



SHORELINE AND WATERWAY MANAGEMENT SECTION Coastal Construction Application

Public Notice No. WSS20240366 Date: 10/06/2024

Application Submitted: **09/25/2024**

To deposit sand/fill to level lot.

on Lot(s) 1 & 2, Block(s) 16, BETHANY BEACH, in Sussex County, Delaware

Tax Map # **1-34-13 16-43**

Applicant Information

Name: Pedro Toledo

Property Type: Residential: Single Family

Activities:

- Earth work
 - Hauling sand/fill/gravel : Seaward

Site Work:

Will there be any lot clearing or excavation at the site?

No

Will any sand be removed from the site?

Will sand or fill be added to the site?

Yes

What will be the reason for placement of sand or fill?

TO LEVEL THE PROPERTY

How much sand will be added?

40 Tons

What will be the source of the sand/fill?

BANKS FARMS LLC

What method will be used to deposit the sand/fill?

BOBCAT

Do you know who will be conducting the work?

Yes

Contractor Name

PEDRO TOLEDO

Contractor Phone number

4439446262

Landscaping:

Will there be any landscaping?

No

Will you bring in topsoil or mulch?

Are there any structures including irrigation systems proposed in your landscape design?

No

What type of structures being proposed?

Other structure description:

Dune Preservation Information:

What mitigating measures will be taken to prevent disturbance and damage to the dune during construction?

Keeping all equipment personnel and supplies off the dune

Other measure(s) description:

Wetlands:

Will any work be occurring on regulated wetlands located on this lot?

No

Septic:

Is there a septic system on the lot?

No

What is the Septic Permit # of the system (optional)?

Structural survey plan document



Deed/Lease/Sales contract

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.

REFERENCE DATUM NOTES:

1. HORIZONTAL DATUM: NAD '83
(North American Datum of 1983)

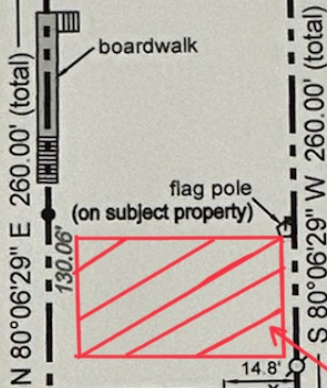
Lands of
Town of Bethany Beach

S 10°12'54" E
50.00'



Lot Nos. 3 & 4

D.N.R.E.C. Building Restriction Line
Per State of Delaware # 15479-19554-B
Dated: August 1979, Sheet 14 of 35



Lands of
Oceanfront Investments, LLC.

FOURTH STREET
(50' r/w)

SAND WORK AREA

5' white vinyl fence

3' picket fence
(on subject parcel)

N 10°12'54" W

NORTH ATLANTIC AVENUE
(60' r/w)

Lands of JOHN L. BOLAND and ANN MARIE BOLAND. Being known as LOT NO. 1 AND 2, BLOCK NO. 16, BETHANY BEACH IMPROVEMENT COMPANY'S PLOT OF BETHANY BEACH. Situated in the Town of Bethany Beach.

FIRM INFORMATION:

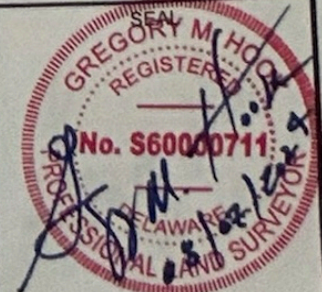
105083 - 0516 - K
MARCH 16, 2015
ZONE: "AE", B.F.E.= 6',
"AO" DEPTH 2', & "VE" 10'
CLASS "A" SURVEY

- POINT
- 3/4" PIPE (FD)
- ⊕ 5/8" RE-BAR W/ CAP (SET)

SCALE: 1"= 40'
AREA: 13,000 SQ. FT.
PARCEL ID NO: 1-34-13.16-43

HUNDRED: BALTIMORE
COUNTY: SUSSEX
STATE OF DELAWARE
DATE OF ORIGINAL: 08-06-2024
DRAWN BY: MATT LEVESQUE
REVIEWED BY: MICHAEL LOVELAND

SIMPLER SURVEYING & ASSOCIATE, INC.
32486 POWELL FARM ROAD, FRANKFORD, DE 19945
www.delawaresurveyor.com
PHONE: (302) 539-7873



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.

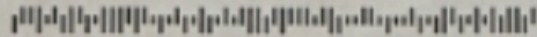
P.L.S. 711

Adjacent property owners document



SUSSEX COUNTY
 FINANCE - BILLING DIVISION
 2 THE CIRCLE, PO BOX 601
 GEORGETOWN, DE 19947
 sussexcountyde.gov
 (302) 855-7871

UTILITY BILL# 7752062



02-03-043
 JOHN L BOLAND ANN MARIE
 5501 GOLF LN
 ROCKVILLE MD 20852-3208

113-208-1

Account Number	Customer Number	Billing Period	Bill Date	Billing Due Date
02-03-043	102754	04/01/2024 to 06/30/2024	05/01/2024	06/30/2024
Service Account Details		Description of Charges	Rate	Charge
Service	EDU Effective	EDU's		
Sewer	04/07/2005	1.00		
Service Location / Description				
80 N ATLANTIC AV BETHANY BEACH LOTS 1 & 2 WIMP BLK 16				
Visit sussexcountyde.gov or call 800-201-9526 for payment GO PAPERLESS! Contact us at 302-855-7871				
			Total Current Billing	\$82.50
			Previous Balance	\$166.65
			Adjustments	\$0.00
			Interest Due	\$0.00
			Less Payments Received	(\$166.65)
			Total Amount Due	\$82.50

Past due balances are subject to monthly interest charges.

✕ Detach and return the portion below with your payment ✕
 Make checks payable to: Sussex County
 Please include your Account Number with all correspondence

UTILITY BILL# 7752062

SEE REVERSE SIDE FOR IMPORTANT BILLING INFORMATION AND REQUEST FOR UPDATES

Account Number	Customer Number	Property Tax ID Number	Billing Due Date	Amount Due
02-03-043	102754	134-13.16-43.00	06/30/2024	\$82.50

02-03-043
 JOHN L BOLAND ANN MARIE
 5501 GOLF LANE
 ROCKVILLE, MD 20852

SUSSEX COUNTY
 FINANCE - BILLING DIVISION
 2 THE CIRCLE, PO BOX 601
 GEORGETOWN, DE 19947

5/20/24 ✓
 Discover
 X0 M6 TX 7707

00006042024807752062500000082503