



OVER 100 YEARS OF SUPERIOR SERVICE

Artesian Water Company



Artesian Wastewater Management



Artesian Utility Development



Artesian Water Pennsylvania



Artesian Water Maryland



Artesian Wastewater Maryland

Via DelaFile

August 17, 2016

Ms. Donna L. Nickerson, Secretary  
Delaware Public Service Commission  
861 Silver Lake Boulevard  
Cannon Building, Suite 100  
Dover, Delaware 19904

Dear Ms. Nickerson:

RE: Artesian Water Company, Inc. CPCN Application- Lickles

Enclosed please find a CPCN Application filed on behalf of Artesian Water Company, Inc. to provide water service to 2 parcels located in New Castle County. AWC paid the required \$300 application fee electronically through the Commission's electronic portal *Delafile*.

Please feel free to contact me at (302) 453-6995 should you have any questions regarding this application.

Sincerely,

A handwritten signature in blue ink that reads "David L. Valcarenghi".

David L. Valcarenghi  
Manager of Rates and Regulation

cc: John Barndt, DNREC, Division of Water Resources- via email  
Grover Ingle, Delaware State Fire Marshall's Office  
Constance Holland, Delaware Office of State Planning  
Richard Killingsworth, New Castle County Planning Board  
Edward Hallock, Delaware Department of Health  
David Bonar, Delaware Division of the Public Advocate

**BEFORE THE DELAWARE PUBLIC SERVICE COMMISSION**

**APPLICATION FOR A  
CERTIFICATE OF PUBLIC CONVENIENCE AND NECESSITY**

This application is filed consistent with the requirements of Delaware Code 26 Del. C. §203C.

Type of Utility Service: **Water Service**

**I. APPLICANT INFORMATION**

A). Full legal name and address of Applicant:

**ARTESIAN WATER COMPANY, INC. ("AWC")**  
**664 CHURCHMANS ROAD**  
**NEWARK, DE 19702**

B). Utility Contact: **DAVID L. VALCARENGHI**  
C). Phone No.: **(302) 453-6995**  
D). Fax No.: **(302) 369-4041**  
E). Email: **dvalcarenghi@artesianwater.com**

**II. BASIS FOR APPLICATION**

     A. The Applicant is in possession of a signed service agreement with the developer of a proposed subdivision or development, which subdivision or development has been duly approved by the respective county government. (26 Del. C. § 203C (e) (1) (b) (1)).

  X   B. The Applicant has one or more petitions requesting water service from the applicant executed by the landowners of record of each parcel or property to be encompassed within the proposed territory to be served. (26 Del. C. § 203C (e) (1) (b) (2)).

     C. The Applicant, in the case of existing development, subdivision, or generally recognized unincorporated community has one or more petitions requesting water service from the applicant executed by the landowners of record of parcels and properties that constitute a majority of the parcels or properties in the existing development, subdivision, or unincorporated community. (26 Del. C. § 203C (e) (1) (b) (3)).

     D. The Applicant possess a certified copy of a resolution or ordinance from the governing body of a municipality that requests, directs, or authorizes the applicant to provide water services to the proposed territory to be

served, which must be located within the boundary of such county and municipality. (26 Del. C. § 203C((e)(1)(b)(4))

### **III. PROCEDURE**

- A. Artesian Water Company, Inc. (AWC) requests that this application be reviewed pursuant to an informal fact finding procedure.

### **IV. PETITIONS FOR UTILITY SERVICE**

- A. Customer Petitions requesting Service- Exhibit A
- B. Customer Notifications of CPCN Application- Exhibit B
- C. Proposed Parcels Included in CPCN- Exhibit C
- D. AWC Certification of Information Accuracy- Exhibit D

### **V. IDENTIFICATION OF PARCELS**

- A. The application includes two parcels located on Creek Road in New Castle County Delaware and by identified by New Castle County Tax Parcel Nos. 07-009.00-025 and 07-009.00-026.
- B. Water service will be provided through the extension of a main located nearby. The Company expects to provide water service to the parcels by the end of 2017.
- C. A map showing the location of the parcel is provided in Exhibit C.

