structure 0 In ft. Outlet Structure +/- 10 In ft.

9. What is the total area of impact in the waterbody? (including inlet and outlet protection structures, sideslope embankments, etc.):

Tidal Waters

Below the mean high water line sq. ft.
ft.

Below the mean low water line sq. ft.

Non-tidal Waters

Below the Ordinary high water line 183 sq.

In tidal wetlands sq. ft. (attach appropriate appendix)

10. For non-tidal waters, what is the approximate median stream flow rate at the site:

Before construction: 0.6 cfs
After construction: 0.6 cfs

What is the bankfull discharge (~1 yr storm) of the stream at the site? cfs

11. What is the watershed area above the project site? 2798 (acres or square miles)

12. If the road crossing is not over undeeded public subaqueous lands or a DelDOT right of way, who is the owner of the underwater lands? Applicants

13. Please include evidence of written permission from the underwater landowner indicated above (if other than the applicant) with this Appendix.

Design Features

14. Describe design features that will be incorporated to allow for fish passage:

Culverts will be depressed below the streambed.

15. Describe design features that will maximize the preservation of natural channel features and minimize adverse impacts to stream morphology and stability:

The proposed project involves the replacement of an existing deteriorated 24 inch culvert with a 36 inch culvert and the addition of a second 36 inch reinforced concrete culvert to allow for increased drainage capacity which will minimize erosion potential.

16. If culvert pipes are proposed:

Will the pipe bottom be buried below the natural streambed? Yes No
If yes, how far will the pipe invert be placed below the streambed elevation? +/- 8 inches
If no, explain why:

For multiple barrel culvert designs, will a low flow barrel be incorporated?

Yes No

If no, explain why:

Both culverts to be depressed below the streambed as the the existing driveway spans a wide nontidal wetland floodplain.

17. What storm event is the structure designed to pass? (i.e. 10 yr storm, 25 yr storm)

10 year

18. Will the structure include an apron or other inlet/outlet protection? Yes No

If yes, describe the dimensions and materials that will be utilized:

A total of 60 square feet (approximately 8' x 8') of rip rap scour protection will be used on the

downstream end of the culverts (outlet protection)

19. Is any fill associated with the proposed activity? Yes No If yes, attach the appropriate appendix.

20. Will any sideslope embankments be constructed in the waterbody? Yes No

If yes, what is the average slope of the embankments? _____

21. Will any utilities be associated with the road crossing? Yes No

If yes, attach the appropriate appendix.

FILL

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

1. How many linear feet will the fill extend channelward of the:

- a. Tidal waters: mean high water line? _____ ft.
mean low water line? _____ ft.
- b. Non-tidal waters: ordinary high water line? +/‐ 8 ft.

2. What is the area of fill that will be located:

- a. on subaqueous land (channelward of mean high water) +/‐ 109 sq. ft.
- b. on vegetated wetlands? 0 sq. ft.

3. What is the source of the fill?

Hauled in from upland sources: What is the source company/location/parcel number?
 Obtained from dredged material: Complete Dredging Appendix.

Commercial quarry

4. What is the total volume of fill? +/‐ 2.8 cubic yards

- a. What is the total fill per running foot of shoreline? 0.3 cubic yards

5. What method will be used to place the fill?

Rip Rap stone from a commercial quarry will be placed below the OHWM underlain with geotextile fabric using a track mounted excavator.

6. State the type and composition percentage of the fill material (e.g. sand 80%, silt 5%, clay 15%, etc.)

100% Rip Rap stone with geotextile fabric

7. How will the fill be retained? Complete appropriate appendix.

Rip Rap stone underlain with geotextile fabric

8. What type of vegetation or ground cover will be provided for the filled area(s) to prevent soil erosion and help keep sediment from reaching State waters?

None, the proposed activity will only replace an existing culvert and add an additional culvert to enhance drainage capacity. No filling proposed except for rip rap scour protection.

9. Describe the type(s) of structure(s) to be erected on the filled area (if any). Complete appropriate appendix.

No structures, only rip rap stone for scour protection.

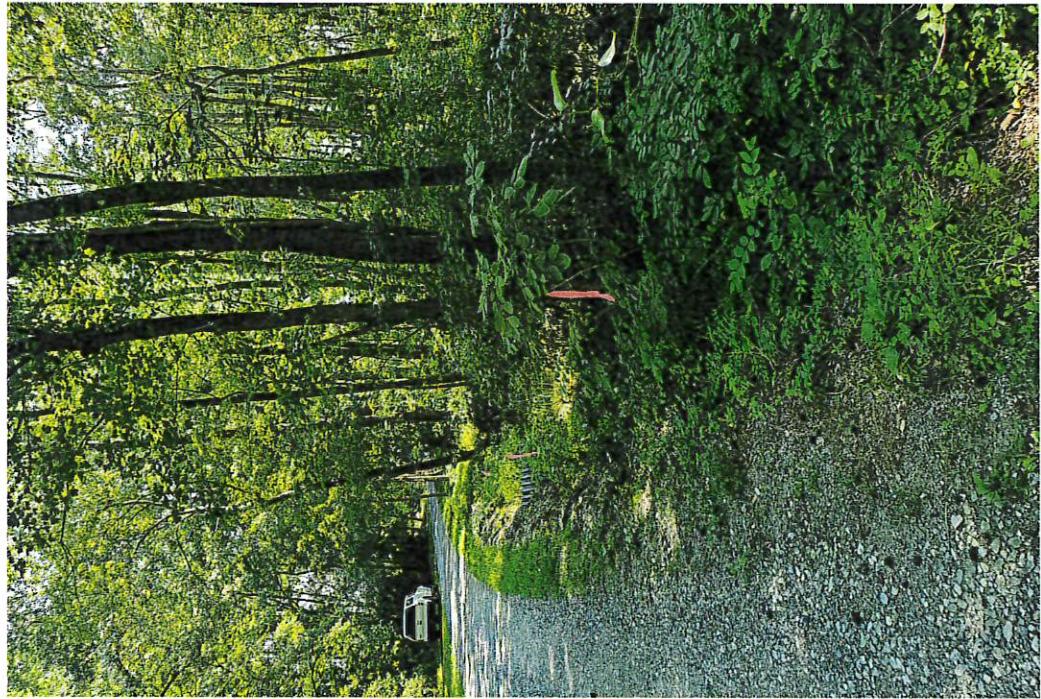


Photo 1: VIEW FACING SOUTH . STONE DRIVE WAY LEADING TO RESIDENCE



Photo 2: VIEW OF THE EXISTING UPSTREAM CULVERT IN BUNDICKS BRANCH

02988

#02458 #208

Parcel #P/O 3-34 10.00 69.00

This Deed, made this 31st day of January, 2000,

BETWEEN Charles V. Marvel, R.R.#2, Box 188B, Milton, DE 19968 party of the first part,

