

# **WELCOME TO DELAWARE SEASHORE STATE PARK 3 R's BEACH ACCESS OPEN HOUSE**

**Presented by  
DNREC – Division of Parks and  
Recreation**

**March 12, 2024**



**DELAWARE  
STATE PARKS**

# DELAWARE SEASHORE STATE PARK

## 3 R's BEACH ACCESS OPEN HOUSE

### Why we are here today:

If U.S. Wind builds an offshore wind farm as proposed, the company is requesting to locate power cables under 3Rs Beach.

Delaware State Parks is considering a lease to U.S. Wind for that purpose.

This information session is only about the possible construction and presence of cables at 3Rs Beach.

Delaware State Parks is not responsible for any other federal or state approvals or permits which will be needed for the offshore wind project.



**DELAWARE  
STATE PARKS**





# DELAWARE SEASHORE STATE PARK

## Term Sheet



Delaware Seashore State Park 3 R's Beach Access Area

- The Term Sheet Between US Wind and the State of Delaware identified the 3 R's Beach Access Area at Delaware Seashore State Park as a potential landing site for underground utility cables
- If approved, US Wind will need to secure a lease with the Division of Parks and Recreation
- The land lease is a separate step from the federal, state, and local permitting processes

### TERM SHEET

Between US Wind and the State of Delaware

On December 19, 2023, Governor Carney signed a term sheet to begin negotiations and summarize the proposed terms and conditions of a potential agreement by and between US Wind, Inc. ("US Wind") and the State of Delaware (the "State").

This non-binding Term Sheet is intended for discussion purposes only

- **Project:** As part of the wind energy generating facilities, the project would include the landfall installation of 4 underground cable vaults and buried electrical transmission lines.
- **Proposed Landfall:** Delaware Seashore State Park at 3Rs Beach is being considered for the cable landing.
- **Objective:** Interconnect the cables to the existing Delmarva Power & Light Indian River substation facility adjacent to the Indian River Power Plant facility.
- **Time Constraint:** Construction restricted to period between Sept 15 and May 15.
- **Benefits:** Proposed Lease of the 3Rs Beach in the amount \$350,000 per year subject to an annual increase of 3%.
- An agreement is expected to bring more than \$100 million in benefits to our state without raising rates. Those benefits include funding for workforce development, dredging projects and for projects to mitigate the effects of climate change in our State Parks.

## Experience

The Division of Parks and Recreation has considerable experience negotiating land lease agreements for public utilities

Examples include:

- The T-Mobile cell tower at Delaware Seashore State Park
- The Verizon cell tower at Cape Henlopen State Park

FOR MORE INFORMATION



Governor's press release



Complete Term Sheet





# DELAWARE SEASHORE STATE PARK

## Land and Water Conservation Fund

### 6(f) Protection



Delaware Seashore State Park – 3 R's Beach Access Area

#### Land and Water Conservation Fund (LWCF) Act, 1964

- **Who:** National Park Service, Department of the Interior
- **What:** Federal financial assistance to create and maintain a nationwide legacy of high-quality recreation areas and facilities and to stimulate non-federal investments in the protection and maintenance of recreation resources across the United States.
- **Non-Recreation Uses (Conversion policy):** "...no property acquired or developed with LWCF assistance shall be converted to other than public outdoor recreation uses without the approval of the Secretary of the Interior..."



#### Land and Water Conservation Fund (LWCF) Investments at Delaware Seashore State Park

- In 2012, Land and Water Conservation Fund investments were used to renovate, improve and modernize the bath house at the South Day Use Area
- Portions of the park including the 3 R's access area are currently protected under the LWCF program and must remain open for public recreation in perpetuity

### Question & Answer

**What is 6f protection and what does 6f protection allow and disallow related to utility projects**

- **YES**, it is allowable: "...underground utilities within an LWCF boundary area as long as the ground above the alignment is restored to its pre-existing condition to ensure the continuation of public outdoor recreational use of the area within 12 months after the ground is disturbed." (*LWCF Manual Ch 8.G*)

**Does what is being proposed comply with LWCF 6f requirements**

- **YES**, it does comply if the site is restored to its pre-existing condition within 12 months after the ground is disturbed







# DELAWARE SEASHORE STATE PARK

## 3 R's Current Conditions and Recreation Opportunities



3 R's Beach Access Area Site Map



3 R's Beach Vehicle Access



Entrance to the 3 R's beach access parking area off Route 1



Current condition of the 3 R's beach access parking area

### Recreational Activities at 3 R's Beach Access Area

- 3 R's is a popular destination for beach goers looking to swim, sunbath, picnic, and walk on the beach
- 3 R's is also one of the Divisions most popular surf fishing locations
- In 2023, Vehicle counts conducted on Saturdays, Sundays, Wednesdays, and holidays during the peak season identified over 2,300 vehicles surf fishing on the 3 R's beach.