### **VI. FINANCIAL AND OPERATIONAL CAPABILITIES**

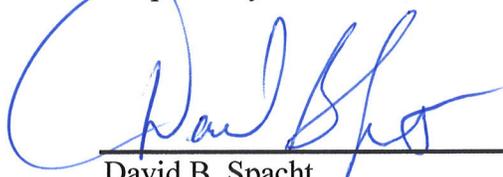
- A. Complete details of the Company are on file with the Commission, including information on Company's finances, and operational and managerial capabilities. A number of reports are on file with the Commission that detail AWC's financial and operational performance.
- B. AWC has been in the business of providing a safe, secure, reliable water supply for customers for over 100 years.
- C. AWC is an affiliate of Artesian Resources Corporation. Information that details the organizational structure of ARC and affiliates is on file with the Commission.
- D. AWC currently serves approximately 82,100 customers throughout the state of Delaware.
- E. AWC facilities are operated by fully licensed operators that have operated in full compliance with applicable federal and state rules, regulations, and laws.

- F. AWC provides water service at all times to present customers of at least the minimum water pressure threshold of 25 pounds. AWC states that it will provide service to the parcel that meet or exceed the water pressure guidelines.
- G. AWC provides superior service and is not subject to any orders from the Commission that found that the Company materially failed to provide adequate or proper safe water services to existing customers.
- H. AWC is not subject to a ruling, decision or finding from DNREC or any other regulatory authority that found the Company materially failed to comply with applicable safe drinking water or water quality standards.

**VII. OTHER**

- A. AWC's CPCN Application is fully consistent with prior Commission decisions.
- B. This CPCN has been forwarded, for informational purposes, to the following parties:
  - 1. John Barndt, DNREC, Division of Water Resources- via email
  - 2. Grover Ingle, Delaware State Fire Marshall's Office
  - 3. Constance Holland, Delaware Office of State Planning
  - 4. Richard Killingsworth, New Castle County Planning Board
  - 5. Edward Hallock, Delaware Department of Public Health
  - 6. David Bonar, Delaware Division of the Public Advocate

Respectfully Submitted,



---

David B. Spacht  
Artesian Water Company, Inc.  
Chief Financial Officer & Treasurer



# **EXHIBIT A**

# Artesian Water Company Water Service Petition

We the undersigned, request to be included in the water service territory of Artesian Water Company, Inc. for the following property in New Castle County, Delaware.

**Parcel Nos.:** 0700900025

**Property Description:** 2858 Creek Rd, Yorklyn, DE 19736

**Property Owner(s):** Garrett Snuffmills, Inc., c/o Daniel Lickle

Signature: Daniel C. Lickle Title: Pres Date: 6/21/16

Printed: DANIEL C. LICKLE  
Address: PO Box 484, Yorklyn, DE 19736 Telephone: 302-234-2252

Signature: \_\_\_\_\_ Title: \_\_\_\_\_ Date: \_\_\_\_\_

Printed: \_\_\_\_\_

Address: \_\_\_\_\_ Telephone \_\_\_\_\_

**All legal owners of the parcel must sign for the petition to be valid.  
For parcels owned by individuals simply indicate owner as title.  
For parcels owned by corporations, LLC's or other entities, please provide documentation of the signer's authorization.**

I UNDERSTAND THAT BY SIGNING THIS PETITION MY PROPERTY MAY HAVE TO REMAIN IN ARTESIAN WATER COMPANY, INC'S SERVICE TERRITORY PERMANENTLY. I ALSO UNDERSTAND THAT IT MAY AFFECT MY ABILITY TO OBTAIN A PERMIT FOR A NEW WELL.

IF YOU HAVE ANY QUESTIONS, COMMENTS, OR CONCERNS, PLEASE CONTACT THE PUBLIC SERVICE COMMISSION AT (302) 736-7500 (in Delaware, call 800-282-8574).

Return to:  
Artesian Water Company, Inc.  
664 Churchmans Road  
Newark, DE 19702  
Attn: Lauri Major

**Parcel # 0700900025**

Property Address: 2858 CREEK RD  
 YORKLYN, DE 19736-  
 Subdivision: KENNETT CANNING CO  
 Owner: GARRETT SNUFFMILLS INC  
 C/O DANIEL LICKLE  
 Owner Address: BOX 131 RT 100 & KIRK  
 MONTCHANIN, DE 19710  
 Municipal Info: Unincorporated