- A N D -

Walter R. Beck and Stacy C. Beck, as tenants by the entirety, 112 White Oak Road, Rehoboth Beach, DE 19971 parties of the second part,

WITNESSETH, that the said party of the first part, for and in consideration of the sum of ONE DOLLAR and 00/100 (\$1.00), lawful money of the United States of America, the receipt whereof is hereby acknowledged, hereby grants and conveys unto the said parties of the second part, their heirs and assigns,

ALL that certain tract, piece and parcel of land situate, lying and being in Lewes and Rehoboth Hundred, Sussex County and State of Delaware, said to contain 21.016 acres of land, more particularly shown and described on a survey prepared by Citadel Engineering, Inc., Jeffrey S. Reed, Professional Engineer, said plot being filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Plot Book 16, page 192.

BEING a part of the same land conveyed unto Charles V. Marvel and Hilda C. Marvel by a Deed of Charles V. Marvel dated July 2, 1987 and filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Deed Book 1503, page 5. Hilda C. Marvel departed this life intestate April 6, 1999 at which time her interest in the property passed unto Charles V. Marvel in its entirety by right of survivorship.

SUBJECT to the easements reserved in the Deed of H. Edward Maull, Jr. to Charles V. Marvel dated July 2, 1987 and filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Deed Book 1503, page 1.

TOGETHER WITH AND BENEFITTED by the easements reserved in the Deed of H. Edward Maull, Jr. to Elva M. Short dated July 2, 1987 and filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Deed Book 1502, page 349.

THE PARTY OF THE FIRST PART further grants and conveys unto the parties of the second part, their heirs and assigns, forever, a permanent, non-exclusive easement, privilege and right of use for ingress and egress over the lands designated as 65' Perpetual Easement on a plot of lands of Charles V. Marvel, filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Plot Book 16, page 192, (the "Plot") for vehicular and pedestrian access to lands herein conveyed unto the parties of the second part and the lands herein conveyed shall be subject to the rights of others in and to the use of the easement areas. The grantees herein, their heirs or assigns, shall have the right to improve the easement area for the entire course and width, but shall not be required to do so. The need for maintenance of said easement shall be determined by a majority of the front footage ownership with each side of the centerline voting, that is, if the owner holds title to land served on both sides of the centerline, each parcel shall have a vote. If a determination is made that maintenance is needed by majority vote, the expense of same shall be shared on a pro-rata basis, based upon the front footage along the centerline of said easement for any parcel served by the easement. This easement shall run with the land, and shall be for the benefit and use of the parties of the second part, their heirs and assigns, in perpetuity.

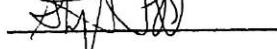
PREPARED BY:

SERDICE & ELLIS, P.A.
8 North Front Street
P.O. Box 585
Georgetown, DE 19947

502458 209

IN WITNESS WHEREOF, the said party of the first part has hereunto set their hand and seal the day and year first hereinbefore written.

Signed, Sealed and Delivered
in the presence of:

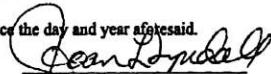


Charles V. Marvel (SEAL)
Charles V. Marvel

State of Delaware)
County of Sussex) S.S.

BE IT REMEMBERED, that on January 31, 2000, personally came before me, the Subscriber, Charles V. Marvel, party of the first part to this Indenture, known to me personally to be such, and acknowledged this Indenture to be his act and deed.

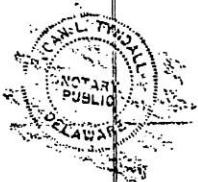
Given under my Hand and Seal of office the day and year aforesaid.



Printed Name: Joan L. Tyndall
Notary Public, Delaware
My Commission Expires: 2/9/01
NOTARY PUBLIC, DELAWARE
Comm. Exp 2/9/01

Consideration: \$ 65000.00 Exempt Code: A

County	State	Total
1275.00	1275.00	2550.00
counter		Date: 01/31/2000



RECORDED IN DEEDS
TYPED IN, FILED 11

00 JAN 31 PM 4:11

SUSSEX COUNTY
DOC. SURCHARGE PAID

Received

FEB 4 1 2000

ASSESSMENT DIVISION
OF SUSSEX CTY

BERDOWIC & ELLIS, P.A.
8 North Front Street
P.O. Box 545
Georgetown, DE 19947

NOTARY PUBLIC
JOAN L. TYNDALL
20971
Mar. 1, 2000

Electronically Recorded Document# 2022000014642 BK: 5667 PG: 301
Recorder of Deeds, Scott Dailey On 3/23/2022 at 9:13:51 AM Sussex County, DE
Consideration: \$0.00 County/Town: \$0.00 State: \$0.00 Total: \$0.00
Doc Surcharge Paid Town: SUSSEX COUNTY

TAX MAP AND PARCEL #:

3-34-10.00-69.11

PREPARED BY & RETURN TO:

Bonnie M. Benson, P.A.
306 E. Camden-Wyoming Avenue
Camden, DE 19934
File No. 22-1451/

THIS DEED, made this 23 day of March 2022,

- BETWEEN -

WALTER R. BECK and STACY C. BECK, of 19786 Hermitage Way, Milton, DE 19968, parties of the first part,

- AND -

HANNAH E. BRAUN and ROBERT C. BRAUN, III, of 19786 Hermitage Way, Milton, DE 19968, parties of the second part.

WITNESSETH: That the said parties of the first part, for and in consideration of the sum of **Ten Dollars (\$10.00)**, 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, as tenant of the entireties, 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 identified as Lot 2 on the Minor Subdivision Plan for land of Walter and Stacy Beck prepared by DJR Engineering LLC dated September 6, 2021 and recorded in the Office of the Recorder of Deeds in and for Sussex County, Delaware in Plot Book 361, Page 92, containing 10.469 acres of land more or less.

TOGETHER WITH AND BENEFITTED by the easements reserved in the Deed of H. Edward Maull, Jr. to Elva M. Short dated July 2, 1987 and filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware in Deed Book 1502, page 349.