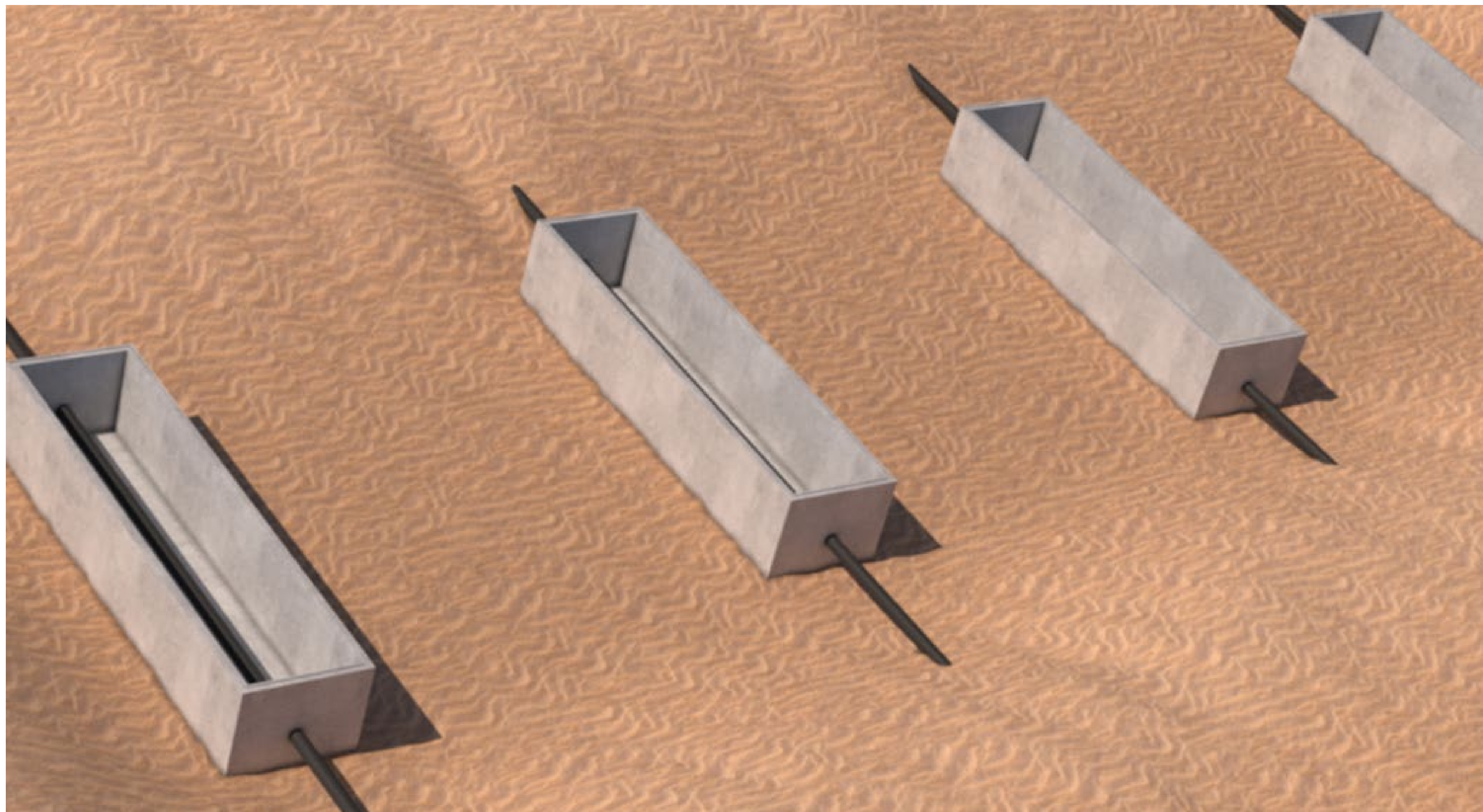
# DELAWARE SEASHORE STATE PARK

## Proposed Cable Vault Installation



Rendering of construction phase – for visual representation only

- Approximate excavation area: 233' L x 60' W x 15' D
- Four (4) underground concrete cable vaults
- No construction would be allowed during recreation season of May 15 – September 15
- Construction at 3R's on entire site, with access restricted only to construction personnel during period of Sept 15<sup>th</sup> – May 15<sup>th</sup>
- Temporary disturbances would remain within limits of the parking area, there will be no disturbance of dunes, wetland habitats or the beach
- The excavated material would be utilized as cover material, with any remaining material to be transported in consultation with and under the direction of DNREC
