TO:               The Honorable Jack A. Markell  
                 Members of the General Assembly 

FROM:            Jennifer Cohan 
                 Secretary, Department of Transportation 

DATE:            March 31, 2016 

RE:               2015 Annual Report 
                 Property Management Section 

Property Management Section 

17 Delaware Code, Chapter 1,§137(b)(11) requires that the Department of Transportation provide the Governor and General Assembly each year a report identifying properties being held for projects, properties deemed surplus, and all excess properties dispose of in the preceding twelve months. 

Those activities are assembled in the following reports provided in accordance with the State law and are summarized as follows: 

- **DelDOT Parcels Conveyed to the General Public**  
  There was 1 (one) parcel sold generating income of $389,000.00

- **DelDOT Parcels Conveyed to Adjoining Owners due to Minimal Independent Utility**  
  There was 1 (one) parcel sold to an adjoining property owner generating income of $10,000.00

- **DelDOT Parcels Conveyed to Towns or Civic Groups**  
  There were 0 (zero) parcels conveyed to a town or civic group

- **DelDOT Parcels Conveyed to Other State Agencies**  
  There were 0 (zero) parcels conveyed to other state agencies
• **DelDOT Parcels Converted to Operating Highway Right-of-Way**
  There were 0 (zero) parcels converted to operating highway Right-of-Way

• **DelDOT Surplus Disposition Report**
  The report contains 19 (nineteen) parcels

• **DelDOT Parcels Reserved for Projects**
  There are 18 (eighteen) parcels of fee simple acquisitions that settled in 2015 containing 4.757 acres of land being reserved for projects
  There are 38 (thirty eight) parcels containing 1,102.93 acres of which the state purchased for projects, were unable to dispose of and are leased either short term or long term.
  These leases generated an annual income of $271,884.01

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**DelDOT Parcels Conveyed to the General Public**

- **NC-497 – 1.347 Acres**
  - Conveyed to – Genesis Enterprises, LLC
  - Appraised Value - $300,000.00
  - Sold Price - $389,000.00 October 2015

**DelDOT Parcels Conveyed to Adjoining Owner due to Minimal Utility**

- **K-283 - .4555 Acres**
  - Conveyed to - Charles B. DiAntonio and Patricia A. DiAntonio
  - Appraised Value - $10,000.00
  - Sold Price - $10,000.00 June 2015

**DelDOT Surplus Parcels in Disposition (in process or denied)**

- Plot Plans Attached

- **K-119 - .75 Acres** US 13/Camden
  - Request to dispose denied. To be held for future projects in the area as per DelDOT Planning

- **K-164 - .361 Acres** Bay Road/Milford
  - Request to dispose denied. Purchased for Corridor Preservation.

- **N-263-B - .57 Acres** Church Lane/Claymont
  - Request to dispose denied. To be held for future master plan as per DelDOT Planning

- **N-306 – 2.82 Acres** Pulaski Hwy/Newark
  - Part of acreage approved for disposal currently being surveyed.
N-520 – 1.878 Acres  Churchmans Road and SR7/New Castle  
Part of acreage approved for disposal currently being surveyed.

N-822-G - .16 Acres in Glenville Development/Wilmington  
Process complete. To be advertised for auction April 2016

NC-805-G - .21 Acres in Glenville Development/Wilmington  
Process complete. To be advertised for auction April 2016

NC-860-G - .152 Acres in Glenville Development/Wilmington  
Process complete. To be advertised for auction April 2016

NC-476 – 10.9676 Acres in White Clay Creek Hundred.  
Process complete. Parcel is landlocked, will be sold to adjoining owner that expressed interest

NC-516 - .3444 Acres   Salem Church Road/Newark  
Process complete. To be appraised then auctioned

NC-575 – 1.62 Acres  Black Diamond Road/Smyrna  
Process complete. Being surveyed

NC-839-G - .21 Acres With house Glenville Subdivision/Wilmington  
Process complete. To be advertised for auction April 2016

NC-938 – .09 Acres requested by adjoining owner.  
Approved but adjoining owner backed out

K-174 – 2.27 Bay Road/Milford  
Approved but needs an environmental assessment

NC-298 – 5.48 Acres  East Side of SR1/Smyrna  
Needs environmental Assessment

NC-334-A – 1.005 Acres  Rock Manor Road/Wilmington  
Request denied because it could contain cultural artifacts.

N-857 - .89 Acres  Chapel St/Newark  
Under contract, Settlement pending

NC-756 - .726 Acres  Churchmans and Airport Rd/Newark  
Under contract, Settlement pending
DelDOT Parcels Reserved for projects: The following lands were purchased for the listed project and settled in 2015.