THE PARTY OF THE FIRST PART further grants and conveys unto the parties of the second part, their heirs and assigns, forever, a permanent, non-exclusive easement, privilege and right of use for ingress and egress over the lands designated as 65' Perpetual Easement on a plot of land of Charles V. Marvel, filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Plot Book 75, page 308, (the "Plot") for vehicular and pedestrian access to lands herein conveyed unto the parities of the second part and the lands herein conveyed shall be subject to the rights of others in and to the use of easement areas. The grantees herein, their heirs or assigns, shall have the right to improve the easement area for the

Document# 2022000014642 BK: 5667 PG: 302
 Recorder of Deeds, Scott Dailey On 3/23/2022 at 9:13:51 AM Sussex County, DE
 Doc Surcharge Paid

entire course and width, but shall not be required to do so. The need for maintenance of said easement shall be determined by a majority of the front footage ownership with each side of the centerline, each parcel shall have a vote. If a determination is made that maintenance is needed by majority vote, the expense of the same shall be shared on a pro-rata basis, based upon the front footage along the centerline of said easement of any parcel served by the easement. This easement shall run with the land, and shall be for the benefit and use of the parties of the second part, their heirs and assigns, the perpetuity.

BEING the same lands conveyed to Walter R. Beck and Stacy C. Beck from Charles V. Marvel, by Deed, dated August 16, 2002, and recorded in the Office of the Recorder of Deeds in and for Sussex County, Delaware, on August 16, 2002, in Deed Book 2740, Page 268.

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.

Signed, Sealed and Delivered
 in the presence of:

Karlyn A. Shockley

Walter R. Beck

Walter R. Beck (SEAL)
 Walter R. Beck

Stacy C. Beck (SEAL)
 Stacy C. Beck

STATE OF DELAWARE, COUNTY OF SUSSEX: to-wit

BE IT REMEMBERED, that on March 23, 2022, personally came before me, the subscriber, Walter R. Beck and Stacy C. Beck, 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.

Karlyn A. Shockley
 Notary Public
 Karlyn A. Shockley

My Commission Expires: State Of Delaware
 My Commission Expires 10-29-2023

5375

BK: 4229 PG: 244

Tax No.: 3-34 10.00 69.01

PREPARED BY & RETURN TO:

Tunnell & Raysor, P.A.

30 E. Pine Street

Georgetown, DE 19947

File No. DO2348/CCE

NO TITLE SEARCH REQUESTED
NO TITLE SEARCH PERFORMED
NO TITLE GUARANTEE
DEED PREPARATION ONLY

THIS DEED, made this 14th day of February, 2014,

- BETWEEN -

AMY F. HOPKINS, of 3835 Eisenhower Avenue, Alexandria, Virginia 22304,
party of the first part,

- AND -

HOPKINS HENLOPEN HOMESTEAD, LLC, of 18186 Dairy Farm Road,
Lewes, Delaware 19958, as sole owner, party of the second part.

WITNESSETH: That the said party 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 grants and conveys unto the party of the second part, and its heirs and assigns, in fee simple, the following described lands, situate, lying and being in Sussex County, State of Delaware:

ALL that certain tract, piece and parcel of land, situate, lying and being in Lewes & Rehoboth Hundred, Sussex County, State of Delaware, lying on the southwestern right of way of County Road #262, more particularly described as follows, to wit:

BEGINNING at a point situated on the southwestern right of way line of County Road #262, said point lying South 60 degrees 27 minutes 12 seconds East 1,890.03 feet from a point which is a common corner for lands conveyed to Charles V. Marvel as well as lands now or formerly of Gilbert H. Joseph and Sara E. Joseph, his wife; thence running by and along the southwestern right of way of County Road #262 South 60 degrees 27 minutes 12 seconds East 377.28 feet to a point; thence continuing by and along the southwestern right of way of County Road #262 South 59 degrees 59 minutes 50 seconds East 1,851.68 feet to a point, being a corner for these lands and lands now or formerly of

TUNNELL
RAYSOR, P.A.
Georgetown, Delaware

57

FD

BK: 4229 PG: 245

Elva M. Short and William F. Short; thence turning and running South 25 degrees 47 minutes 10 seconds West 246.67 feet to a found large field stone; thence turning and running South 68 degrees 28 minutes 09 seconds West through a 24 to 30 inch tree on line with the wire in center a total distance of 1,648.71 feet to a found cedar post; thence turning and running South 14 degrees 27 minutes 07 seconds East 1,291.13 feet to a found iron pipe; thence turning and running by and along a common boundary line for these lands and lands reputed to be now or formerly of Mrs. George M. Otto South 87 degrees 04 minutes 26 seconds West 2,068.66 feet to a found iron pipe; thence turning and running by and along a common boundary line for these lands and lands now or formerly of James Lee Carpenter North 3 degrees 30 minutes 29 seconds East 777.27 feet to a point; thence turning and running South 86 degrees 29 minutes 31 seconds East 846.79 feet to a point; thence turning and running North 3 degrees 27 minutes 50 seconds East 725.29 feet to a point; thence continuing North 17 degrees 26 minutes 17 seconds East 191.74 feet to a point; thence, continuing North 9 degrees 47 minutes 24 seconds East 98.19 feet to a point; thence turning and running South 59 degrees 59 minutes 50 seconds East 357.60 feet to a point; thence turning and running North 28 degrees 42 minutes 26 seconds East 730.54 feet to a point; thence turning and running North 61 degrees 17 minutes 54 seconds West 601.0 feet to a point; thence turning and running North 20 degrees 42 minutes 20 seconds East 873.23 feet, home to the place of beginning and said to contain 98.603 acres of land, be the same more or less, as shown as lands to be conveyed to Elva M. Short on a survey prepared by W. Julian Marvel, Registered Delaware Land Surveyor, said survey dated February 10, 1987 and of record in the Office of the Recorder of Deeds in and for Sussex County, at Georgetown, Delaware, in Plot Book 37 Page 200.

BEING the same lands conveyed to Amy F. Hopkins from Vernon C. Short and Theodore R. Short, by Deed dated July 26, 2013, recorded in the Office of the Recorder of Deeds in and for Sussex County, Delaware, on July 30, 2013, in Deed Book 4154, Page 157.

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.

MUNNELL
RAYSOR, P.A.
Georgetown, Delaware

BK: 4229 PG: 246

IN WITNESS WHEREOF, the party of the first part has hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered
in the presence of:

CC Emmert

Amy F. Hopkins

(SEAL)

STATE OF Delaware
COUNTY OF Sussex

:
: ss
:

BE IT REMEMBERED, that on February 14, 2014, personally came before me, the subscriber, Amy F. Hopkins, party of the first part to this Indenture, known to me personally to be such, and acknowledged this Indenture to be her act and deed.