- The site will be restored to the original grade, elevation and material



Rendering of construction phase – for visual representation only

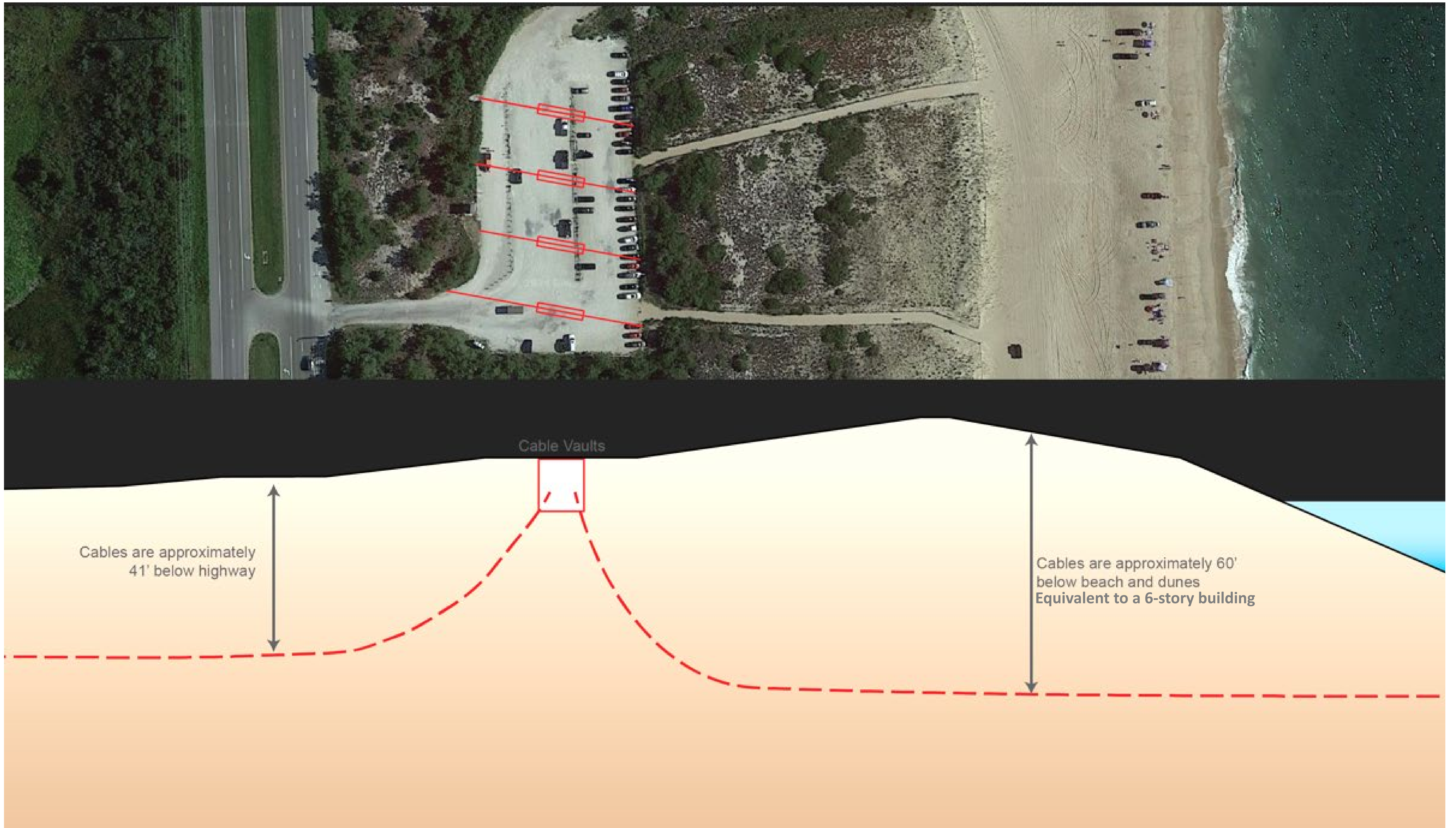
- Four (4) underground concrete cable vaults, approximate dimensions: 47' L x 12' W x 11' D, with approximately 3' to 4' of cover on top of vault
- Top of vaults capped with sectional concrete roof covers
- Each cable vault will have two manholes for access. There will be a total of 8 manhole covers visible in the 3Rs parking area
- Manhole accesses are capped with 36": diameter recessed covers at grade
- Vaults will include cable, joints, and fiber optic lines. All necessary components are insulated and there is no additional high voltage equipment inside vaults





