

Preliminary land Use Service (PLUS)

Delaware State Planning Coordination

540 S. DuPont Highway • Dover, DE 19901 • Phone: 302-739-3090 • Fax: 302-739-6958

Please complete this "PLUS application in its entirety. All questions **must** be answered. If a question is unknown at this time or not applicable, please explain. Unanswered questions on this form could lead to delays in scheduling your review. This form will enable the state staff to review the project before the scheduled meeting and to have beneficial information available for the applicant and/or developer at the time of review. If you need assistance or clarification, please call the State Planning Office at (302) 739-3090. Possible resources for completing the required information are as follows:

www.state.de.us/planning
www.dnrec.state.de.us/dnrec2000/
www.dnrec.state.de.us/DNRECeis/
datamil.udel.edu/
www.state.de.us/deptagri/

1. Project Title/Name: Stillman Glade Associate, LLC		
2. Location: Between US 113 and DE 1, just south of Capital Park and south of Dover. Across from Lafferty Lane.		
3. Parcel Identification #: ED-00-086.00-01-16.01-000; ED-00-086.00-01-04-00-000; ED-00-086.00-01-03.00-000		4. County or Local Jurisdiction Name: Kent
5. Owner's Name: Stillman Glade Associates, LLC (Equitable owner.)		
Address: 30 The Green		
City: Dover	State: DE	Zip: 19901
Phone: (302) 672-5600	Fax: (302) 672-5609	Email: MGS@Delaware.net
6. Applicant's Name: Larson Engineering, Inc.		
Address: 2717 Pulaski Hwy.		
City: Newark	State: DE	Zip: 19702
Phone: (302) 731-7434	Fax: (302) 731-8211	Email: RStanley@larsonengineering.net
7. Project Designer/Engineer: Larson Engineering, Inc.		
Address: 2717 Pulaski Hwy.		
City: Newark	State: DE	Zip: 19702
Phone: (302) 731-7434	Fax: (302) 731-8211	Email: RStanley@larsonengineering.net
8. Please Designate a Contact Person, including phone number, for this Project: Roger Stanley		

24. If residential, please indicate the following:

Number of renter-occupied units:
 Number of owner-occupied units:

Target Population (check all that apply):

Renter-occupied units

- Family
- Active Adult (check only if entire project is restricted to persons over 55)

Owner-occupied units

- First-time homebuyer – if checked, how many units
- Move-up buyer – if checked, how many units
- Second home buyer – if checked, how many units
- Active Adult (Check only if entire project is restricted to persons over 55)

25. Present Use: % of Impervious Surfaces: 5.3
 Square Feet: 7650

Proposed Use: % of Impervious Surfaces: 53.7
 Square Feet: 77,200

27. What are the environmental impacts this project will have? None known.

How much forest land is presently on-site? none How much forest land will be removed?

Are there known rare, threatened, or endangered species on-site? Yes X No

Is the site in a sourcewater (for example, an excellent groundwater recharge) protection area? Yes X No

Recharge potential maps are available at

Kent County

<http://www.udel.edu/dgs/Publications/pubsonline/hydromap11.pdf>

Sussex County

<http://www.udel.edu/dgs/Publications/pubsonline/hydromap12.pdf>

New Castle County has a map viewer that shows the Wellhead protection areas and excellent recharge areas under Natural Features – Water Resources.

<http://dmz-arcims02.co.new-castle.de.us/website/nccparcelmap2/viewer.htm>

Does it have the potential to impact a sourcewater protection area? Yes X No

28. Is any portion of construction located in a Special Flood Hazard Area as defined by the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Maps (FIRM)? Yes X No

Will this project contribute more rainwater runoff to flood hazard areas than prior to development? Yes X No If "Yes," please include this information on the site map.

29. Are there any wetlands, as defined by the U.S. Army Corps of Engineers or the Department of Natural Resources and Environmental Control, on the site? Yes X No

Are the wetlands: Tidal Acres
 Non-tidal Acres

If "Yes", have the wetlands been delineated? Yes No

Has the Army Corp of Engineers signed off on the delineation? Yes No

Will the wetlands be directly impacted and/or do you anticipate the need for wetland permits? Yes No If "Yes", describe the impacts:

Will there be ground disturbance within 100 feet of wetlands Yes No

30. Are there streams, lakes, or other natural water bodies on the site? Yes No

If the water body is a stream, is it: Perennial (permanent) Intermittent Ephemeral (Seasonal)

If "Yes", have the water bodies been identified? Yes No

Will there be ground disturbance within 100 feet of the water bodies Yes No If "Yes", please describe :

31. Does this activity encroach on or impact any tax ditch, public ditch, or private ditch (ditch that directs water off-site)?
 Yes No

If yes, please list name:

32. List the proposed method(s) of stormwater management for the site: Wet pond, bioretention.

Define the anticipated outlet location(s) for stormwater generated by the site (for example, perennial stream, tax ditch, roadside swale, storm drain system, infiltration, etc.): 30" culvert running west, under Route 1.

