Section 1: Applicant Identification

1. Applicant's Name: CARLO BUSINELLI
   Mailing Address: 23962 SUNDANCE LA
   LEWES, DE
   19958
   Telephone #:
   Fax #:
   E-mail:

2. Consultant's Name:
   Mailing Address: PRECISION MARINE
   202 WOODBRIDGE HILLS
   REHOBOTH BEACH, DE 19971
   Company Name:
   Telephone #:
   Fax #:
   E-mail:

3. Contractor's Name:
   Mailing Address: PRECISION MARINE
   202 WOODBRIDGE HILLS
   REHOBOTH BEACH, DE 19971
   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):
   INSTALL A DOCK EXTENSION (1X45') AND A FLOATING KAYAK DOCK (6'X12')
   AND A FLOATING JET SKI DOCK (6X12)

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

X	A. Boat Docking Facilities		G. Bulkheads		N. Preliminary Marina Checklist
	B. Boat Ramps		H. Fill		O. Marinas
	C. Road Crossings		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: 23962 SUNDANCE LA
   LEWES, DE
   19958
   County: ☐ N.C. ☐ Kent ☒ Sussex
   Site owner name (if different from applicant):
   Address of site owner:

8. Driving Directions: SEE ATTACHED
   (Attach a vicinity map identifying road names and the project location)

9. Tax Parcel ID Number: 2-34-18.00-380.00 Subdivision Name: VILLAGES OF HERRING CREEK

WSLS Use Only: **Permit #s:**

Type **SP** ☐ **SL** ☐ **SU** ☐ **WE** ☐ **WQ** ☐ **LA** ☐ **SA** ☐ **MP** ☐ **WA** ☐

Corps Permit: SPGP 18 ☐ **20** ☐ **Nationwide Permit #:** **Individual Permit #**
Received Date: **Project Scientist:**
Fee Received? Yes ☐ **No** ☐ **Amt: $** **Receipt #:**
Public Notice #: **Public Notice Dates: ON** **OFF**

Google Maps

Dover, DE 19901 to 23962 Sundance Ln, Lewes, DE 19958

Drive 49.5 miles, 1 hr 4 min

Dover, DE 19901

Take DE-9 S to DE-1 S

14 min (9.3 mi)

1. Head northwest toward Donas Landing Rd

0.1 mi

2. Turn left onto Donas Landing Rd

1.4 mi

3. Merge onto Savanah Rd

0.2 mi

4. Turn left onto DE-9 S

7.6 mi

Follow DE-1 S to Belltown Rd in Sussex County

31 min (31.8 mi)

5. Merge onto DE-1 S

31.7 mi

6. Sharp right onto U.S. 9 W

0.1 mi

Take DE-1D, DE-24 W and Camp Arrowhead Rd to Sundance Ln

16 min (8.3 mi)

7. Turn left onto Belltown Rd

217 ft

8. Turn left onto DE-1D

2.5 mi

9. Turn right onto DE-24 W

2.2 mi

10. Turn left onto Camp Arrowhead Rd

2.6 mi

11. Turn right onto Skyler Dr

0.9 mi

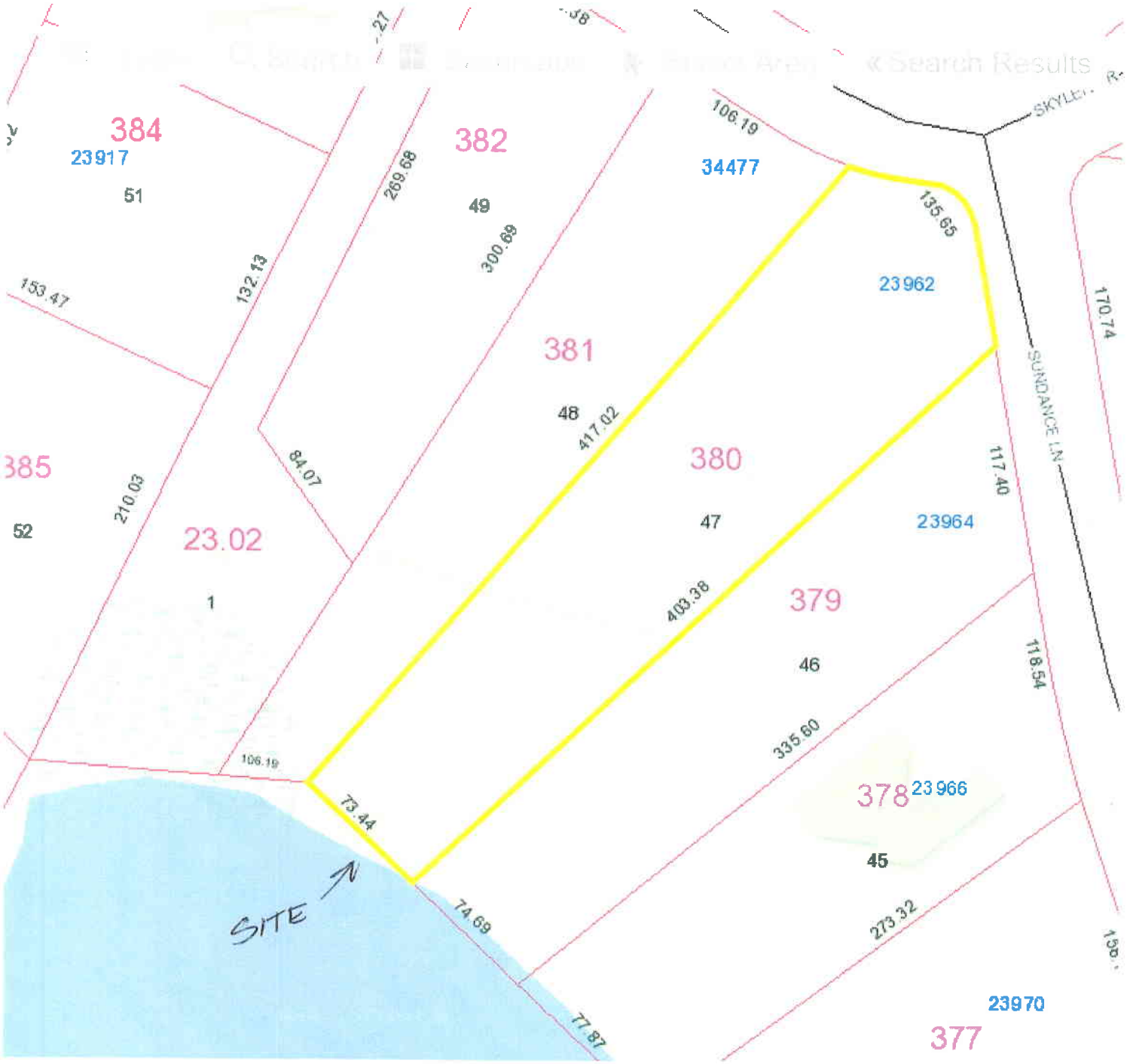
12. Turn left onto Sundance Ln

Destination will be on the right

118 ft

23962 Sundance Ln

Lewes, DE 19958


384
23917
51
382
49
34477
106.19
269.68
300.69
135.65
23962
153.47
132.13
381
48
417.02
170.74
SUNDANCE LN
385
52
210.03
84.07
380
47
23964
117.40
23.02
1
403.38
379
46
118.54
335.60
106.19
73.44
378
23966
45
SITE
74.69
273.32
77.87
23970
377

0 30 60ft

Section 3: Project Location (Continued)

10. Name of waterbody at Project Location: HERRING CREEK waterbody is a tributary to: REHOBOTH BAY

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

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

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

_____

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

13. Present Zoning: ☐ Agricultural ☒ Residential ☐ Commercial ☐ Industrial ☐ Other

Section 4: Miscellaneous

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

SEE ATTACHED LIST

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):

15. Provide the names of DNREC and/or Army Corps of Engineers representatives whom you have discussed the project with:
REBECCA BOBOLA

A. Have you had a State Jurisdictional Determination performed on the property? ☐ Yes ☑ No
B. Has the project been reviewed in a monthly Joint Permit Processing Meeting? ☐ Yes ☒ No
*If yes, what was the date of the meeting? _____

16. Are there existing structures or fill at the project site in subaqueous lands? ☒ Yes ☐ No
*If yes, provide the permit and/or lease number(s):
SL-384/09 (T3)

*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: _____ 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: _____

ADJACENT PROPERTY OWNERS

FORCARLO BUSINELLI

FULLNAME	SANDERS WINFRED
Second_Owner_Name	GARNETTA SANDERS
MAILINGADDRESS	3 KRYSTA CT
CITY	MOUNT LAUREL
STATE	NJ 08054

FULLNAME	EISENMANN MATTHEW D
Second_Owner_Name	COLLEEN K EISENMANN
MAILINGADDRESS	34477 SKYLER DR
CITY	LEWES
STATE	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, CARLO BOSINELLI, hereby designate and authorize PRECISION MARINE 202 WOODBRIDGE HILLS REHOBOTH BEACH, DE 19971
(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: PRECISION MARINE
Mailing Address: 202 WOODBRIDGE HILLS REHOBOTH BEACH, DE 19971
Telephone #:
Fax #:
E-mail:

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

1/13/26
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.