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

CC Emmert

Notary Public

My Commission Expires: N/A

CHRISTOPHE CLARK EMMERT
ATTORNEY AT LAW WITH
POWER TO ACT AS NOTARY PUBLIC
PER 29 DEL. C SEC 4323 (A) 3

Consideration:

.00

County		.00
State		.00
Town		.00
Received:	Total	.00

Kara S Feb 21, 2014

Recorder of Deeds
Scott Doiley
Feb 21, 2014 01:41P
Sussex County
Doc. Surcharge Paid

RECEIVED

FEB 21 2014

ASSESSMENT DIVISION
OF SUSSEX COUNTY

MUNNELL
RAYSOR, P.A.
Georgetown, Delaware

23376 202403 281

Parcel #P/O 3-34 10.00 69.02

This Deed, made this 9th day of July, 1999,

BETWEEN Charles V. Marvel, R.R.#2, Box 188B, Milton, DE 19968 party of the first part,

- A N D -

Troy E. Trimmer, as sole owner, P.O. Box 446, Greenwood, DE 19950 party of the second part,

WITNESSETH, that the said party of the first part, for and in consideration of the sum of **NINETEEN THOUSAND FIVE HUNDRED EIGHTY FIVE DOLLARS and 00/100 (\$19,585.00)**, lawful money of the United States of America, the receipt whereof is hereby acknowledged, hereby grants and conveys unto the said party of the second part, his heirs and assigns,

ALL that certain tract, piece and parcel of land situate, lying and being in Lewes & Rehoboth Hundred, Sussex County and State of Delaware, and being designated as Parcel "A", containing 8.447 acres of land, on a property survey prepared by Citadel Engineering, Inc., Jeffrey S. Reed, Professional Engineer, said plot being filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Plot Book 63, page 317.

BEING a part of the same land conveyed unto Charles V. Marvel and Hilda C. Marvel by a Deed of Charles V. Marvel dated July 2, 1987 and filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Deed Book 1503, page 5. Hilda C. Marvel departed this life intestate April 6, 1999 at which time her interest in the property passed unto Charles V. Marvel in its entirety by right of survivorship.

SUBJECT to the easements reserved in the Deed of H. Edward Maull, Jr. to Charles V. Marvel dated July 2, 1987 and filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Deed Book 1503, page 1.

TOGETHER WITH AND BENEFITTED by the easements reserved in the Deed of H. Edward Maull, Jr. to Elva M. Short dated July 2, 1987 and filed for record in the Office of the Recorder of Deeds, in and for Sussex County at Georgetown, Delaware, in Deed Book 1502, page 349.

RECORDED
SERGIOVIC & ELLIS, P.A.
8 NORTH FRONT STREET
P.O. Box 566
GEORGETOWN, DE 19947

Consideration : \$ 1585.00 Except Costs: A

County	State	Total
233.77	233.77	587.54
Owner: Date: 07/12/1999		

#02403 #282

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first hereinbefore written.

Signed, Sealed and Delivered
in the presence of

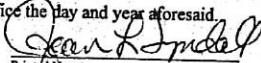


Charles V. Marvel (SEAL)
Charles V. Marvel

State of Delaware)
: S.S.
County of Sussex)

BE IT REMEMBERED, that on July 09, 1999, personally came before me, the Subscriber, Charles V. Marvel, party of the first part to this Indenture, known to me personally to be such, and acknowledged this Indenture to be his act and deed.

Given under my Hand and Seal of office the day and year aforesaid.



Printed Name
Notary Public, Delaware
My Commission Expires:
Joan L. Lyndall
Notary Public, Delaware
Comm. Exp 2/9/01

Received
JUL 13 1999
ASSESSMENT DIVISION
OF SUSSEX CTY

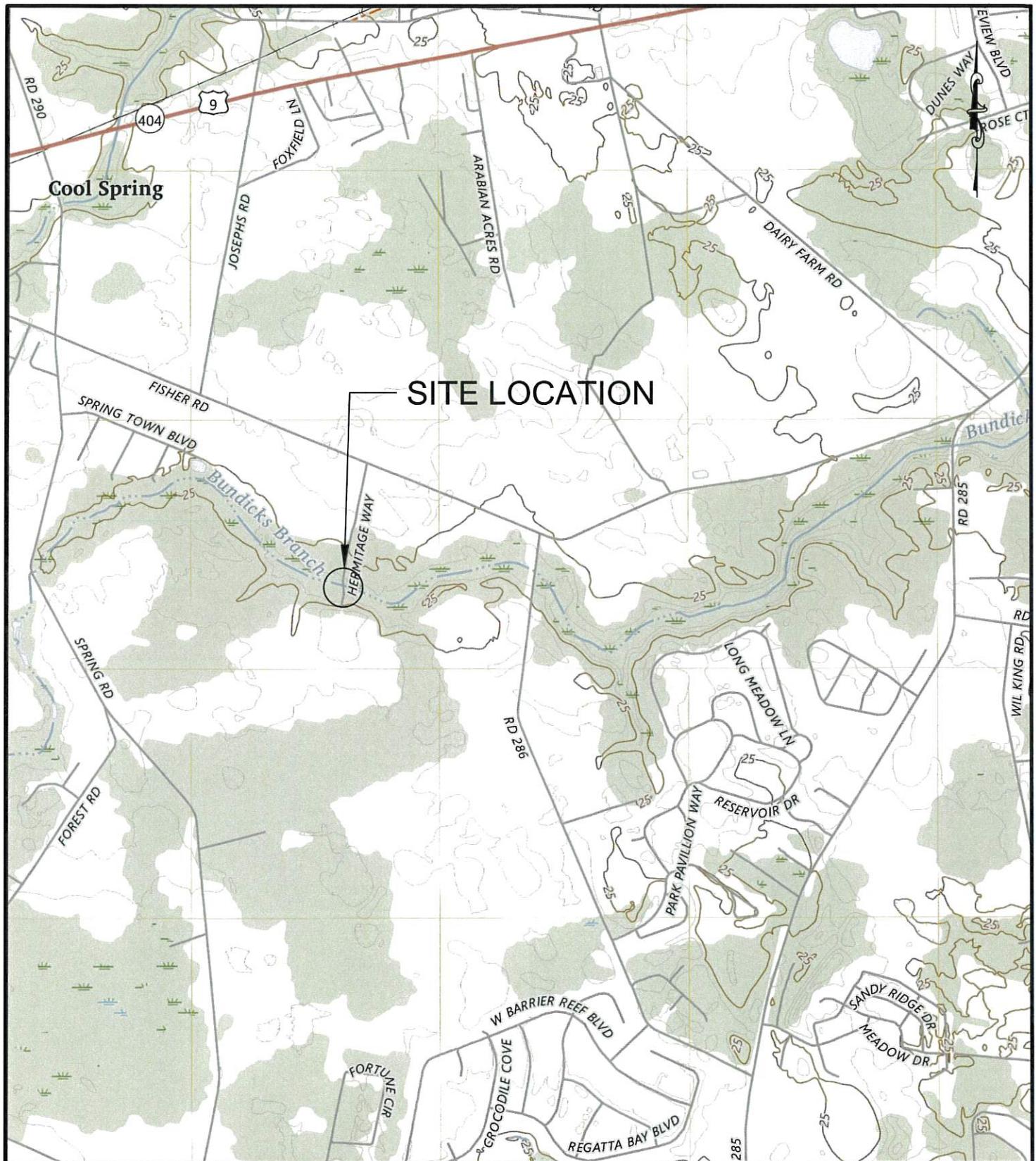
RECODER OF DEEDS
NICOLAS H. BELL, II
99 JUL 12 PH 3:23
SUSSEX COUNTY
DOC. SURCHARGE PAID