**T200504110** – HSIP NCC Howell School Road SR896 to SR71
15A Karens Way  6.893 square feet

**T200601102** – SR72 McCoy Road to SR71
3835 Wrangle Hill Road, Bear  852.3060 square feet
3863 Wrangle Hill Road, Bear  1996.6800 square feet
4033 Wrangle Hill Road, Bear  511.4550 square feet
0 Wilson Blvd., Bear  956.8063 square feet

**T200811201** - Alt SR24 Zoar Road Phase II
22023 Speedway Road, Georgetown  1057.3188 square feet

**T201000701** – HSIP NCC, SR71, Old Porter Road to SR7
1211 Red Lion Road, Bear  598.6793 square feet
1538 Church Road, Bear  1798.8525 square feet
1545 Church Road, Bear  175.4188 square feet
1831 Bear Corbitt Road, Bear  4374.2856 square feet

**T201112201** – SR1, NE Front St. Grade Separated Intersection
45 New Wharf Road, Milford  27769.9548 square feet

**T201207604** – Sussex County Pipe Replacements
89 Kings Highway, Dover  1194.7500 square feet

**T201300101** – HEP US40 at Glasgow Ave
2415 Glasgow Ave, Newark  359.7190 square feet
2394 Pulaski Highway, Newark  1825.6755 square feet

**T201407301** – BR3-926 on Sharps Road over Beaverdam Branch
6241 Sharps Road, Milford  365.5300

**T201511002** – SR72 SR1 Diverging Diamond
4111 Wrangle Hill Road, Bear  23958 square feet
4119 Wrangle Hill Road, Bear  81021.60 square feet

DelDOT Active 2015 Leases

N-159-C Purchased for #1716 Summit Bridge Approach 9.18 Acres $850.00/yr

N-600-B Purchased for Delaware Turnpike Sept. 25,1959  3.24 Acres $27,500.00/yr

N-914 C-Line Therapeutic and Educational Riding Center $1.00/yr

K-148A Purchased for 83-110-02 US13 Relief Route $2,925.00/yr.
2015 Active Leases Continued

N-654 Purchased for 22-041-02 Old Baltimore Pike 8.9 Acres leased to Christiana Fire Co. $0.01/year

N-901 Purchased for I-95 Exit 6, 3.3 Acres leased for a billboard $37,356.00/yr

K-212 Purchased for 25-020-02 Park and Ride, Cheswold billboard $1,216.00/yr

N-227 Purchased for 79-103-07 SR4, Section 3 5.43 acres $26,450.00

N-868-A&B Purchased for 22-041-02 Old Airport Road 1.54 acres $24,720.00/yr

K-174 Purchased for 92-110-09 Corridor Preservation 2.27 acres $200.00/yr

N-864 Purchased for 24-512-02 Newark Transit Hub Extended 18.01 acres $49,000.00/yr

N-881 United Water Lease $5,580.00/year

N-159-A Purchased for Project 1716 Summit Bridge Approach 16.76 acres $1,500.00/yr

NC-6 Airspace Agreement $1,597.00/yr

N-23 Airspace Agreement $5,300.00/yr

N-30 Airspace Agreement $1,500.00/yr

N-8 Airspace Agreement (Wilmington Skatepark) $1.00/yr

***The following leases expire December 31, 2015 for the construction of T200511301 US301, Maryland State Line to I-95***

N-969 78.17 acres agricultural lease $7,035.00/yr

N-971 32.25 acres agricultural lease $2,093.00/yr

N-935-A 34.87 acres agricultural lease $3,200.00/yr

N-955 54.73 acres agricultural lease $4,926.00/yr

N-968 35.84 acres agricultural lease $3,226.00/yr

N-979 46.54 acres agricultural lease $4,189.00/yr
A compilation of agricultural leases:

- **N-975**: 0.91 acres agricultural lease $82.00/yr
- **N-976**: 80.12 acres agricultural lease $7,211.00/yr
- **N-935B**: 39.66 acres agricultural lease $3,569.00/yr
- **N-954**: 26.98 acres agricultural lease $2,428.00/yr
- **N-959**: 157.58 acres agricultural lease $14,182.00/yr
- **N-981**: 27.5 acres agricultural lease $2,475.00/yr
- **N-982**: 47.5 acres agricultural lease $4,244.00/yr
- **N-924**: 27.3 acres agricultural lease $2,457.00/yr
- **N-962**: 19.87 acres agricultural lease $1,788.00/yr
- **N-930**: 38.69 acres agricultural lease $2,541.00/yr
- **N-972**: 34.84 acres agricultural lease $3,136.00/yr
- **N-977**: 1.99 acres agricultural lease $179.00/yr
- **N-973**: 23.75 acres agricultural lease $2,138.00/yr
- **N-629**: 44.94 acres agricultural lease $4,045.00/yr
- **N-970**: 6.04 acres agricultural lease $544.00/yr

**Acquisition Section**

17 Delaware Code, Chapter 1, §137(a)(3) requires that the Department of Transportation provide the Governor and General Assembly each year a report identifying all properties acquired in the preceding twelve months in connection with acquisitions made pursuant to the Department’s Corridor Capacity Preservation Program or advanced acquisitions on new or expanded corridors approved by the Council on Transportation.

- During 2015 there were 0 (zero) development right and 0 (zero) fee simple title acquisitions for the Corridor Capacity Preservation Program.