



**STATE OF DELAWARE
EXECUTIVE DEPARTMENT
OFFICE OF STATE PLANNING COORDINATION**

November 18, 2011

Theon Callender
Town of Cheswold
P.O. Box 220
Cheswold, DE 19936

RE: PLUS review – 2011-10-01; Town of Cheswold Comp Plan Amendment

Dear Ms. Callender:

Thank you for meeting with State agency planners on October 26, 2011 to discuss the proposed Town of Cheswold Comprehensive Plan Amendment to change the designation on two parcels from park to residential.

Please note that changes to the plan, other than those suggested in this letter, could result in additional comments from the State. Additionally, these comments reflect only issues that are the responsibility of the agencies represented at the meeting.

The parcels in question are located within the Town of Cheswold and are within the Level 1 investment area according to the Strategies for State Policies and Spending.

The State agencies have no comments or objections regarding the comprehensive plan amendment; however, we would like to offer the following comment regarding the parcel:

- DNREC Ground Water Protection Branch has reviewed the Comprehensive Plan Amendment for the Town of Cheswold. The parcels submitted for rezoning fall partially within a wellhead protection area for the Fox Pointe, Public Water System DE00A0696. In addition, there are two undelineated, public wells on the property: DNREC ID #s 51087 and 51862.

These wells are owned and were operated by the Town of Cheswold. The water tower has been removed from the site, however its footprint remains. Tidewater Utilities now provides water to the Town.

DNREC strongly recommends the abandonment of these wells by a licensed well driller in compliance with the Delaware Regulations Governing the Construction and Use of Wells, Section 9.01 D. (1) the well has no beneficial use and (2) the well is causing or is a potential source of contamination to waters of the state.

For more information, please contact Anne Mundel, Ground Water Protection Branch, (302) 739-9945, Anne.Mundel@state.de.us or Alan Pongratz, Branch Supervisor, Water Supply Section - Well Permits Branch, (302)739-9944, Alan.Pongratz@state.de.us.

Once a decision has been reached on this proposed comprehensive plan amendment, please forward a copy of the plan amendment to the Office of State Planning Coordination for our records. The plan amendment must include a revised version of the Future Land Use Map as well as any text that is necessary to amend the comprehensive plan and describe the change. You may contact David Edgell of my office to discuss the format for this amendment.

Thank you for the opportunity to review this project. If you have any questions, please contact me at 302-739-3090.

Sincerely,

A handwritten signature in cursive script that reads "Constance C. Holland".

Constance C. Holland, AICP
Director, Office of State Planning Coordination