72995

NOTARY
PUBLIC
DELAWARE

SERGOVIC & ELLIS, P.A.
9 NORTH FRONT STREET
P.O. Box 586
GEORGETOWN, DE 19947

Joey E. Jimenez
P.O. Box 446
Greenwood, De 19950



Date:	OCT. 2024
Scale:	NOT TO SCALE
Dwn.By:	KWW
Proj.No.:	0004-0531
FAIRMONT QUAD.	
Dwg.No.:	1

USGS TOPO MAP

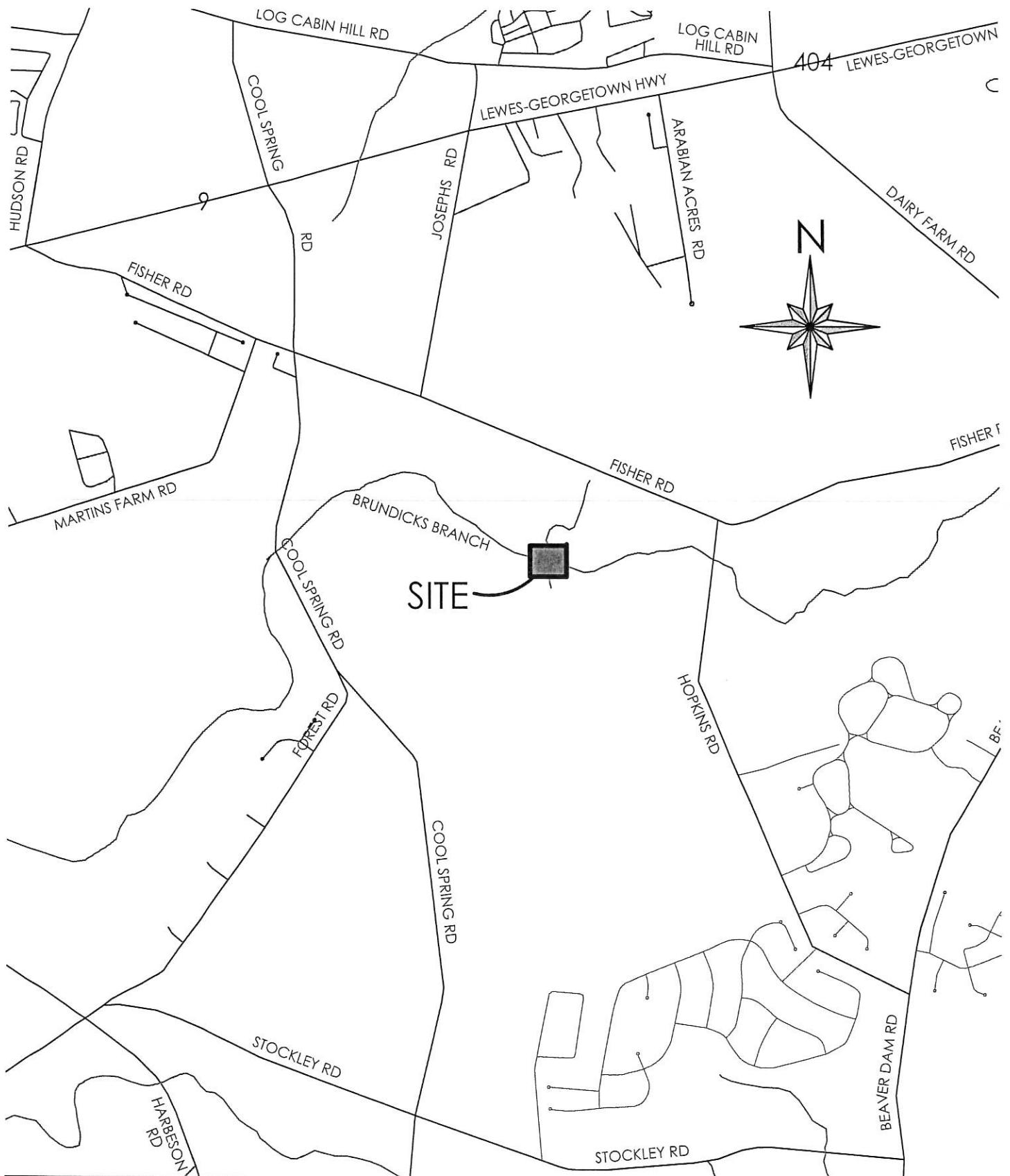
LIGHTSHIP COVE CULVERT REPLACEMENT

TAX MAP PARCEL 334-10.00-69.01, 69.03, 69.05, & 69.11
LEWES & REHOBOTH HUNDRED
SUSSEX COUNTY, DELAWARE



ENVIRONMENTAL
RESOURCE
INSIGHTS

A DIVISION OF DAVIS, BOWEN & FRIEDEL, INC.