C Businelli
Applicant's Signature

1-13-26
Date

Carlo Businelli & Teresita Businelli
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 Signature

1/13/26
Date

PRECISION MARINE
202 WOODBRIDGE HILLS
REHOBOTH BEACH, DE
19971
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.)

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
Dock, Pier, Lift, gangway		Width ___ ft.	Length ___ ft.	Width ___ ft.	Length ___ ft.	
DOCK	11	6	45	6	45	NEW
FL KAYAK DOCK	2	6	12	6	12	NEW
BOATLIFT	2	12	13	12	13	RELOCATE
FL JET SKI DOCK	2	6	12	6	12	NEW
PIER	16	4	70	4	55	MAINTAIN
DOCK	8	6	30	6	30	MAINTAIN
PWC LIFT	1	4	5	4	5	MAINTAIN
BOATLIFT	2	10	13	10	13	MAINTAIN
Freestanding Pilings	Number					

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? 1345 ft. (measured from MLW to MLW)

4. What will be the mean low water depth at the most channelward end of the mooring facility? 2.9 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. 1.5 CCA Piles
POLY FLOATS

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? _____ ft.

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

Make/model	BENTLEY	length	22'0"	width	8'6	draft	16"
Make/model	YAMAHA	length	11'0"	width	4.5'	draft	1.0'
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.

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? ____Yes X 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? 73.44 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.

STATE OF DELAWARE

BOAT REGISTRATION CERTIFICATE

HULL ID NO	REG NO	MAKE	YEAR
YAMA3033E818	DL666AN	YAMAHA	2018
LENGTH	**HULL MATERIAL**	**PROPULSION**	**OPERATION**
11' 0"	Fiberglass	Water Jet	Pleasure
VESSEL TYPE	**FUEL**	**ENGINE TYPE**	**EXPIRATION**
Personal Watercraft	Gasoline	Stern Drive	2027
OWNER	**BOAT NAME**		

CARLO BUSINELLI Or
TERESITA C BUSINELLI

23962 SUNDANCE LN
LEWES, DE 19958

STATE OF DELAWARE

BOAT REGISTRATION CERTIFICATE

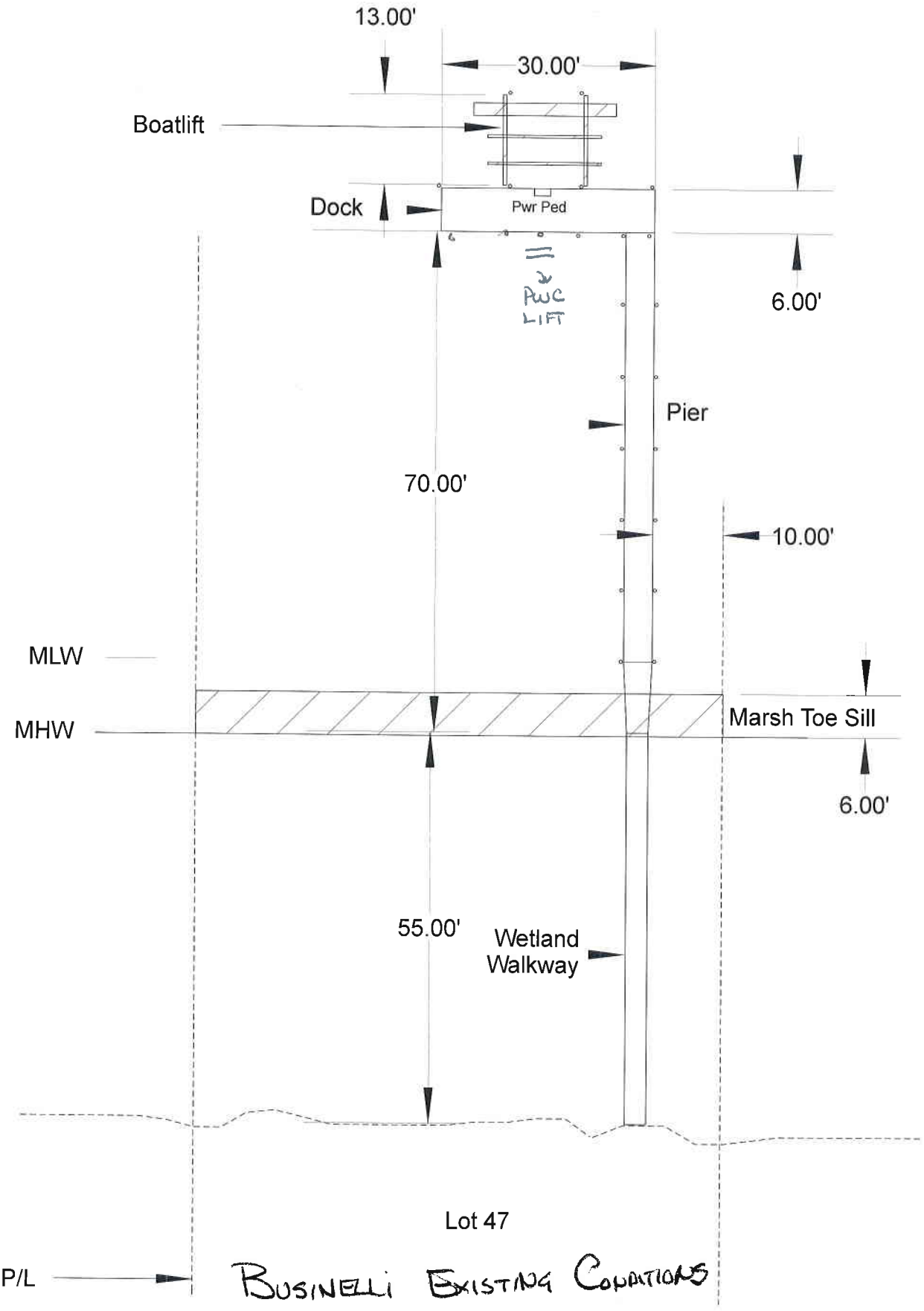
HULL ID NO	REG NO	MAKE	YEAR
BAG14592H425	DL9679AP	BENTLEY	2025
LENGTH	**HULL MATERIAL**	**PROPULSION**	**OPERATION**
22' 0"	Aluminum	Propeller	Pleasure
VESSEL TYPE	**FUEL**	**ENGINE TYPE**	**EXPIRATION**
Pontoon Boat	Gasoline	Outboard	2027

