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May 17, 2024

Mrs. Bethany DeBussy
Town Manager
Town of Bridgeville
101 North Main Street
Bridgeville, DE 19933

RE: **Site Construction Documents – Minor Development Plan**
JOJO III LLC & GRAYHAWK III, LLC. – Dollar General - Bridgeville
Bridgeville, Delaware
BMG Project No.: 2023021.00

Dear Mrs. DeBussy:

Becker Morgan Group, Inc. is pleased to be submitting the construction documents associated with the Minor Development Plan for the above referenced properties on behalf of our client, PennTex Ventures. As you are aware, the project came before the Town in September of 2023 and was granted conditional approval. We have been working through the agencies to gain project approvals and wanted to update the town on both the status and submit a set of plans for your review.

The project has been granted preliminary approval from the Sussex Conservation District, we are submitting second round to DelDOT for the entrances, we have located the 12" PVC watermain along Rt. 13 to provide water and are working with Sussex Engineering and the E-one manufacturer on the sewer service to the parcel. We request that you review the provided documents and provide any comments to meet Town Code.

We have also included with this submission a copy of the proposed subdivision to carve off the existing billboard on its own property.

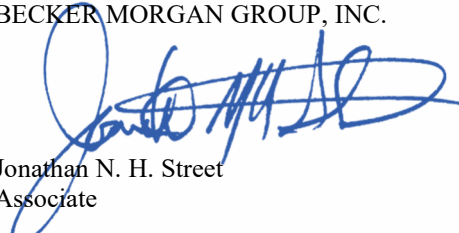
Please find attached the following:

- Two (2) copies of the Site Construction Plans.
- Two (2) copies of the Subdivision Plan

If you have any questions or need any additional information, please don't hesitate to contact me at your earliest convenience.

Sincerely,

BECKER MORGAN GROUP, INC.



Jonathan N. H. Street
Associate

JNS/

Enclosures

Cc: William Owen, PennTex Contracting, LLC (William.owen@penntexventures.com)
Jason Loar, P.E. (jpl@dbfinc.com)

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