VICINITY MAP &
Waters of U.S. Impact Locations

HERMITAGE WAY EXTENDED

Lewes & Rehoboth Hundred
Sussex County, Delaware

Prepared for: Schell Brothers, LLC

Drawn: ML

Scale: NONE

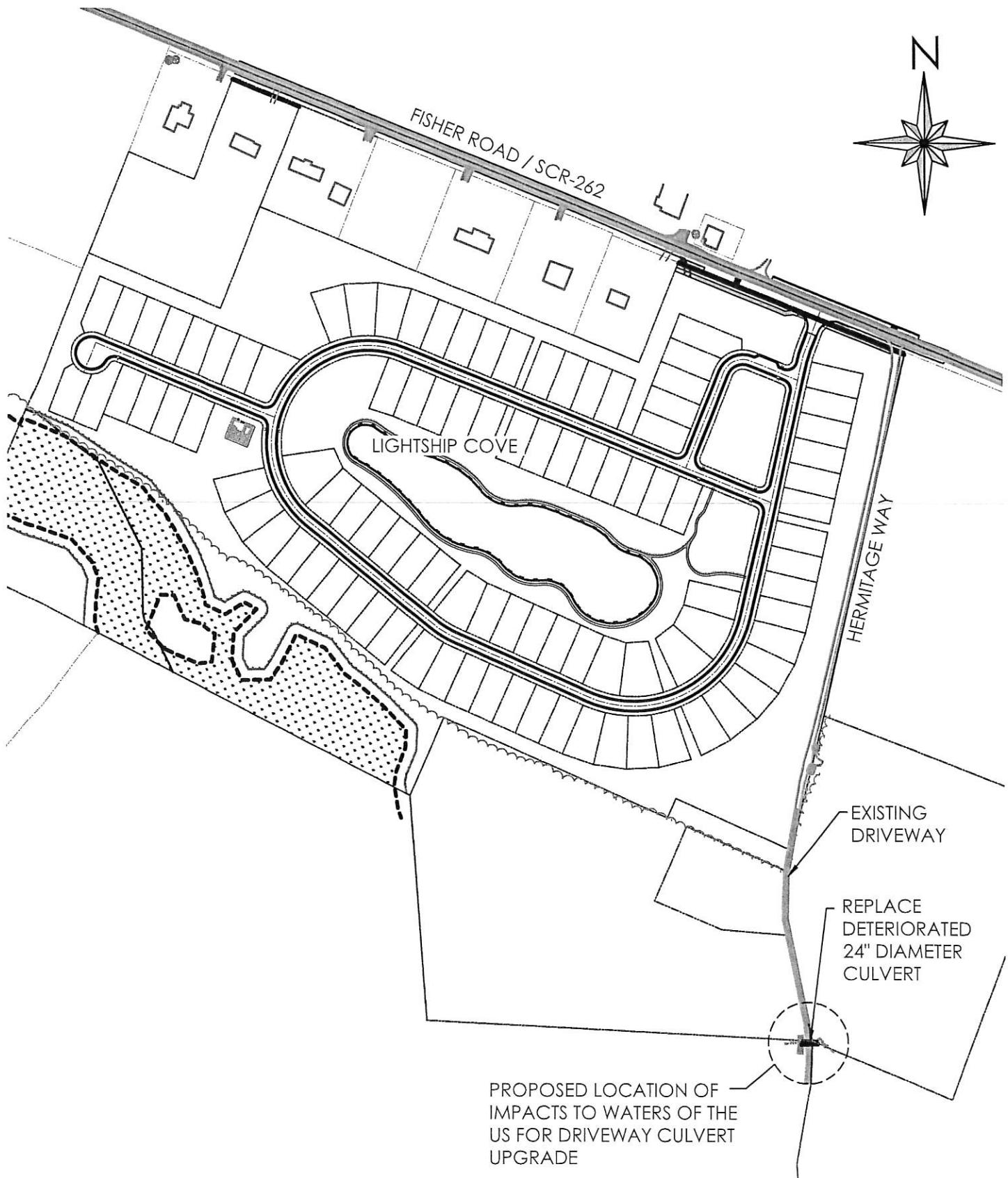
Date: 10/7/24

Job No: S23059

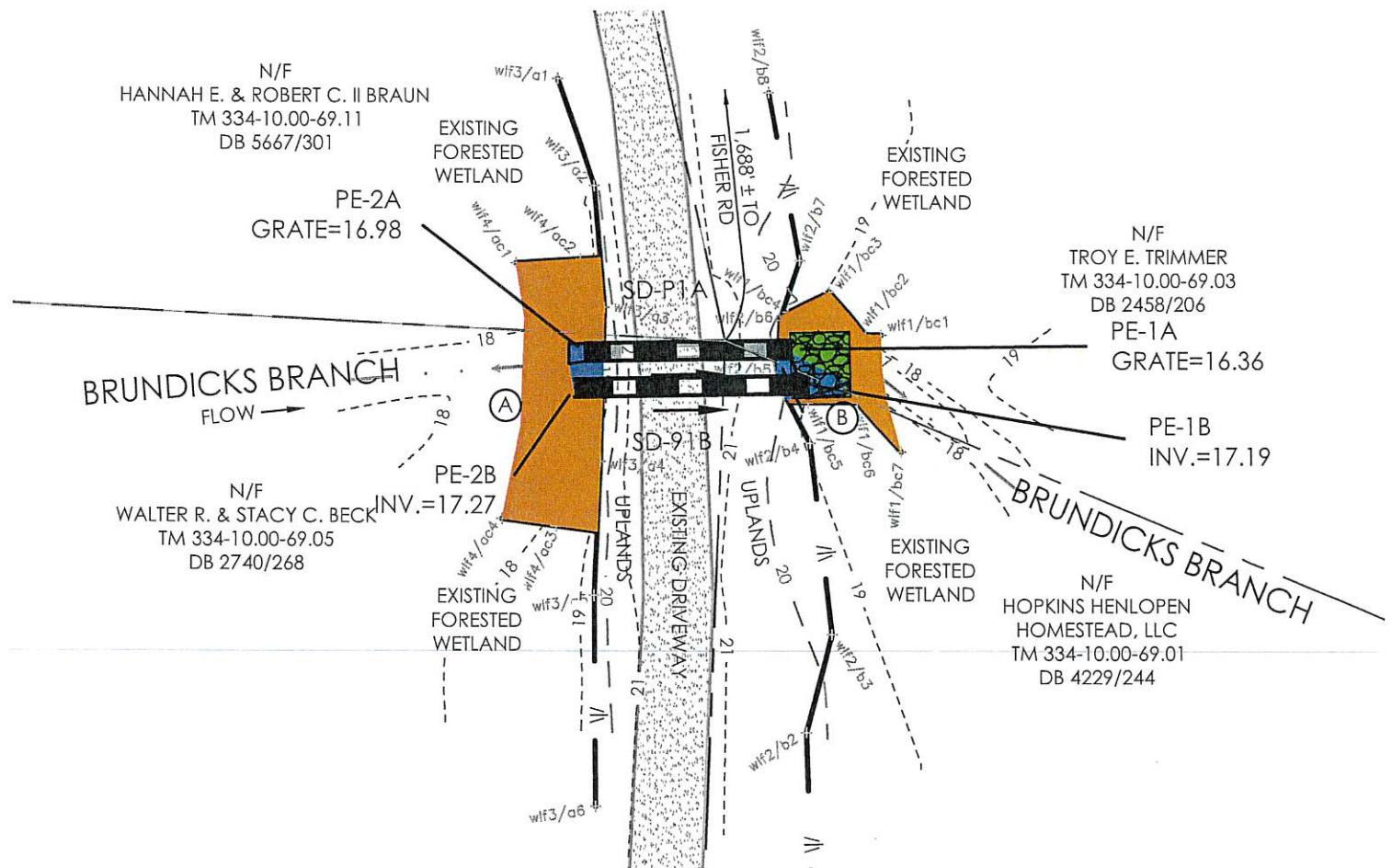
Sheet 1

solutions

303 N. Bedford Street
Georgetown, DE 19947
T. 302.297.9215
www.solutionsipem.com



solutions	Overall Site Plan & Waters of U.S. Impact Locations	Drawn: ML
303 N. Bedford Street Georgetown, DE 19947 T. 302.297.9215 www.solutionsipem.com	HERMITAGE WAY EXTENDED Lewes & Rehoboth Hundred Sussex County, Delaware Prepared for: Schell Brothers, LLC	Scale: NONE
		Date: 10/7/24