Will development of the proposed site create or worsen flooding upstream or downstream of the site? Yes No

33. Is open space proposed? Yes No (Not a subdivision.) If "Yes," how much? Acres Square Feet

Open space proposed (not including stormwater management ponds and waste water disposal areas) acres/Sq ft.

What is the intended use of the open space (for example, active recreation, passive recreation, stormwater management, wildlife habitat, historical or archeological protection)?

Where is the open space located?

Are you considering dedicating any land for community use (e.g., police, fire, school)? Yes No

34. Does it border existing natural habitat or preserved (for example, an agricultural preservation district or protected State Resource Area) land? Yes No If "Yes," what are they?

35. Is any developer funding for infrastructure improvement anticipated? Yes No If "Yes," what are they? Entrance off US 113.

36. Are any environmental mitigation measures included or anticipated with this project? Yes No

Acres on-site that will be permanently protected

Acres on-site that will be restored

Acres of required wetland mitigation

Stormwater, erosion and sediment control, and construction best management practices (BMPs) that will be employed

Buffers from wetlands, streams, lakes, and other natural water bodies

37. Has any consideration been given to nuisance species (for example, mosquitoes or Canada geese)? Yes No

38. Will this project generate additional traffic? Yes No

How many vehicle trips will this project generate on an average weekday? A trip is a vehicle entering or exiting. If traffic is seasonal, assume the peak season. 1288

What percentage of those trips will be trucks, excluding vans and pick-up trucks? <1

39. If the project will connect to public roads, please specify the number and location of those connections. Please describe those roads in terms of number of lanes, width (in feet) of the lanes and any shoulders. One entrance off of US 113 across from Lafferty Lane where a traffic light exists.

40. Will the street rights of way be public, private, or town? n/a

41. Is any of the project's road frontage subject to the Corridor Capacity Preservation Program? Yes No

42. Please list any locations where this project physically could be connected to existing or future development on adjacent lands and indicate your willingness to discuss making these connections. n/a: Surrounded by State lands.

43. Are there existing or proposed sidewalks? Yes No- (Only onsite) ; bike paths Yes No

Is there an opportunity to connect to a larger bike/pedestrian network? Yes No

44. Is this site in the vicinity of any known historic/cultural resources or sites Yes No

Has this site been evaluated for historic and/or cultural resources? Yes No

Will this project affect, physically or visually, any historic or cultural resources? Yes No

If "Yes," please indicate what will be affected (Check all that apply)

- Buildings/Structures (house, barn, bridge, etc.)
- Sites (archaeological)
- Cemetery

Would you be open to a site evaluation by the State Historic Preservation Office? Yes No

42. Are any federal permits, licensing, or funding anticipated? Yes No

43. Will this project generate any solid waste or require any special permits within State agencies to the best of your knowledge?
 Yes No If yes, please List them:

45. Please make note of the time-line for this project: Submitting for January 24 PLUS agenda. March RPC and Levy Court meetings.

I hereby certify that the information on this application is complete, true and correct, to the best of my knowledge.