OWNER

CARLO BUSINELLI And
TERESITA BUSINELLI

23962 SUNDANCE LANE
LEWES, DE 19958

BOAT NAME

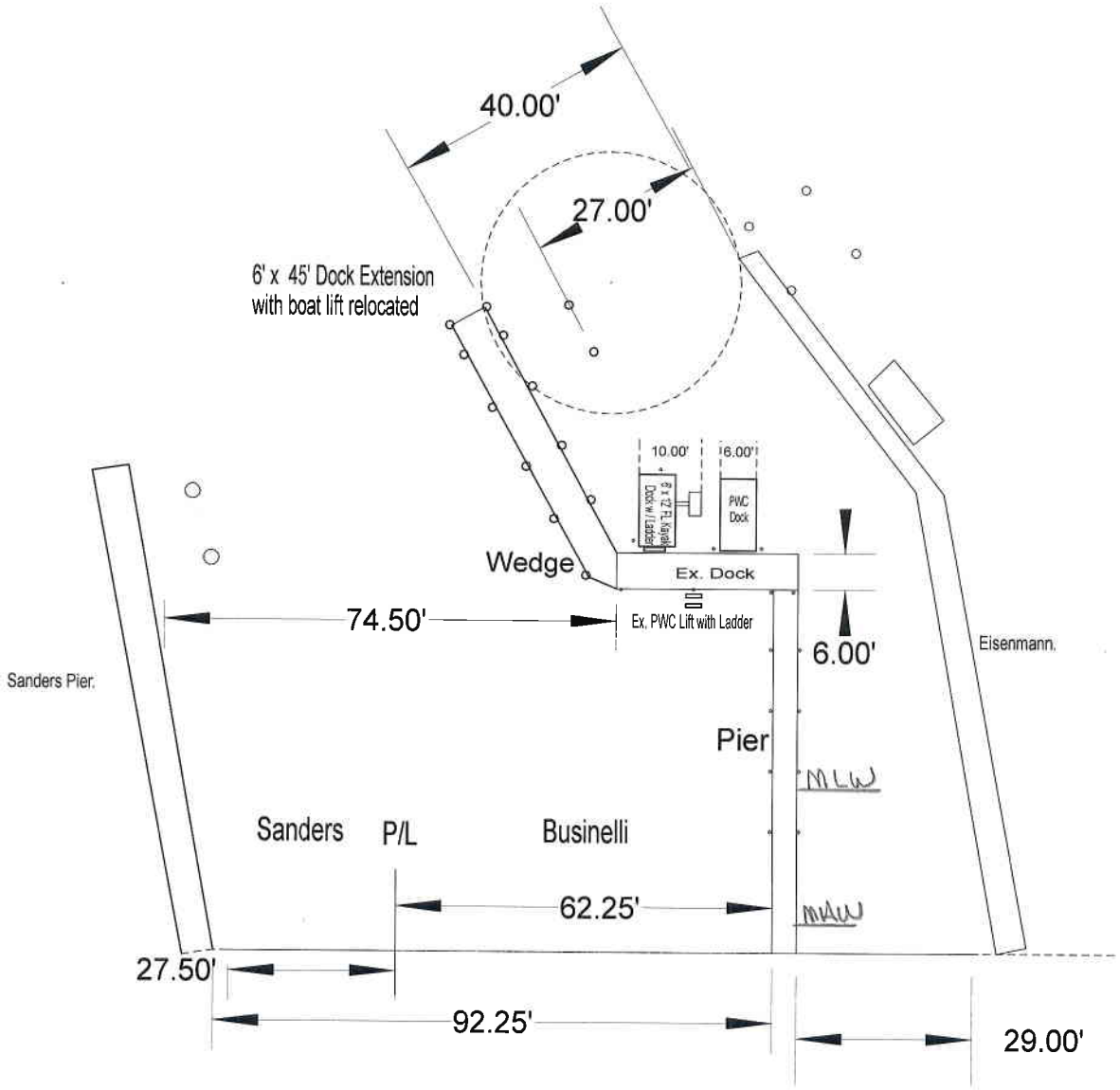


Proposed Riprap, Pier, Dock & Boatlift
Applicant: Donald Reid
Location: Lot 47 off Sundance Lane
County: Sessex, DE

PRECISION MARINE CONSTRUCTION INC.
Marine Contractors

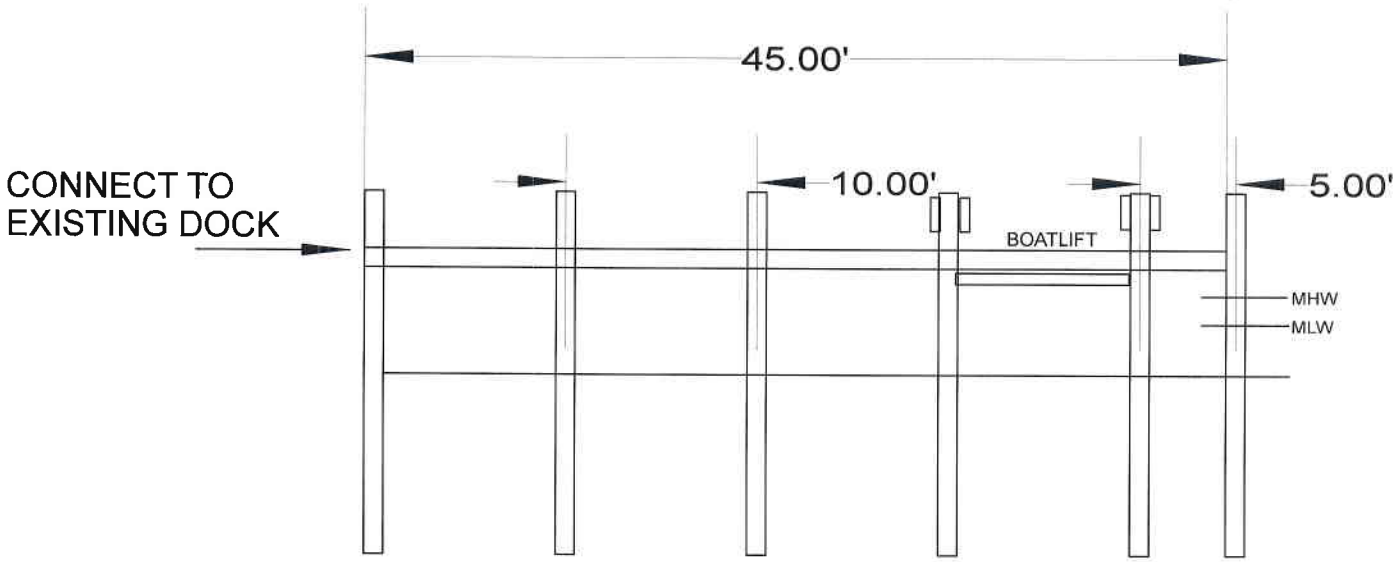
202 Woodbridge Hills
Rehoboth Beach, DE 19971
DWRN Rob Whitford
Scale: 1" =2 0' Date: 10-22-097Number:102209-7

