



April 14, 2020

Tim Willard  
Fuqua, Willard, Stevens & Schab, P.A.  
26 The Circle  
PO Box 250  
Georgetown, DE 19947

RE: Return of the Fisher's Cove Major Subdivision to the Lewes Planning Commission  
Tax Parcel: 335-4.00-15.00

Dear Mr. Willard:

At their meeting of April 13, 2020 the City of Lewes Mayor and City Council returned the Fisher's Cove Major Subdivision to the Lewes Planning Commission for further consideration. *See* Section 170-19(F) of the City Code. As part of the return, the Mayor and City Council requested the Lewes Planning Commission to further develop the following items:

- Stormwater management. The Applicant should identify the stormwater management system to be incorporated into the overall development plan. The Planning Commission should verify that the stormwater management plan will work, that it addresses flooding for the development parcels and the adjacent parcels, and that the water table has been adequately considered. Working with the City Manager, the Planning Commission has the option to have the stormwater management plan reviewed by a 3<sup>rd</sup> party expert in the field;
- The AECOM flood model should be further utilized by running the model with actual numbers from the development and take into consideration the recommendations beginning on page 31 in the City of Lewes Flood Study;
- The Sussex Conservation District should review the stormwater management plan prior to reconsideration of the preliminary consent. A copy of the review should be submitted to the City;
- Detail should be provided regarding what improvements should be made to Rodney Ave. if it is to serve as access to the development; and
- Information on any topography change and use of fill and removal of soil should be provided.

In the very near future, City staff will be in touch in an effort to schedule a future Planning Commission public hearing. Please feel free to contact me with any further question at 302-645-7777 ext. 110 or email me during normal business hours Monday – Friday 8:00 am - 4:00 pm.

Sincerely,

Janelle M. Cornwell, AICP  
Planning & Development Officer