		Job No: S23059
		Sheet 2



Total Proposed Disturbance to Waters:
0.0042 AC.±

NOTE: EXISTING 24" CULVERT TO BE
REPLACED WITH TWIN 36" RCP
CULVERTS

- (A) 0.0012 AC.±
- (B) 0.0030 AC.±

WATERS OF US & DNREC SUBAQUEOUS LAND

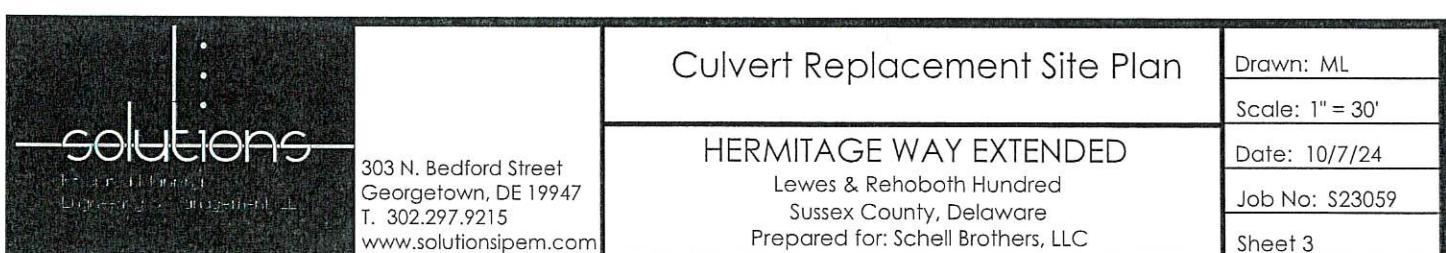
BREAKDOWN OF IMPACT AREA A

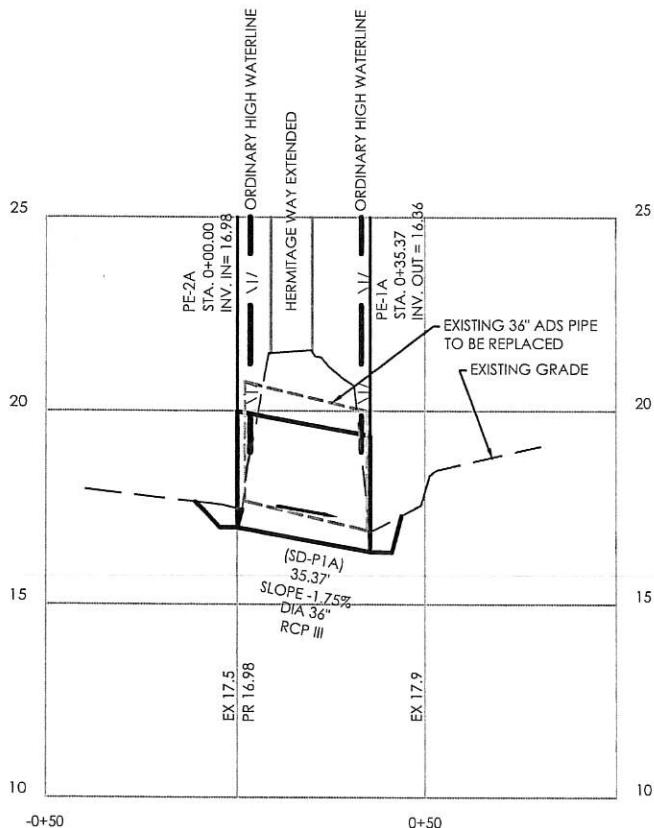
AREA OF WATERS OF US & DNREC SUBAQUEOUS LANDS IMPACT FOR CULVERT REPLACEMENT = 0.0012 AC.

BREAKDOWN OF IMPACT AREA B

AREA OF WATERS OF US & DNREC SUBAQUEOUS LANDS IMPACT FOR
CULVERT REPLACEMENT = 0.0016 AC

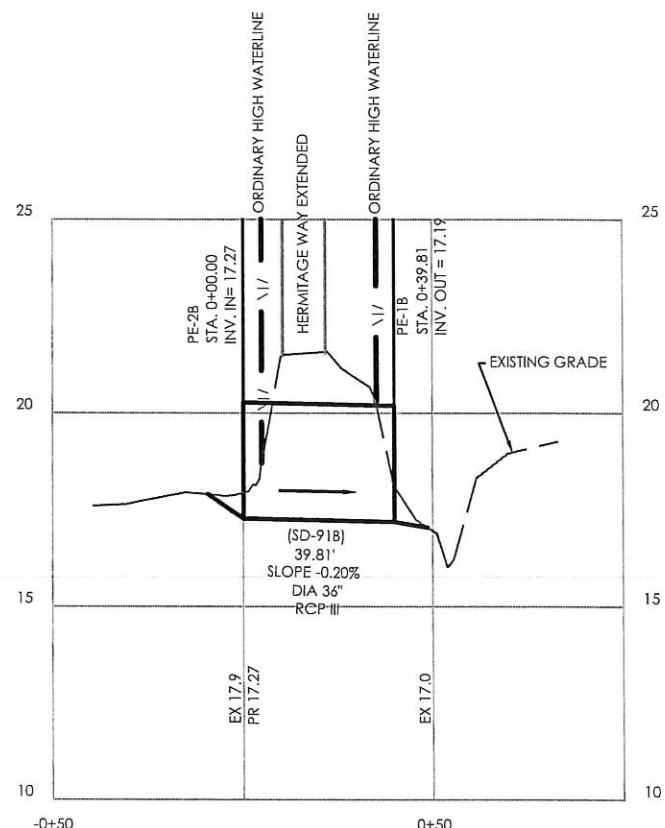
RIP RAP OUTLET PROTECTION IMPACT WATERS OF US & DNREC
SUBAQUEOUS LANDS = 0.0014 AC