HERRING CREEK



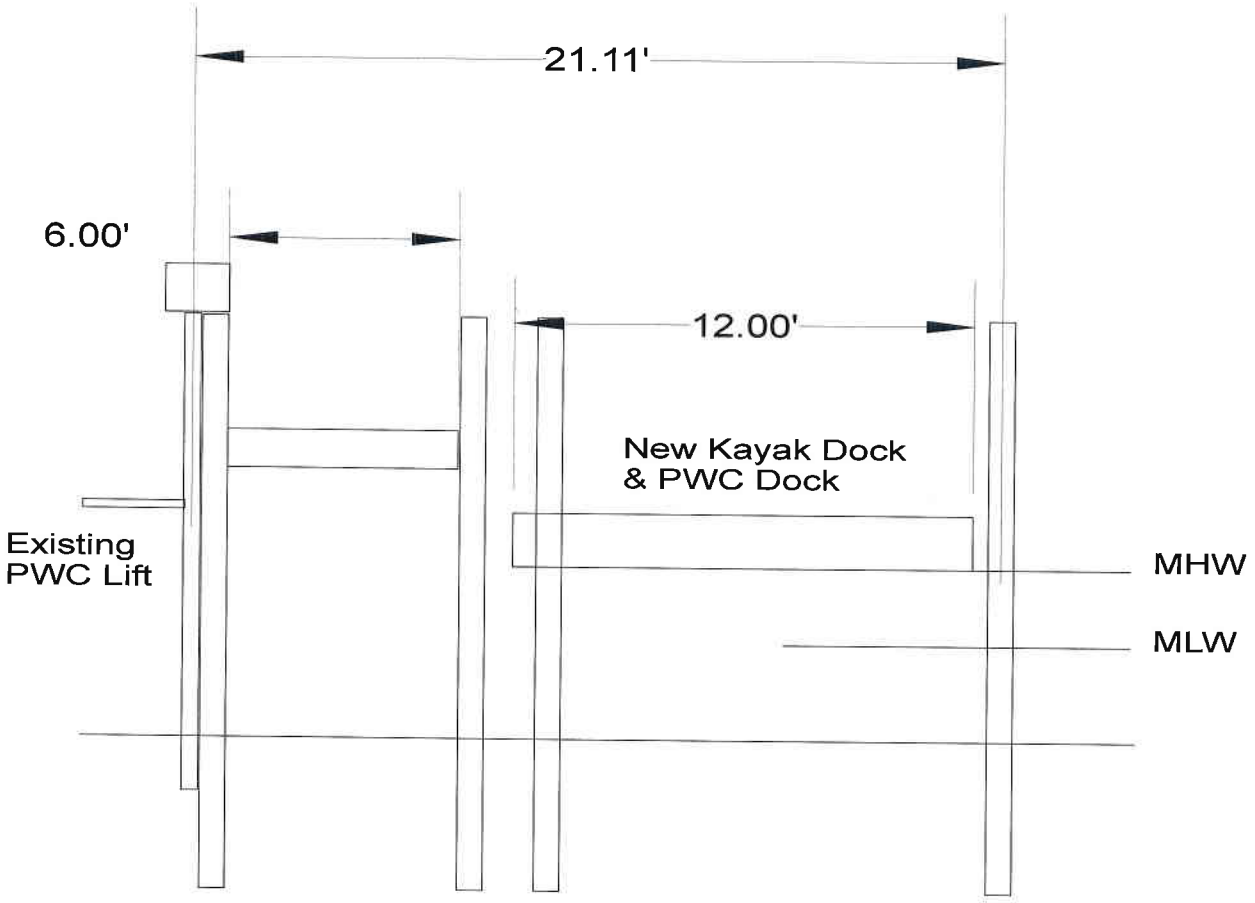
Proposed Dock Extension
Applicant: Carlo Businelli
Location: 23962 Sundance Lane
Lewes, DE 19958

PRECISION MARINE CONSTRUCTION INC.
Marine Contractors
202 Woodbridge Hills
Rehoboth Beach, DE 19971
DWRN Rob Whitford
Scale: 1" =30' Date: 01-22-2026



Proposed Dock Extension
Applicant: Carlo Businelli
Location: 23962 Sundance Lane
Lewes, DE 19958

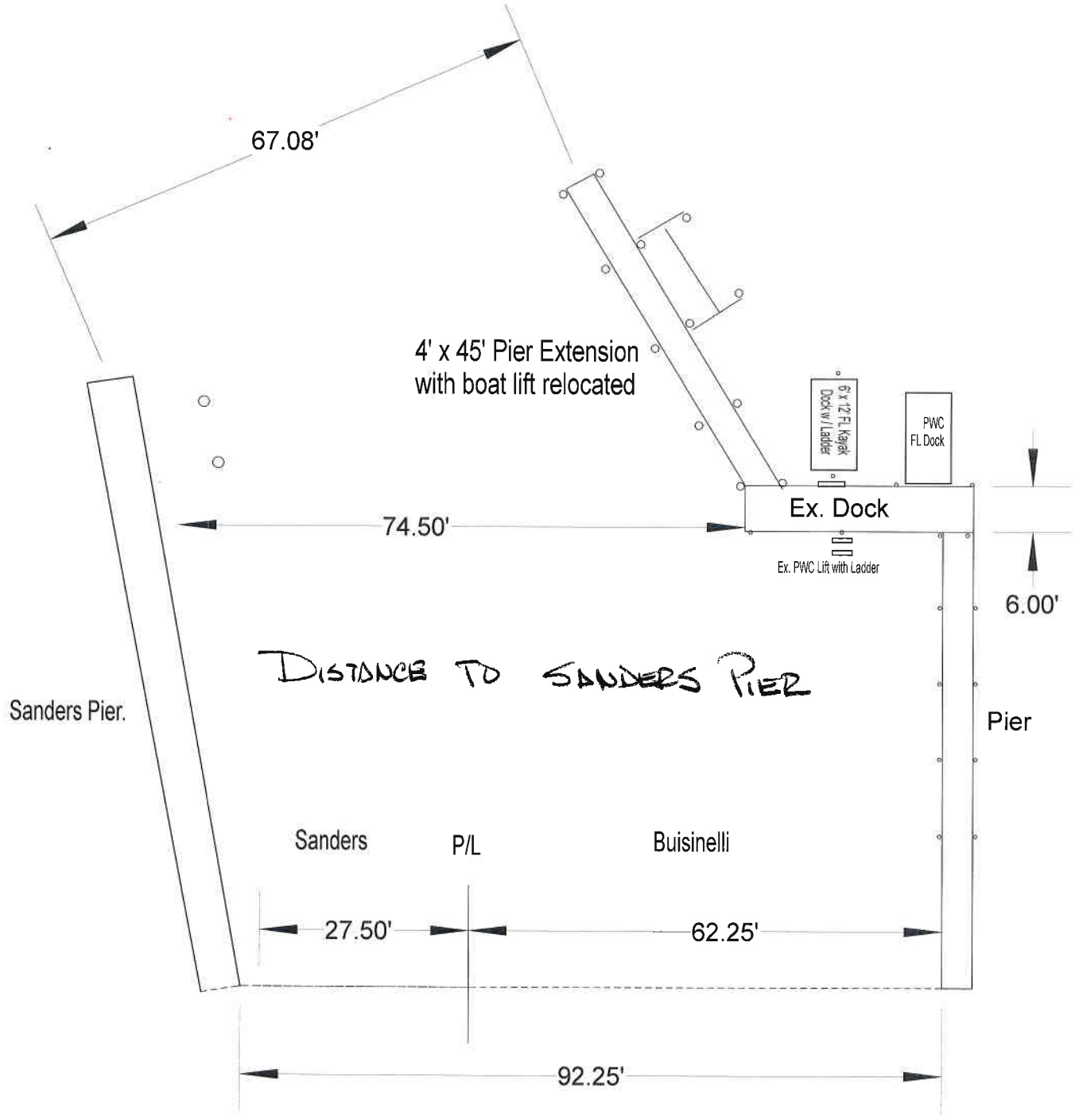
PRECISION MARINE CONSTRUCTION INC.
Marine Contractors
202 Woodbridge Hills
Rehoboth Beach, DE 19971
DWRN Rob Whitford
Scale: 1" =10' Date: 01-22-2026



Existing Dock with Additions
Applicant: Carlo Businelli
Location: 23962 Sundance Lane
Lewes, DE 19958

PRECISION MARINE CONSTRUCTION INC.
Marine Contractors
202 Woodbridge Hills
Rehoboth Beach, DE 19971
DWRN Rob Whitford
Scale: 1" =10' Date: 01-22-2026

HERRING CREEK



Proposed Dock Extension
Applicant: Carlo Businelli
Location: 23962 Sundance Lane
Lewes, DE 19958

PRECISION MARINE CONSTRUCTION INC.
Marine Contractors
202 Woodbridge Hills
Rehoboth Beach, DE 19971
DWRN Rob Whitford
Scale: 1" =2 0' Date: 12-11-25

Rob Whitford

From: Winfred Sanders <winsan1@yahoo.com>
Sent: Thursday, August 20, 2026 12:27 PM
To: Rob Whitford
Cc: Winfred J. Sanders; Carlo and Tessie
Subject: Re: Businelli

Hi Rob,
Per our call with regards to the Businelli's dock extension plans, we have no issues regarding their dock extension plans.
This email is to confirm that we have no objections to the attached plans.