# DELAWARE SEASHORE STATE PARK

## Proposed Cable Vault Installation



### Proposed Cable Depths Below 3R's:

- The proposed cables would be buried approximately 60 feet below the beach and dunes; equivalent to a 6-story building
- Cables approximately 40+ feet below wetlands into the Indian River Bay
- During construction only, markers and buoys would be visible to support construction and installation of cables on the Atlantic Ocean and bay sides





# DELAWARE SEASHORE STATE PARK

## 3 R's Beach Access Area – Post Construction



Rendering of the 3 R's beach access parking area post construction – for visual representation only

### Post Construction Conditions

- Site restored to original condition, with only manholes visible from surface
- Manholes (total eight, two per cable vault) are approx. 36" in diameter
- 3R's parking lot utilization will remain unchanged and able to support current traffic and number of vehicles

### Post Construction Annual Inspections

- Annual or semi-annual inspections at 3R's Parking Lot would be required once operational
- Inspections are anticipated to take a few hours to access manholes, typically only requiring a truck and onboard equipment
- Any inspections would be completed by staff from US Wind



### Post Construction

- Once construction is complete, and operation commences, there will be no markers or buoys present or visible on 3Rs, Indian River Bay, or the Atlantic Ocean





# DELAWARE SEASHORE STATE PARK

## Potential One-Time Recreational Impacts



### Construction-Phase Impacts

- If the project is approved, the 3 R's Beach Access Area would require a one-time closure period for construction, limited to a single off-peak season
- The closure period may last up to one entire off-peak season, between September 15<sup>th</sup> and May 15<sup>th</sup>
- The beach would remain open during construction; however, no pedestrian or beach vehicle access would be available from 3 R's until after May 15<sup>th</sup>
- During the one-time closure period the only access to the beach will be to walk down from the South Inlet Day Area
- During the one-time closure period there will be no drive on fishing on this section of shoreline
- The remaining surf fishing access areas at Delaware Seashore and Fenwick Island State Parks would not be affected by construction and would remain open
- Visitors would be encouraged to visit one of the six remaining beach vehicle access areas at Delaware Seashore and Fenwick Island during construction

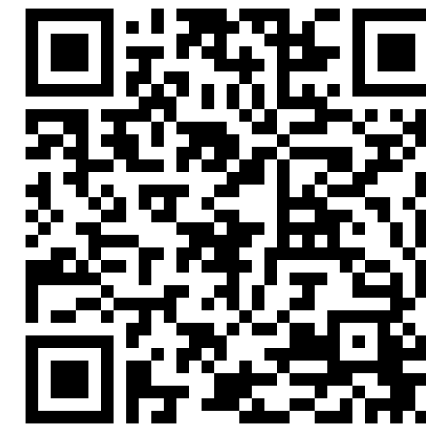
**No long-term impacts to recreation are expected with the proposed vaults**



# FOR MORE INFORMATION

Please Complete the Online Survey at:

<https://survey.alchemer.com/s3/7753860/US-Wind-Open-House>



DNREC Public Meeting Calendar

<https://dnrec.delaware.gov/public-meeting-calendars/>



Digital Copies of the Informational Boards are Available at:

<https://dnrec.delaware.gov/parks/planning/>



Additional Information and Future Project Updates can be Found at:

Information about the FEDERAL permit process for U.S. Wind is available at:

<https://www.boem.gov/renewable-energy/state-activities/maryland-offshore-wind>



The STATE permit process for the US Wind project has not yet started, but when it does, information will be available at:

<https://dnrec.delaware.gov/dnrec-public-notice/>