Lot #:	Property Class: INDUSTRIAL
Location:	Lot Size: 5.59
Map Grid: 07803740	Lot Depth: 0
Block:	Lot Frontage: 0
Census Tract: 118.00	Street Finish:
Street Type:	
Water:	
Microfilm #: 001216	

Related Project Plans				
Details	A/P No.	Project Name	Work Type	Status
	20060008	2890 CREEK ROAD	ZONING VERIFICATION PROCESS	COMPLETE

**District & Zoning Info**

Districts

- \* **COUNCIL 3 - JANET KILPATRICK**
- \* **FIRE/RESCUE - HOCKESSIN**
- \* **RED CLAY SCHOOL DIST-TRES**
- \* NORTH OF C&D CANAL
- \* ADD REQ PER SEC 10.3.4.4 D5SR
- \* FLOODPLAIN-LU
- \* SEWER DISTRICT NORTHERN-ASMT
- \* HISTORIC AREA
- > DE SEN 08-DAVID P SOKOLA
- \* DE REP 12-DEBORAH HUDSON
- \* TRAFFIC ZONE T130 (YR2000)
- \* WETLANDS-LU
- \* PLANNING 6 - PIEDMONT

Zoning

- \* I - UDC - INDUSTRIAL

**Sales History**

Owner	Deed	Current Owner?	Multi?	Sale Date	Sale Amount
GARRETT SNUFFMILLS INC	397 161	N	N	4/1/1983	\$100,000.00
		Y	N	7/1/1986	\$210,000.00

**Tax/Assessment Info**

Assessment

Land: 44400  
 Structure: 400400  
 Homesite: 0  
 Total: 444800  
 County Taxable: 444800  
 School Taxable: 444800

**Tax Bills as of 6/24/2016 3:05:00 AM**

Tax Year	County			School		
	Principal Due	Penalty Due	Amt Paid	Principal Due	Penalty Due	Amt Paid
2010A	\$0.00	\$0.00	\$3,198.87	\$0.00	\$0.00	\$8,113.16
2011A	\$0.00	\$0.00	\$3,220.75	\$0.00	\$0.00	\$8,019.75
2012A	\$0.00	\$0.00	\$3,225.02	\$0.00	\$0.00	\$7,926.34
2013A	\$0.00	\$0.00	\$3,216.26	\$0.00	\$0.00	\$8,411.17
2014A	\$0.00	\$0.00	\$3,222.04	\$0.00	\$0.00	\$8,559.29
2015A	\$0.00	\$0.00	\$3,216.62	\$0.00	\$0.00	\$9,514.27

**Tax Payments as of 6/24/2016 3:05:00 AM**

Date Paid	Amt Paid

9/15/2010	\$3,198.87
9/15/2010	\$8,113.16
9/15/2011	\$8,019.75
9/15/2011	\$3,220.75
9/14/2012	\$7,926.34
9/14/2012	\$3,225.02
9/10/2013	\$3,216.26
9/10/2013	\$8,411.17
9/15/2014	\$3,222.04
9/15/2014	\$8,559.29
9/15/2015	\$3,216.62
9/15/2015	\$9,514.27

County Balance Due: \$0.00

School Balance Due: \$0.00

These amounts are valid through the last day of the month. For accounts with delinquent balances, statutory penalty will accrue on the first day of next month.

Sewer History as of 6/24/2016 3:04:17 AM

Tax Year	Principal Due	Penalty Due	Date Paid	Amount Paid
2009S1	\$0.00	\$0.00	Not Available	\$0.00
2010S1	\$0.00	\$0.00	Not Available	\$0.00
2011S1	\$0.00	\$0.00	Not Available	\$0.00
2012S1	\$0.00	\$0.00	Not Available	\$0.00
2013S1	\$0.00	\$0.00	Not Available	\$0.00

Balance Due: \$0.00

These amounts are valid through the last day of the month. Statutory penalty will accrue on the first day of next month.