Regards
Winfred & Garnetta Sanders

On Thursday, August 20, 2026 at 11:48:46 AM EDT, Rob Whitford <rob-whitford@precisionmarine.us> wrote:

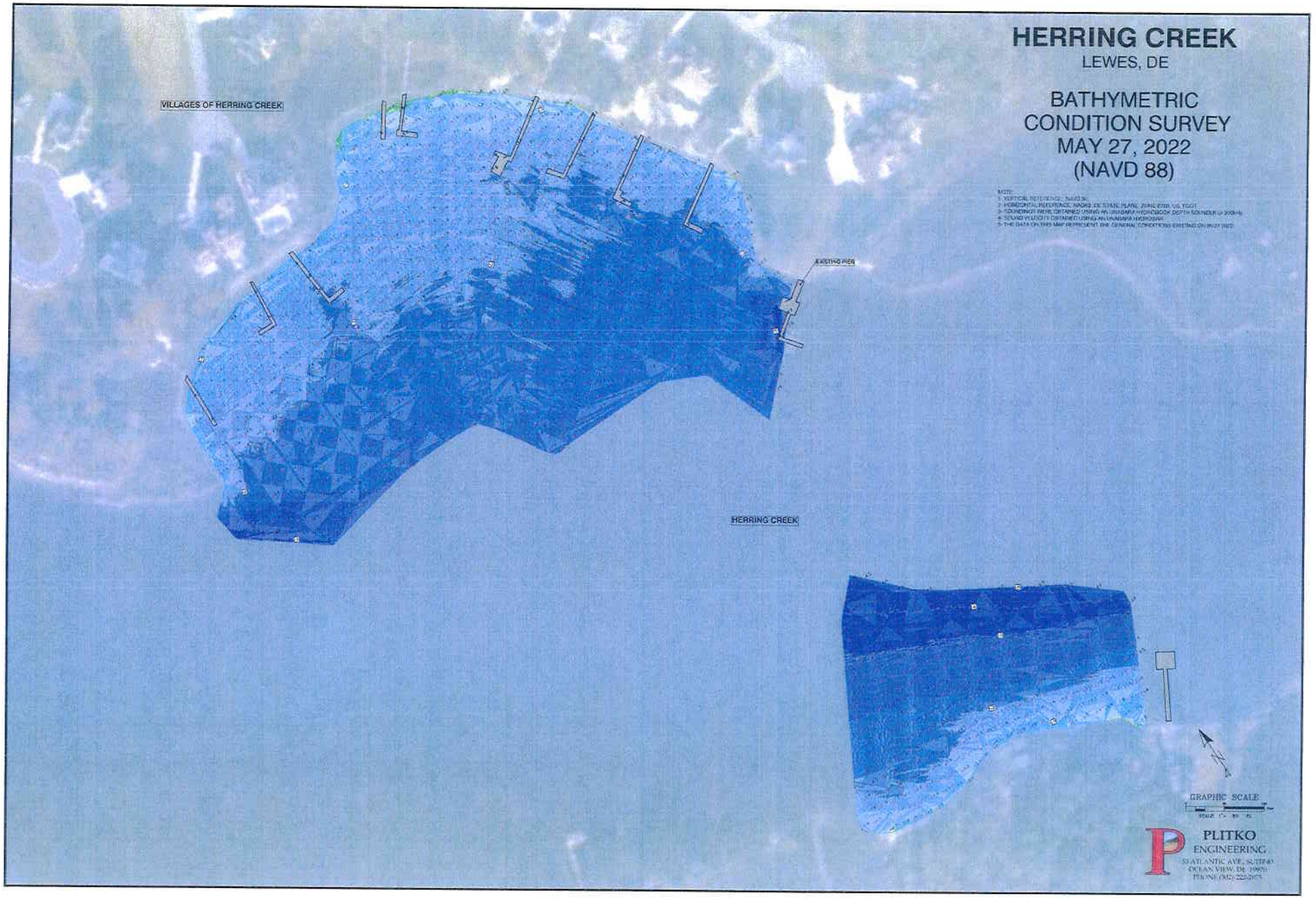
Hi Winfred
DNREC is asking if I can get you so say you have no objection to Businelli's pier reconfiguration. I've attached a plan of what he wants to do. If you don't object to the activity, please send me an email stating that you have reviewed the plans and have no objection to the project.
Thanks
Rob

Rob Whitford
Owner / President
Precision Marine Construction, Inc.
202 Woodbridge Hills
Rehoboth Beach DE 19971
302 227 2711
Precisionmarine.us

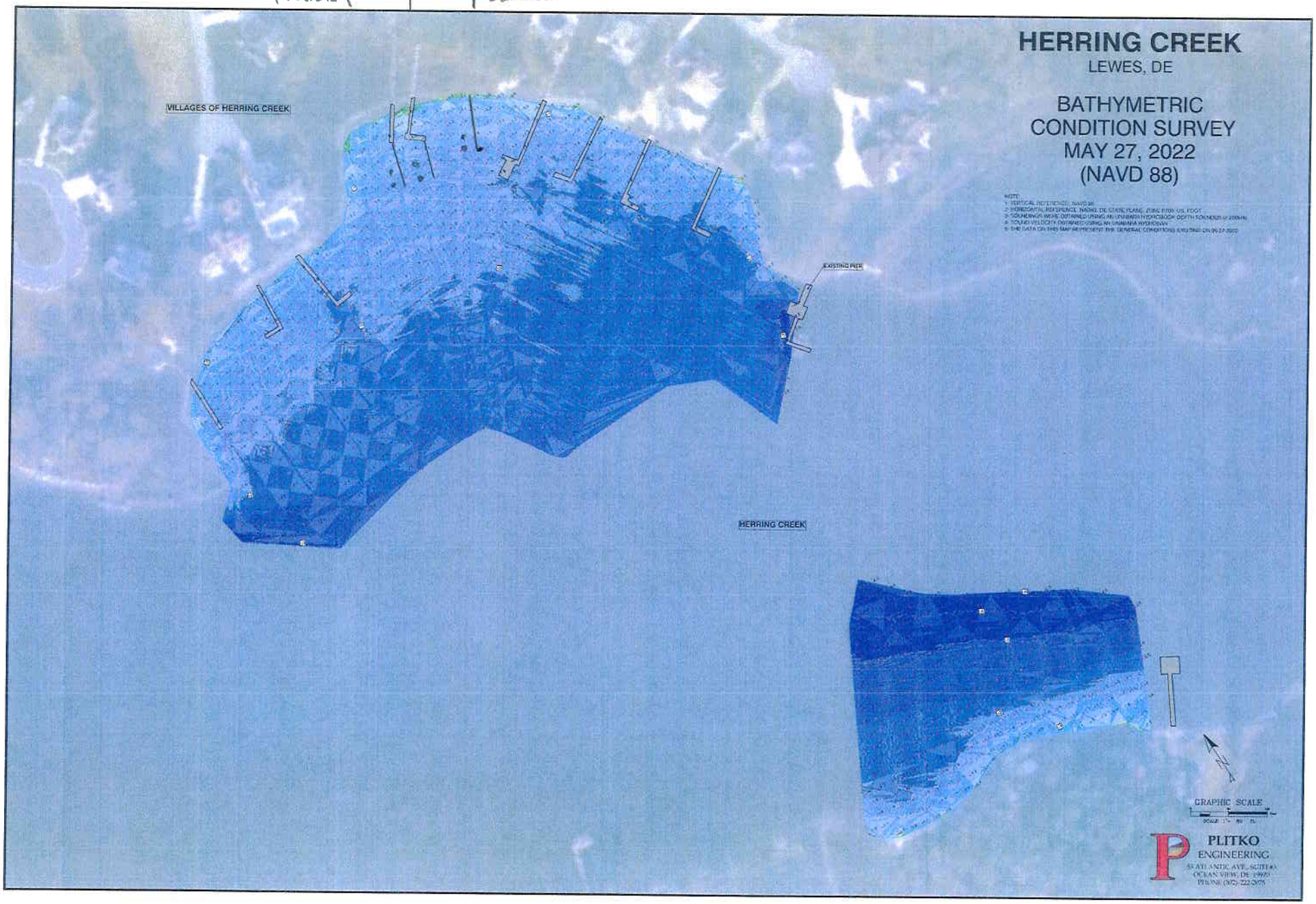
HERRING CREEK

LEWES, DE

BATHYMETRIC CONDITION SURVEY MAY 27, 2022 (NAVD 88)