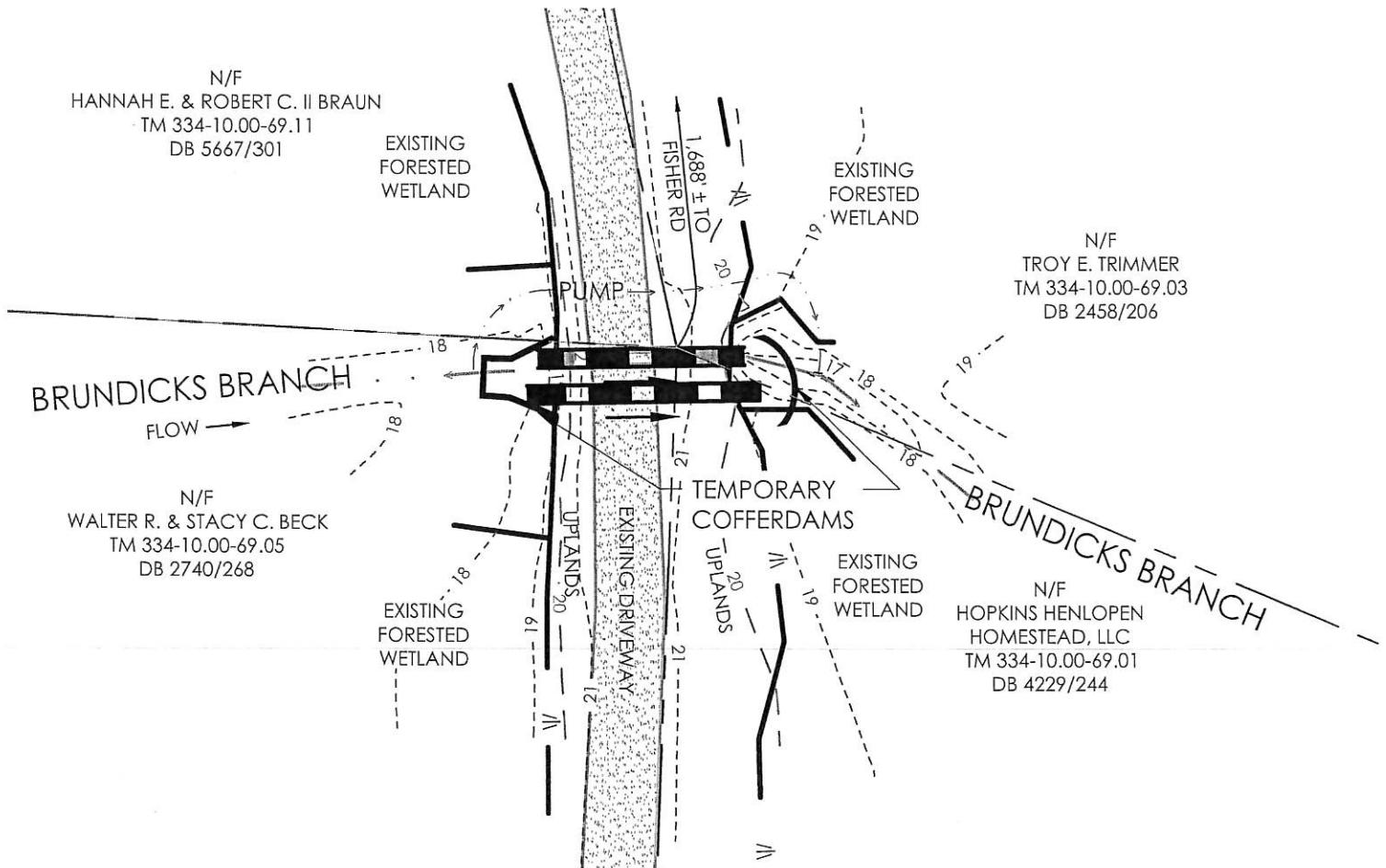
PE-2A - PE-1A PROFILE

SCALE: HORIZ.: 1"=50'
VERT.: 1"=5'



PE-2B - PE-1B PROFILE

SCALE: HORIZ.: 1"=50'
VERT.: 1"=5'



COFFERDAM STREAM DIVERSION NOTES

1. CONSTRUCTION SHALL BE PERFORMED DURING LOW FLOW CONDITIONS.
2. TEMPORARY STREAM IMPACTS SHALL BE WITHIN FINAL IMPACT AREAS. TEMPORARY COFFERDAM IMPACTS APPROXIMATELY 200 SQ.FT.
3. ALL MATERIALS AND EQUIPMENT USED MUST BE ADEQUATE TO WITHSTAND EXPECTED HYDRAULIC AND EQUIPMENT LOADS.
4. PUMP SHALL BE OF ADEQUATE SIZE TO CONVEY THE NORMAL WATER CHANNEL FLOW.
5. LARGE ROCKS, WOODY VEGETATION, OR OTHER MATERIAL IN THE STREAMBED AND BANKS WHICH MAY PRECLUDE PROPER INSTALLATION OF THE COFFERDAM MATERIALS AND/OR IMPEDE THE PROPOSED CONSTRUCTION SHALL BE REMOVED.
6. COFFERDAM SHALL BE FORMED BY PLACING SAND BAGS IN A SEMI-CIRCLE AROUND THE PROPOSED WORK AREA. HEIGHT OF THE COFFERDAM SHALL BE ADEQUATE TO KEEP WATER FROM OVERTOPPING THE DAM AND FLOODING THE WORK AREA. ALTERNATIVE MATERIALS INCLUDING RIPRAP, SHEET METAL OR WOOD PLANKS MAY BE USED FOR COFFERDAM CONSTRUCTION.
7. WATER IN THE WORK AREA SHALL BE PUMPED TO AN APPROVED DEWATERING PRACTICE.
8. ONCE ADEQUATELY DEWATERED, IN-STREAM CONSTRUCTION MAY BEGIN.

 SOLUTIONS Integrated Project Management Engineering • Construction • Operations	COFFERDAM DETAIL STREAM DIVERSION HERMITAGE WAY EXTENDED Lewes & Rehoboth Hundred Sussex County, Delaware Prepared for: Schell Brothers, LLC		Drawn: ML Scale: 1" = 30' Date: 10/7/24 Job No: S23059 Sheet 5