Signature of property owner

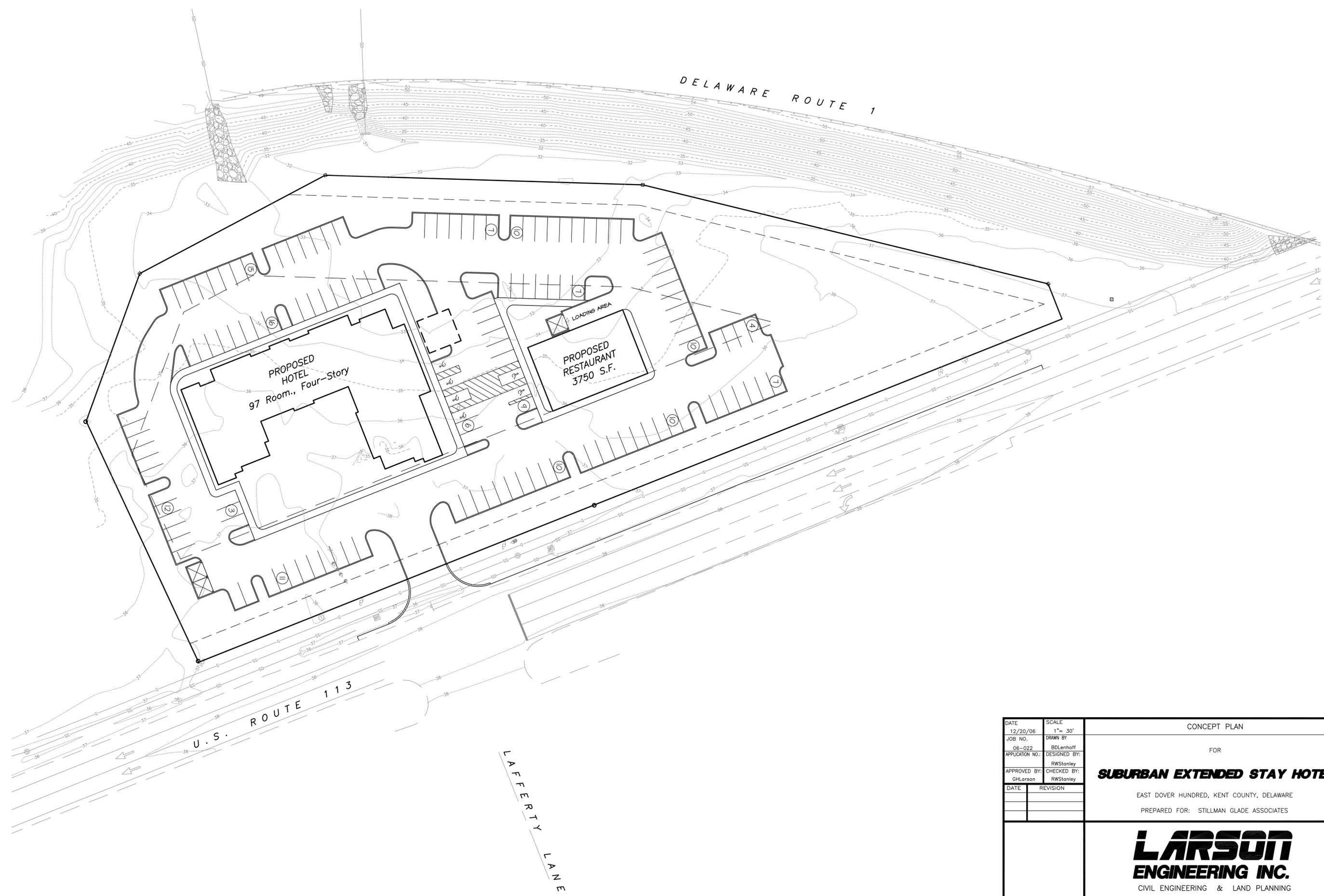
Date

Ronald W. Staley, Jr.
 Signature of Person completing form
 (If different than property owner)

22 Dec 2006

12/20/06
 Date

Signed application must be received before application is scheduled for PLUS review.



DATE	SCALE
12/20/06	1" = 30'
JOB NO.	DRAWN BY
06-022	BDLenhoff
APPLICATION NO.	DESIGNED BY:
	RWStanley
APPROVED BY:	CHECKED BY:
GHLarson	RWStanley

DATE	REVISION

CONCEPT PLAN

FOR

SUBURBAN EXTENDED STAY HOTEL

EAST DOVER HUNDRED, KENT COUNTY, DELAWARE

PREPARED FOR: STILLMAN GLADE ASSOCIATES

DATE

SEAL

LARSON
ENGINEERING INC.