PLITKO ENGINEERING
53 ATLANTIC AVE., SUITE 63
OCEAN VIEW, DE 19970
PHONE (302) 228-2675

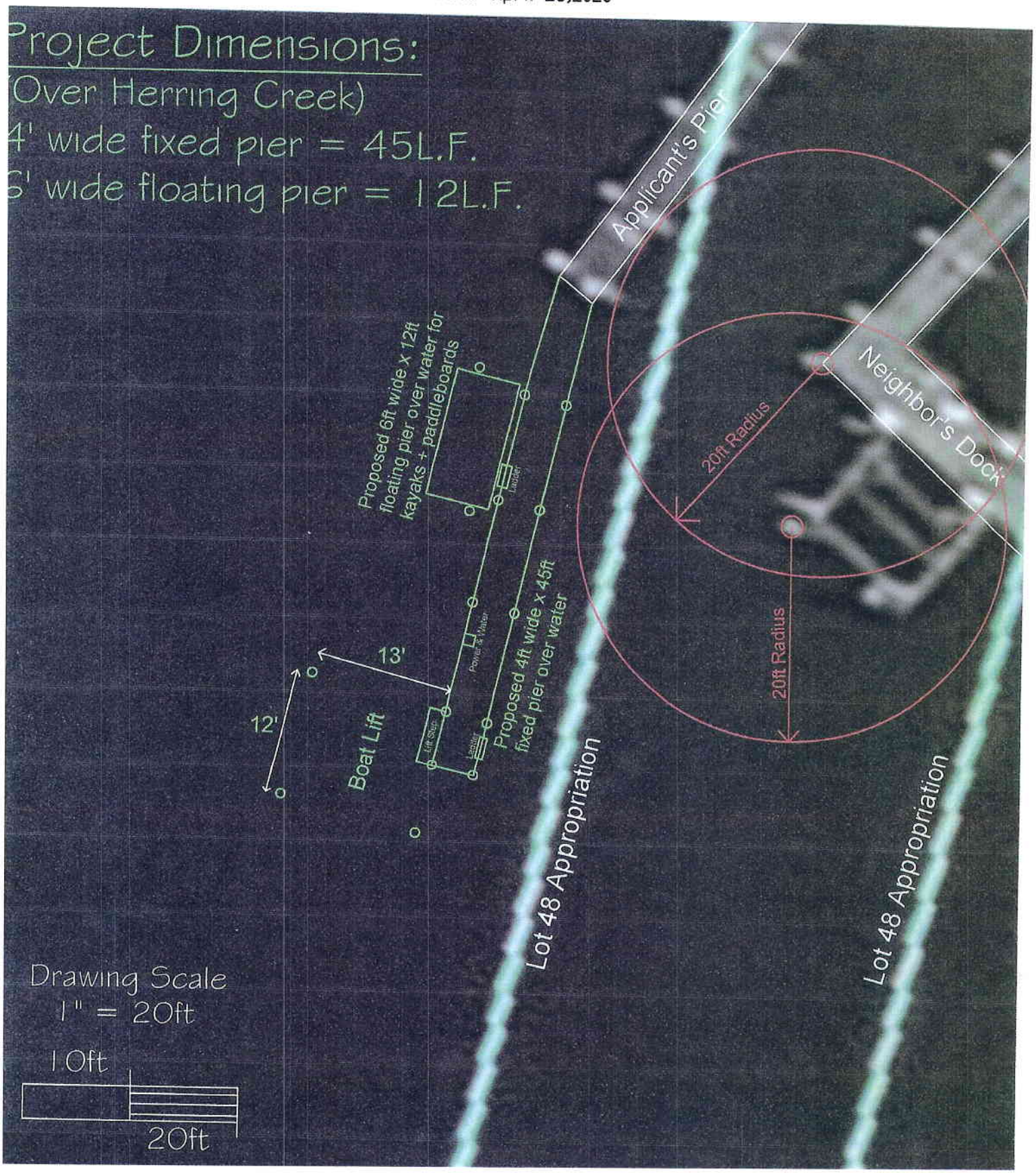

HERRING CREEK
LEWES, DE
BATHYMETRIC
CONDITION SURVEY
MAY 27, 2022
(NAVD 88)
VILLAGES OF HERRING CREEK
EXISTING PIER
HERRING CREEK
GRAPHIC SCALE
PLITKO
ENGINEERING



BUSINELLI PROPOSED EXTENSION 1" = 60' 11-4-25

Revised Plan

Proposed Pier Extension: Addition of 45'x4' Fixed Pier & 12'x6' Floating Pier
IN: Herring Creek (Tributary of Rehoboth Bay)
AT: 34477 Skyler Drive (Lot 48), The Villages of Herring Creek
Lewes, Sussex Co., DE 19958
Tax Map Parcel #2-34-18.00-381.00
Applicant: Matthew D. Eisenmann
Date: April 23,2020



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

WETLANDS & SUBAQUEOUS
LANDS SECTION

TELEPHONE (302) 739-9943
FAX (302) 739-6304

Carlo and Teresita Businelli
17 Trouville Drive
Parsippany, NJ 07054
Tax Parcel No: 2-34-18.00-380.00

Transferred Lease: SL-384/09 (T3)
Authorization Date: April 23, 2018
Original Lease Issuance: March 11, 2010
Lease Expiration Date: March 11, 2030

AUTHORIZATION OF LEASE TRANSFER

GRANTED TO:

Carlo Businelli and Teresita C. Businelli
17 Trouville Drive
Parsippany, NJ 07054

TO UTILIZE AND MAINTAIN:

- **A 4 foot wide by 70 foot long pier**
- **A 6 foot wide by 30 foot long dock**
- **1 personal watercraft lift with 1 associated piling**
- **1 boatlift with 2 associated pilings**

OCCUPYING PUBLIC SUBAQUEOUS LANDS TOTALING:

443 square feet

ORIGINALLY ISSUED TO:

Donald Reid and
Subsequently transferred to Thomas C. Goslin III and Mary Ellen Goslin and
Subsequently transferred to Shazia Noor

LOCATED:

In Herring Creek
At Lot 47 Skylar Drive and Sundance Lane,
Villages at Herring Creek,
Lewes, Sussex County, Delaware

Pursuant to the provisions of 7 Del. C., §7203 and the Department's Regulations Governing the Use of Subaqueous Lands, permission is hereby granted on this 23rd day of April A.D. 2018 to transfer the above-referenced lease between the parties listed above.

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

WHEREAS, on March 11, 2010, the State of Delaware issued a Subaqueous Lands Lease (SL-384/09) to Donald Reid for the period of March 11, 2010 through March 11, 2030; and

WHEREAS, on May 30, 2012, the State of Delaware authorized the transfer of that lease to Thomas C. Goslin and Mary Ellen Goslin; and

WHEREAS, on November 22, 2015, the State of Delaware authorized the transfer of that lease to Shazia Noor; and

WHEREAS, on January 2, 2018, Carlo Businelli and Teresita C. Businelli purchased the associated riparian property (Parcel 2-34-18.00-380.00).

NOW THEREFORE, based on the above-presented information,

THE above-referenced Subaqueous Lands Lease is hereby transferred to Carlo and Teresita C. Businelli subject to the conditions herein set forth:

1. This Lease Transfer is transference of the original Subaqueous Lands Lease (SL-384/09) granted to Donald Reid, which was subsequently transferred to Thomas C. Goslin III and Mary Ellen Goslin (SL-095/12), which was subsequently transferred to Shazia Noor (SL-434/15). This authorization shall be attached thereto and made part thereof;
2. This Lease Transfer only authorizes the continued use and maintenance of the structures authorized in the original lease (SL-384/09) as identified on Page One. Any deviations from the previously-approved configuration are the responsibility of the current lease holder;
3. All terms and conditions of the original Subaqueous Lands Lease (SL-384/09), including the March 11, 2030 expiration, remain intact and are conveyed with this Lease Transfer;
4. This Lease Transfer shall not be considered valid until it has been duly recorded in the office for the Recorder of Deeds in and for the appropriate County and a copy of the recorded Lease is returned to, and has been received by, the Department.