Commercial Structure Characteristics

Building #: 03

Occupancy: GENERAL WAREHOUSE # of Stories: 1 Year Built: 1899  
 Struct Class: MASONRY-WALL Quality: GOOD Condition: AVERAGE  
 Floor Level: ALL Grnd Flr Area: 2210 Total Flr Area: 2210  
 Ext Wall Type: CONCRETE-BL Wall Height: 21 Perimeter: 99  
 AC %: 0 Heat %: 90 Rentable Units: 1  
 Bsmt: 0 Bsmt Util: NO BSMT  
 Year Renov: 94 Renov Rtnng: COM REHAB (NEW) Eff. Yr Built: 1958

Building #: 01

Occupancy: GENERAL RETAIL/SVC # of Stories: 1.3 Year Built: 1899  
 Struct Class: MASONRY-WALL Quality: GOOD Condition: GOOD  
 Floor Level: ALL Grnd Flr Area: 4500 Total Flr Area: 6750  
 Ext Wall Type: COMMON BRICK Wall Height: 8 Perimeter: 280  
 AC %: 90 Heat %: 90 Rentable Units: 2  
 Bsmt: 0 Bsmt Util: NO BSMT  
 Year Renov: 91 Renov Rtnng: COM REHAB (NEW) Eff. Yr Built: 1958

Building #: 02

Occupancy: GENERAL RETAIL/SVC # of Stories: 1.3 Year Built: 1899  
 Struct Class: MASONRY-WALL Quality: GOOD Condition: GOOD  
 Floor Level: ALL Grnd Flr Area: 7683 Total Flr Area: 11524  
 Ext Wall Type: COMMON BRICK Wall Height: 8 Perimeter: 416  
 AC %: 90 Heat %: 90 Rentable Units: 3  
 Bsmt: 0 Bsmt Util: NO BSMT  
 Year Renov: 92 Renov Rtnng: COM REHAB (NEW) Eff. Yr Built: 1958

Building #: 02

Occupancy: GENERAL WAREHOUSE # of Stories: 1 Year Built: 1950  
 Struct Class: WOOD-FRAME Quality: GOOD Condition: POOR  
 Floor Level: ALL Grnd Flr Area: 5108 Total Flr Area: 5108  
 Ext Wall Type: METAL Wall Height: 10 Perimeter: 236  
 AC %: 0 Heat %: 0 Rentable Units: 1  
 Bsmt: 0 Bsmt Util: NO BSMT  
 Year Renov: 0 Renov Rtnng: NONE Eff. Yr Built: 1943

Building #: 03

Occupancy: GENERAL WAREHOUSE # of Stories: 1 Year Built: 1899  
 Struct Class: MASONRY-WALL Quality: GOOD Condition: VERY POOR  
 Floor Level: ALL Grnd Flr Area: 1000 Total Flr Area: 1000  
 Ext Wall Type: COMMON BRICK Wall Height: 12 Perimeter: 90  
 AC %: 0 Heat %: 0 Rentable Units: 1  
 Bsmt: 0 Bsmt Util: NO BSMT

New Castle County, DE - Parcel # 0700900025

Year Renov: 0	Renov Rtnng: NONE	Eff. Yr Built: 1908
Building #: 03		
Occupancy: GENERAL WAREHOUSE	# of Stories: 1	Year Built: 1899
Struct Class: MASONRY-WALL	Quality: GOOD	Condition: VERY POOR
Floor Level: ALL	Grnd Flr Area: 22558	Total Flr Area: 22558
Ext Wall Type: CONCRETE-BL	Wall Height: 21	Perimeter: 533
AC %: 0	Heat %: 0	Rentable Units: 1
Bsmt: 0	Bsmt Util: NO BSMT	
Year Renov: 0	Renov Rtnng: NONE	Eff. Yr Built: 1908

MINUTES OF THE FIRST MEETING OF  
GARRETT SNUFF MILLS, INC.

The first meeting of the above-named Corporation was held at 10:00 a.m., on June 4, 1986, at the office of the Corporation, Route 100 and Kirk Roads, Montchanin, New Castle County, Delaware.

The Incorporator, Leslie D. Geesaman, was present in person.

The Incorporator reported that the Certificate of Incorporation of the Corporation was filed on May 30, 1986, in the Office of the Secretary of State of the State of Delaware, and a certified copy thereof was filed for record in the Office of the Recorder of Deeds in and for New Castle County, Delaware, on June 4, 1986, in Incorporation Book 374, Page 48.

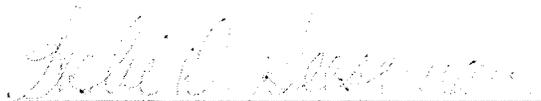
A copy of the Certificate of Incorporation is to be entered in full into the minute book.