CIVIL ENGINEERING & LAND PLANNING

2717 PULASKI HIGHWAY
NEWARK, DE 19702
Phone: (302) 731-7434
Fax: (302) 731-8211

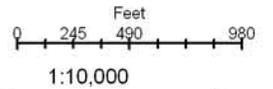
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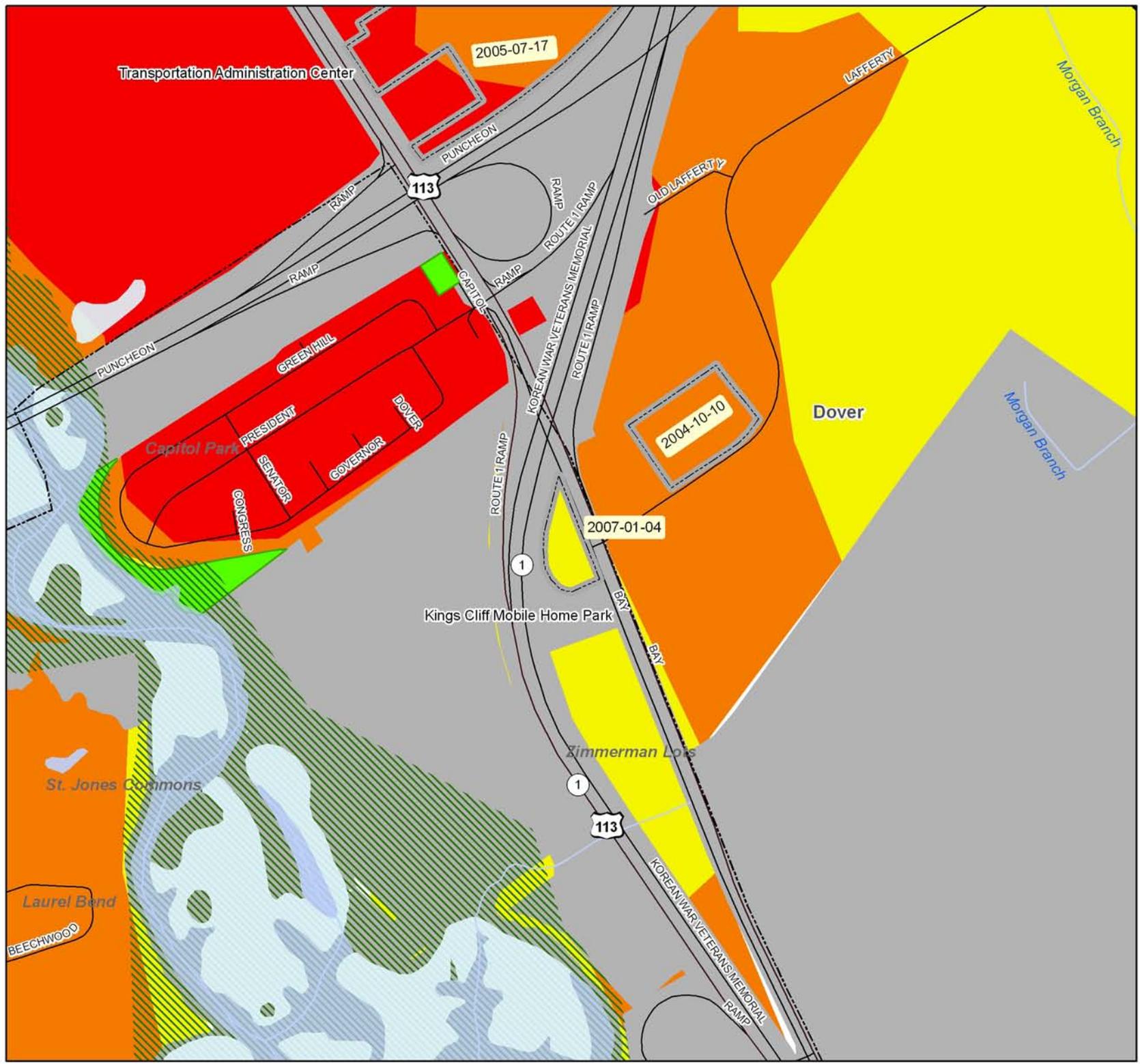
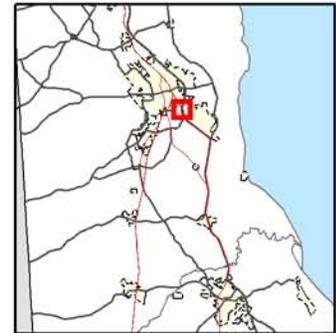
Preliminary Land Use Service (PLUS)

Stillman Glade
2007-01-04

-  Project Area
 -  Municipalities
 -  Purchased Dev. Rights
 -  Ag District
 -  Public Owned/Protected
 -  Forestry Easements
 -  Delaware State Forests
 -  Working Forests
 -  Highest Value Agriculture
- Strategies**
-  Level 1
 -  Level 2
 -  Level 3
 -  Level 4
 -  Nat. Res. & Rec. Priorities
 -  Out of Play
 -  Area of Dispute
 -  Area of Study
 -  Env. Sens. Dev. (Sussex)