IN WITNESS WHEREOF, We, The new property owners, Carlo and Teresita C. Businelli, have caused this instrument to be executed on this 16th day of April, 2018.

By: _____
Carlo Businelli

By: _____
Teresita C. Businelli

SWATI S PATWARDHAN
Notary Public
State of New Jersey
My Commission Expires Aug. 26, 2020
(Notary Seal)

Sworn and Subscribed before me on this 16th day of April, 2018

_____
Notary

IN WITNESS WHEREOF, I, Steven M. Smailer, the duly authorized representative of Shawn M. Garvin, Secretary of the Department of Natural Resources and Environmental Control, have hereunto set my hand this 23rd day of April, 2018.

_____
By Steven M. Smailer, Environmental Program Administrator
the duly authorized representative of the Secretary of the
Department of Natural Resources and Environmental Control

Electronically Recorded Document# 2025000016110 BK: 6297 PG: 330
Recorder of Deeds, Alexandra Reed Baker On 5/8/2025 at 9:02:10 AM Sussex County, DE
Consideration: $0.00 County/Town: $0.00 State: $0.00 Total: $0.00
Doc Surcharge Paid Town: SUSSEX COUNTY

Prepared by and return to:
Procino-Wells & Woodland, LLC
225 High Street
Seaford, Delaware 19973

Tax Map Parcel No.: 234 18.00 380.00

NO TITLE SEARCH, LIEN SEARCH OR SURVEY REQUESTED OR PERFORMED

THIS DEED is made on April 28, 2025,

BETWEEN CARLO BUSINELLI and TERESITA C. BUSINELLI, of 23962 Sundance Lane, Lewes, Delaware 19958, hereinafter referred to as the Grantor,

-and-

THE CARLO BUSINELLI AND TERESITA CAMPOS BUSINELLI JOINT REVOCABLE TRUST DATED April 28, 2025, AND ANY AMENDMENTS THERETO, of 23962 Sundance Lane, Lewes, Delaware 19958, hereinafter referred to as the Grantee,

WITNESSETH that the Grantor, for and in consideration of the sum of ONE DOLLAR ($1.00) and other good and valuable consideration, lawful money of the United States of America, the receipt whereof is hereby acknowledged, grants and conveys unto the Grantee, and the Grantee's successors and assigns,

See Exhibit 'A' attached hereto.

SUBJECT to taxes due and payable in the current tax year and 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 Grantor has set his/her/its Hand and Seal the day and year aforesaid.

Signed, Sealed and Delivered
in the presence of:

(SEAL)
CARLO BUSINELLI

(SEAL)
TERESITA C. BUSINELLI

STATE OF DELAWARE :
: ss.
SUSSEX COUNTY :

This Deed was acknowledged before me on the day and year aforesaid by CARLO BUSINELLI and TERESITA C. BUSINELLI, Grantor.

Notary Public

JALENE K GREEN
Notary Public
State of Delaware
My Commission Expires
April 02, 2026

Document# 2025000016110 BK: 6297 PG: 331
Recorder of Deeds, Alexandra Reed Baker On 5/8/2025 at 9:02:10 AM Sussex County, DE
Doc Surcharge Paid

EXHIBIT 'A'

ALL THAT CERTAIN LOT, piece or parcel of land, situate, lying and being in Indian River Hundred, Sussex County, State of Delaware, being known as LOT 47, THE VILLAGES AT HERRING CREEK, as shown on a plot prepared by Meridian Architects & Engineers, filed for record February 1, 2005 in Plot Book 91, at pages 3-7, being more particularly bound and described in accordance with a survey prepared by Wingate & Eschenbach, LLC, Registered Surveyors, Rehoboth Beach, DE, dated March 16, 2012, as more fully appears as follows, to wit:

BEGINNING a at a rebar at the Southerly terminus of a 25-foot radius curve connecting the south side of Skyler Drive and the Southwesterly side of Sundance Lane; thence proceeding from said point and place of beginning along the said Southwesterly side of Sundance Lane, South ten degrees, eight minutes, 15 seconds East a distance of 61.98 feet to a rebar in the common property line between this Lot 47 and Lot 46; thence proceeding along the Westerly side of Lot 46 South 46 degrees 55 minutes 53 seconds West a distance of 403.38 feet to a point (passing over a rebar at 433.52 feet); thence turning and running along the Northeasterly side of Herring Creek North 46 degrees 46 minutes 19 seconds West a distance of 73.44 feet to a point in the common boundary line between this Lot 47 and the Easterly side of Lot 48; thence turning and running along the Easterly side of Lot 48 North 41 degrees 07 minutes 42 seconds East a distance of 417.02 feet to a rebar at the South side of Skyler Drive (passing over a set capped rebar at 110.22 feet); thence turning and running along the Southerly side of Skyler Drive along a 175 foot radius circle curving to the left an arc distance of 41.13 feet to a rebar; thence turning and running along the 25 foot radius circle curving to the left connecting Skyler Drive and Sundance Lane a marked distance of 30.62 feet back to the point and place of beginning and containing therein 40,744 square feet of land (.9353 acres+/-). Said lands contain regulated wetlands where activities with these wetlands may require a permit from the U.S. Army Corp. of Engineers and/or the State of Delaware.

THE IMPROVEMENTS thereon being commonly known as: 23962 Sundance Lane, Lewes, Delaware 19958

BEING the same lands conveyed to the Grantor by Deed of Shazia Noor, said Deed dated January 2, 2018, of record in the Office of the Recorder of Deeds in and for Sussex County, Delaware in Deed Book 4828, Page 1 et seq.

EXCEPTING AND RESERVING any and all possible out conveyances from January 2, 2018, forward.

***** Electronically Recorded Document *****

Sussex County

Scott Dailey
Recorder of Deeds
Georgetown, DE 19947

Instrument Number: 2018-1601
Recorded As: EREC-DEED
Recorded On: January 16, 2018
Recorded At: 11:51:17 am
Number of Pages: 4
Book-VI/Pg: Bk-D VI-4828 Pg-1
Total Rec Fee(s): $39,258.00

Parties:
Direct- NOOR SHAZIA
Indirect- BUSINELLI CARLO
Receipt Number: 821352
Processed By: Sue D

** Examined and Charged as Follows **

RECEIVED ASSESSMENT DIVISION OF SUSSEX COUNTY

Erec-D $ 58.00

	Tax Amount	Consid Amt	RS#/CS#		
STATE AND COUNTY OF SUSSEX	$ 39200.00	$ 980000.00		State of Delaware	$ 24500.00
				Sussex County	$ 14700.00
Tax Charge:	$ 39200.00				

I hereby certify that the within and foregoing was recorded in the Recorder's Office in Sussex County

DO NOT REMOVE - THIS PAGE IS PART OF THE RECORDED DOCUMENT

RETURN TO:
Carlo Businelli
Teresita C. Businelli
17 Trouville Drive
Parsippany, NJ 07054

TAX MAP AND PARCEL #:
2-34-18.00-380.00
PREPARED BY:
Moore & Rutt, P.A.
122 W. Market Street
P.O. Box 554
Georgetown, DE 19947
File No. 41089/JPS

THIS DEED, made this 2nd day of January, 2018,

- BETWEEN -

SHAZIA NOOR, of 177 Case Ridge Road, Dover, DE 19901, party of the first part,

- AND -

CARLO BUSINELLI and **TERESITA C. BUSINELLI**, of 17 Trouville Drive, Parsippany, NJ 07054, as tenants by the entirety with rights of survivorship and not as tenants in common, 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 or parcel of land, situate, lying and being in Indian River Hundred, Sussex County, State of Delaware, being known as LOT 47, THE VILLAGES AT HERRING CREEK, as shown on a plot prepared by Meridian Architects & Engineers, filed fur record February l, 2005 in Plot Book 91, at pages 3-7, being more particularly bound and described in accordance with a survey prepared by Wingate & Eschenbach, LLC, Registered Surveyors, Rehoboth Beach, DE, dated March 16, 2012, as more fully appears as follows, to wit:

BEGINNING a at a rebar at the Southerly terminus of a 25-foot radius curve connecting the south side of Skyler Drive and the Southwesterly side of Sundance Lane; thence proceeding from said point and place of beginning along the said Southwesterly side of Sundance Lane,