A set of By-laws for the management of the Corporation's property and the regulation and government of its affairs was presented, adopted and ordered to be entered in full into the minute book.

The meeting proceeded to the election of a Board of Directors. The following persons were elected directors to hold office until the next annual meeting of the stockholders is called for the purpose of electing directors, and until their successors have be chosen and qualified:

Daniel C. Lickle

Upon motion, the meeting was adjourned.

  
Leslie D. Geesaman

# Artesian Water Company Water Service Petition

We the undersigned, request to be included in the water service territory of Artesian Water Company, Inc. for the following property in New Castle County, Delaware.

Parcel Nos.: 0700900026

Property Description: 2878 Creek Rd, Yorklyn, DE 19736

Property Owner(s): Upper Mills LTD, c/o Barley Mill REA

Signature: Daniel C. Lickley Title: Pres Date: 6/21/16

Printed: DANIEL C. Lickley  
Address: P.O. Box 404 Yorklyn, DE 19736 Telephone: 302-234-2252

Signature: \_\_\_\_\_ Title: \_\_\_\_\_ Date: \_\_\_\_\_

Printed: \_\_\_\_\_

Address: \_\_\_\_\_ Telephone: \_\_\_\_\_

**All legal owners of the parcel must sign for the petition to be valid.  
For parcels owned by individuals simply indicate owner as title.  
For parcels owned by corporations, LLC's or other entities, please provide documentation of the signer's authorization.**

I UNDERSTAND THAT BY SIGNING THIS PETITION MY PROPERTY MAY HAVE TO REMAIN IN ARTESIAN WATER COMPANY, INC'S SERVICE TERRITORY PERMANENTLY. I ALSO UNDERSTAND THAT IT MAY AFFECT MY ABILITY TO OBTAIN A PERMIT FOR A NEW WELL.

IF YOU HAVE ANY QUESTIONS, COMMENTS, OR CONCERNS, PLEASE CONTACT THE PUBLIC SERVICE COMMISSION AT (302) 736-7500 (in Delaware, call 800-282-8574).

Return to:  
Artesian Water Company, Inc.  
664 Churchmans Road  
Newark, DE 19702  
Attn: Lauri Major

**Parcel # 0700900026**

Property Address: 2878 CREEK RD  
 YORKLYN, DE 19736-  
 Subdivision: KENNETT CANNING CO  
 Owner: UPPER MILLS LTD  
 C/O BARLEY MILL REA  
 Owner Address: BOX 131  
 MONTCHANIN, DE 19710  
 Municipal Info: Unincorporated

Lot #:	Property Class: INDUSTRIAL
Location:	Lot Size: 4.10
Map Grid: 07803740	Lot Depth: 0
Block:	Lot Frontage: 0
Census Tract: 118.00	Street Finish:
Street Type:	
Water:	
Microfilm #: 001216	

Related Project Plans				
	A/P No.	Project Name	Work Type	Status
<a href="#">Details</a>	20020973	BLANK ROME COMISKY & MCCAULEY	ZONING VERIFICATION PROCESS	COMPLETE
<a href="#">Details</a>	20090132	2870 CREEK RD	ZONING VERIFICATION PROCESS	COMPLETE
<a href="#">Details</a>	20140560	2878 CREEK ROAD	ZONING VERIFICATION PROCESS	COMPLETE

Permit History			
	A/P No.	Permit Type	Status
<a href="#">Details</a>	201603084	PLUMBING PERMIT	Closed
<a href="#">Details</a>	201513013	COMMERCIAL TENANT FITOUT	Closed
<a href="#">Details</a>	200410766	DEMOLITION PERMIT	Closed
<a href="#">Details</a>	200210362	DEMOLITION PERMIT	Closed

**District & Zoning Info**

Districts

- \* **COUNCIL 3 - JANET KILPATRICK**
- \* **FIRE/RESCUE - HOCKESSIN**
- \* **RED CLAY SCHOOL DIST-TRES**
- \* NORTH OF C&D CANAL
- \* DE REP 12-DEBORAH HUDSON
- \* TRAFFIC ZONE TL30 (YR2000)
- \* ADD REQ PER SEC 10.2.4.4 DSSR
- \* FLOODPLAIN-LU
- \* SEWER DISTRICT NORTHERN-ASMT
- \* HISTORIC AREA
- \* PLANNING 6 - PIEDMONT
- \* DE SEN 08-DAVID P SOKOLA

