



Lewes Water Study Questions

AECOM Questions

1. The percentage of impervious area and water flow was based on the proposed Fishers Cove plans including the house and driveway size and location. What would be the consequences if the maximum allowable impervious cover was used? (The Lewes building code allows up to 65% of the lot to be developed which could result in an additional 2.5 acres of impervious area.)
2. Why was the effect on Hoornkill of the 2 year coastal storm and 100 year rain not shown in figure 6-7 page 27?
3. In Figure 6-8 Difference (Post-Existing) (page 28 of the 100 year coastal storm and 10 year rainfall model) does the blue area in the Fishers Cove development indicate that 4"-6" of water has been diverted to the surrounding area?
4. Do you know the estimated storm water runoff (2 year storm and 100 year rain) prior to development?
5. Were you able to determine the maximum volume of water the retention ponds will hold?
6. The storm water holding capacity of the retention pond is determined by the 5' elevation of the lowest collection drain. Will the retention pond hold all of the storm water from the 2 year storm 100 year rain model or will it have to be discharged into the wetlands?
7. How and where was the Great Marsh water surface elevation determined?
8. The Study uses a value of 1.33ft of sea level rise by 2050 (intermediate curve). Is it possible to run scenarios based on the High curve (1.9ft of SLR by 2050) since there are evacuation roads in the study area and the High curve represent our lowest tolerance for risk?
9. The diagrams indicate water depths and frequency of flooding. Is it possible to have this information presented in a clear, concise manner? How much more often can we expect flooding (compared to present undeveloped conditions), and how severe would the flooding be?
10. Pages 16-17 of the Study describe the methodology for modeling storm surge and rainfall. It acknowledges that the Great Marsh is slow to drain and that elevated water levels can remain for a long time. The study says a series of "design storms" were used in the model for capturing rainfall and surge events. Did any of the modeled storms include storms that stall over the area for longer than 24 hours? This weekend (7/12), New Orleans may be hit with a Tropical Storm or Category 1 Hurricane, flash flooding, and up to 24 inches of rainfall. If a similar tropical system were to stall off our coast for 36-48 hours, how might the cumulative impact of tides, surge, and rainfall threaten area homes?

Lewes City Questions

1. The Study uses the Intermediate Sea Level Rise Scenario (2050 Timeframe) for the analysis. Does the City support the use of a moderate (50% probability) projection as opposed to the high (95% probability) projection for this analysis?
2. Will the Planning Commission and City formally adopt a Sea Level Rise scenario and timeframe as a planning tool that all future projects must be evaluated against?
3. AECOM did a good job producing the model and analysis, but there are many underlying assumptions due to lack of data. Should the City err on the side of caution with regard to risk when approving projects, and work to acquire better elevation, survey, and flood monitoring data of the marsh, Canary Creek etc. for future modeling and analysis?
4. Will the Lewes Planning Commission and Lewes City Council require all proposed subdivisions in the floodplain to go through a similar modeling & analysis before the Commission takes action?
5. Can developers be required to submit topography, impervious cover and drainage systems information earlier in the process, so the City/Commission has more information to assess impacts with? (This Study noted that the Tower Hill development could not be adequately factored into the modeling due to insufficient data). Lack of data leads to the use of assumptions that can affect the accuracy of models.
6. The Association of State Floodplain Managers recommends a policy of No Adverse Impacts regarding development in the floodplain. New Castle County has a no net fill policy and other codes that limit development in the floodplain. Will the Planning Commission consider changes to code that implement one or more of these standards in the future?