South ten degrees, eight minutes, 15 seconds East a distance of 61.98 feet to a rebar in the common property line between this Lot 47 and Lot 46; thence proceeding along the Westerly side of Lot 46 South 46 degrees 55 minutes 53 seconds West a distance of 403.38 feet to a point (passing over a rebar at 433.52 feet); thence turning and running along the Northeasterly side of Herring Creek North 46 degrees 46 minutes 19 seconds West a distance of 73.44 feet to a point in the common boundary line between this Lot 47 and the Easterly side of Lot 48; thence turning and running along the Easterly side of Lot 48 North 41 degrees 07 minutes 42 seconds East a distance of 417.02 feet to a rebar at the South side of Skyler Drive (passing over a set capped rebar at 110.22 feet); thence turning and running along the Southerly side of Skyler Drive along a 175 foot radius circle curving to the left an arc distance of 41.13 feet to a rebar; thence turning and running along the 25 foot radius circle curving to the left connecting Skyler Drive and Sundance Lane a marked distance of 30.62 feet back to the point and place of beginning and containing therein 40,744 square feet of land (.9353 acres+/-). Said lands contain regulated wetlands where activities with these wetlands may require a permit from the U.S. Army Corp. of Engineers and/or the State of Delaware.

BEING the same property conveyed to Shazia Noor from Thomas C. Goslin III and Mary Ellen Goslin , by deed dated September 25, 2015, and recorded in the Office of the Recorder of Deeds in and for Sussex County, Delaware in Instrument #: 2015-31659, Book 4450, Page 247.

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.

REMAINDER OF PAGE INTENTIONALLY LEFT BLANK

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:

James P. Sharp

Shazia Noor (SEAL)

STATE OF DELAWARE, COUNTY OF SUSSEX: to-wit

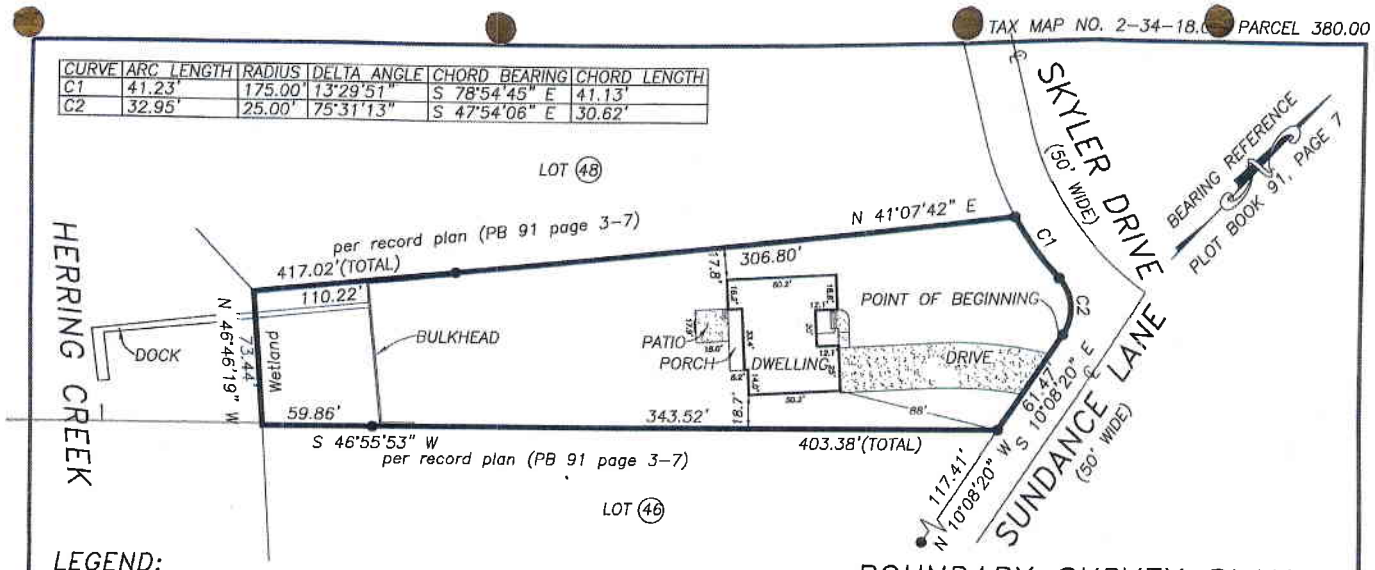
BE IT REMEMBERED, that on January 02, 2018, personally came before me, the subscriber, Shazia Noor, party of the first part to this Indenture, known to me personally to be such, and acknowledged this Indenture to be her act and deed.

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

James P. Sharp
Notary Public

My Commission Expires: _____

JAMES P. SHARP, ESQ.
ATTORNEY
NOTARY PUBLIC
STATE OF DELAWARE



LEGEND:

● FOUND IRON BAR

NOTES:

1) CLASS "B", SUBURBAN SURVEY
2) SOURCE OF TITLE: DEED BOOK 4450, PAGE 247
3) A TITLE SEARCH WAS NEITHER REQUESTED, PROVIDED OR UTILIZED FOR THIS SURVEY

Prepared By
ADAMS-KEMP ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS AND PLANNERS
217 SOUTH RACE STREET
GEORGETOWN, DELAWARE 19947
PHONE: (302) 856-6699
WWW.ADAMSKEMP.COM

CHARLES E. ADAMS, JR., P.L.S. 506

BOUNDARY SURVEY PLAN

PREPARED FOR
CARLO BUSINELLI
& TERESITA C. BUSINELLI

FOR PROPERTY KNOWN AS
LOT 47, THE VILLAGES AT HERRING CREEK
PLOT BOOK 91, PAGES 3-7
(A.K.A. 23962 SUNDANCE LANE)
SITUATED IN
INDIAN RIVER HUNDRED
SUSSEX COUNTY
STATE OF DELAWARE
AREA: 40,742±SQUARE FEET
SCALE: 1" = 60'
DATE: DECEMBER 4, 2017

PLAN NO. 171112-A

HERRING CREEK

LEWES, DE

BATHYMETRIC CONDITION SURVEY MAY 27, 2022 (MLW)

NOTE:
1- VERTICAL REFERENCE: (VDATUM CONVERSION) MEAN LOW WATER (MLW), 1.32' BELOW NAVD 88
2- HORIZONTAL REFERENCE: NAD83, DE STATE PLANE, ZONE 0700, U.S. FOOT
3- SOUNDINGS WERE OBTAINED USING AN UNABARA HYDROBOOK DEPTH SOUNDER @ 200kHz
4- SOUND VELOCITY OBTAINED USING AN UNABARA HYDROBAR
5- THE DATA ON THIS MAP REPRESENT THE GENERAL CONDITIONS EXISTING ON 05-27-2022.

VILLAGES OF HERRING CREEK

EXISTING PIER

HERRING CREEK

1.64 MHW
1.32 NAVD 88
0.00 MLW

RANGE OF TIDE (FT)
NOT TO SCALE

GRAPHIC SCALE
0 60 120 Feet
SCALE 1" = 80 ft.

PLITKO
ENGINEERING
53 ATLANTIC AVE., SUITE#3
OCEAN VIEW, DE 19970
PHONE (302)-222-2075

HERRING CREEK

LEWES, DE

BATHYMETRIC CONDITION SURVEY MAY 27, 2022 (NAVD 88)

NOTE:
1- VERTICAL REFERENCE: NAVD 88
2- HORIZONTAL REFERENCE: NAD83, DE STATE PLANE, ZONE 0700, US. FOOT
3- SOUNDINGS WERE OBTAINED USING AN UNABARA HYDROBOOK DEPTH SOUNDER @ 200kHz
4- SOUND VELOCITY OBTAINED USING AN UNABARA HYDROBAR
5- THE DATA ON THIS MAP REPRESENT THE GENERAL CONDITIONS EXISTING ON 05-27-2022.

VILLAGES OF HERRING CREEK

EXISTING PIER

HERRING CREEK

GRAPHIC SCALE
0 60 120 Feet
SCALE 1" = 60 ft.

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