Zoning

- \* I - UDC - INDUSTRIAL

Sales History					
Owner	Deed	Current Owner?	Multi?	Sale Date	Sale Amount
UPPER MILLS LTD	463 185	Y	Y	11/1/1986	\$10.00

**Tax/Assessment Info**

Assessment

Land: 38400  
 Structure: 153000  
 Homesite: 0  
 Total: 191400  
 County Taxable: 191400  
 School Taxable: 191400

Tax Bills as of 6/24/2016 3:05:00 AM

Tax Year	County			School		
	Principal Due	Penalty Due	Amt Paid	Principal Due	Penalty Due	Amt Paid
2010A	\$0.00	\$0.00	\$1,376.50	\$0.00	\$0.00	\$3,491.14
2011A	\$0.00	\$0.00	\$1,385.91	\$0.00	\$0.00	\$3,450.94

New Castle County, DE - Parcel # 0700900026

2012A	\$0.00	\$0.00	\$1,387.75	\$0.00	\$0.00	\$3,410.75
2013A	\$0.00	\$0.00	\$1,383.98	\$0.00	\$0.00	\$3,619.37
2014A	\$0.00	\$0.00	\$1,386.46	\$0.00	\$0.00	\$3,683.11
2015A	\$0.00	\$0.00	\$1,384.13	\$0.00	\$0.00	\$4,094.05

Tax Payments as of 6/24/2016 3:05:00 AM

Date Paid	Amt Paid
9/15/2010	\$1,376.50
9/15/2010	\$3,491.14
9/23/2011	\$1,385.91
9/23/2011	\$3,450.94
9/19/2012	\$3,410.75
9/19/2012	\$1,387.75
9/11/2013	\$3,619.37
9/11/2013	\$1,383.98
9/23/2014	\$1,386.46
9/23/2014	\$3,683.11
9/15/2015	\$1,384.13
9/15/2015	\$4,094.05

County Balance Due: \$0.00

School Balance Due: \$0.00

These amounts are valid through the last day of the month. For accounts with delinquent balances, statutory penalty will accrue on the first day of next month.

Sewer History as of 6/24/2016 3:04:17 AM

Tax Year	Principal Due	Penalty Due	Date Paid	Amount Paid
2009S1	\$0.00	\$0.00	Not Available	\$0.00
2010S1	\$0.00	\$0.00	Not Available	\$0.00
2011S1	\$0.00	\$0.00	Not Available	\$0.00
2012S1	\$0.00	\$0.00	Not Available	\$0.00

Balance Due: \$0.00

These amounts are valid through the last day of the month. Statutory penalty will accrue on the first day of next month.

Commercial Structure Characteristics

Building #: 01

Occupancy: GENERAL WAREHOUSE # of Stories: 1 Year Built: 1899  
 Struct Class: MASONRY-WALL Quality: GOOD Condition: AVERAGE  
 Floor Level: ALL Grnd Flr Area: 3768 Total Flr Area: 3768  
 Ext Wall Type: COMMON BRICK Wall Height: 20 Perimeter: 200  
 AC %: 0 Heat %: 90 Rentable Units: 1  
 Bsmt: 0 Bsmt Util: NO BSMT  
 Year Renov: 92 Renov Rtnng: OLDER RENOV Eff. Yr Built: 1958

Building #: 01

Occupancy: GENERAL RETAIL/SVC # of Stories: 1 Year Built: 1899  
 Struct Class: MASONRY-WALL Quality: GOOD Condition: GOOD  
 Floor Level: ALL Grnd Flr Area: 3960 Total Flr Area: 3960  
 Ext Wall Type: COMMON BRICK Wall Height: 20 Perimeter: 278  
 AC %: 90 Heat %: 90 Rentable Units: 1  
 Bsmt: 0 Bsmt Util: NO BSMT  
 Year Renov: 92 Renov Rtnng: COM REHAB (NEW) Eff. Yr Built: 1958

Building #: 02

Occupancy: GENERAL RETAIL/SVC # of Stories: 2 Year Built: 1910  
 Struct Class: MASONRY-WALL Quality: GOOD Condition: GOOD  
 Floor Level: ALL Grnd Flr Area: 960 Total Flr Area: 1920  
 Ext Wall Type: COMMON BRICK Wall Height: 10 Perimeter: 128  
 AC %: 90 Heat %: 90 Rentable Units: 2  
 Bsmt: 0 Bsmt Util: NO BSMT  
 Year Renov: 92 Renov Rtnng: COM REHAB (NEW) Eff. Yr Built: 1958