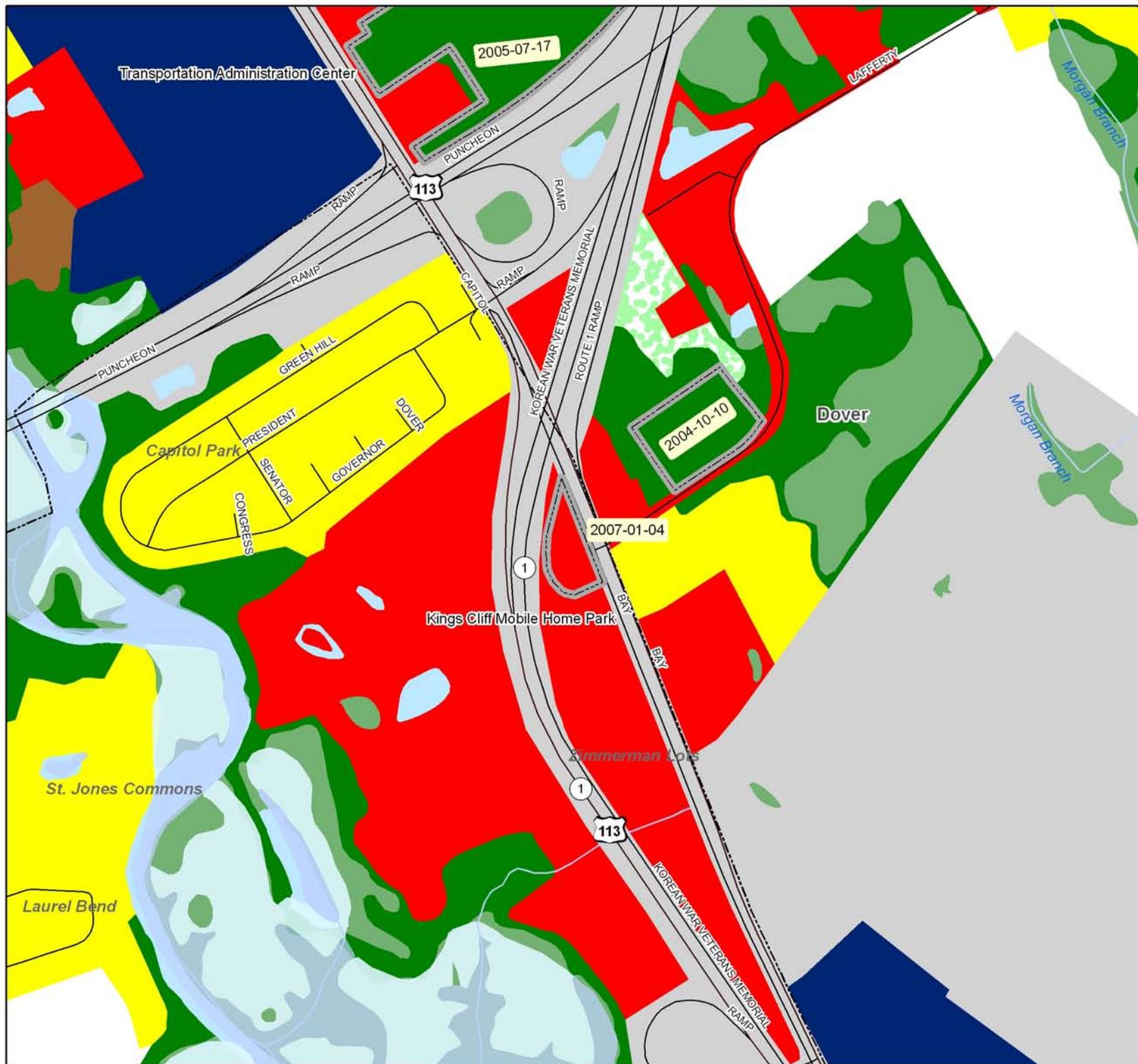


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www.state.de.us/planning

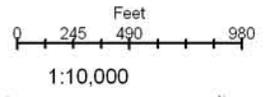


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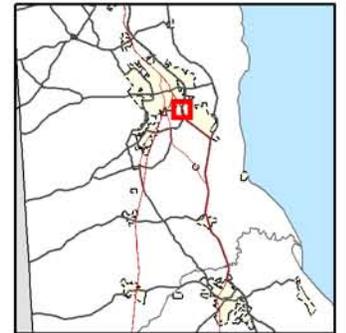
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- Project Area
- Municipalities
- 2002 Land Use/Land Cover**
- Residential
- Commercial/Urban
- Industrial
- Trans./Comm./Utilities
- Institutional/Governmental
- Recreational
- Agriculture
- Scrub/Clear Cut
- Forest
- Water
- Wetlands/Wet Woods
- Beach/Sandy Area
- Extraction/Transition



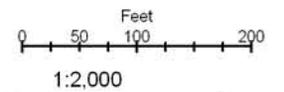
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Stillman Glade
2007-01-04

-  Project Area
-  Municipalities



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