Building #: 04

Occupancy: GENERAL RETAIL/SVC # of Stories: 2 Year Built: 1899  
 Struct Class: WOOD-FRAME Quality: GOOD Condition: POOR  
 Floor Level: ALL Grnd Flr Area: 2560 Total Flr Area: 5120  
 Ext Wall Type: WOOD SIDING Wall Height: 8 Perimeter: 224  
 AC %: 0 Heat %: 90 Rentable Units: 1  
 Bsmt: 0 Bsmt Util: NO BSMT  
 Year Renov: 0 Renov Rtnng: NONE Eff. Yr Built: 1933

MINUTES OF THE FIRST MEETING OF

UPPER MILLS, LTD.

The first meeting of the above-named Corporation was held at 10:00 a.m., on November 24, 1986, at the office of the Corporation, Route 100 and Kirk Road, Montchanin, New Castle County, Delaware.

The Incorporator, Leslie D. Geesaman, was present in person.

The Incorporator reported that the Certificate of Incorporation of the Corporation was filed on November 17, 1986, in the Office of the Secretary of State of the State of Delaware, and a certified copy thereof was filed for record in the Office of the Recorder of Deeds in and for New Castle County, Delaware, on November 24, 1986, in Incorporation Book 445, Page 122.

A copy of the Certificate of Incorporation is to be entered in full into the minute book.

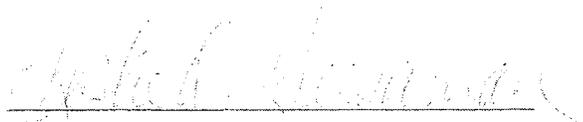
A set of By-laws for the management of the Corporation's property and the regulation and government of its affairs was presented, adopted and ordered to be entered in full into the minute book.

The meeting proceeded to the election of a Board of Directors. The following persons were elected directors to hold office until the next annual meeting of the stockholders is called for the purpose of electing directors, and until their successors have been chosen and qualified:

Daniel C. Lickle

Nancy K. Lickle

Upon motion, the meeting was adjourned.

  
\_\_\_\_\_  
Leslie D. Geesaman

# **EXHIBIT B**



**R E S O U R C E S 100 YEARS OF SUPERIOR SERVICE**

- ▲ Artesian Water Company, Inc.
- ▲ Artesian Wastewater Management, Inc.
- ▲ Artesian Utility Development, Inc.
- ▲ Artesian Water Maryland, Inc.

664 Churchmans Road, Newark, Delaware 19702  
P.O. Box 45004, Wilmington, Delaware 19850

Mr. Daniel Lickle  
P. O. Box 404  
Yorklyn, DE 19736

**ENCLOSED IS IMPORTANT  
INFORMATION FROM THE PUBLIC  
SERVICE COMMISSION THAT  
AFFECTS YOUR RIGHTS REGARDING  
WATER SERVICE**

## YOU SHOULD READ THIS NOTICE CAREFULLY

Public records list you as a landowner of the property with the following tax map parcel identification number(s): 0700900026 and 0700900025. Within thirty-five (35) days, Artesian Water Company, Inc. plans to file an application with the Delaware Public Service Commission requesting a Certificate of Public Convenience and Necessity (Certificate) to provide water service to a new territory described as NCC062416.

ARTESIAN WATER COMPANY, INC. HAS INCLUDED YOUR PROPERTY IN THE TERRITORY IT INTENDS TO SERVE. ARTESIAN WATER COMPANY, INC. IS ABLE TO PROVIDE WATER SERVICE TO YOUR PROPERTY THROUGH A FUTURE WATER MAIN EXTENSION THAT IS CURRENTLY BEING DESIGNED. ARTESIAN WATER COMPANY, INC. IS ABLE PROVIDE WATER SERVICE TO NCC062416 BY THE END OF YEAR 2017.

IF YOU DO NOT TAKE ANY ACTION NOW, YOU MAY LOSE YOUR CHOICE OF WHO CAN PROVIDE WATER SERVICE TO YOUR PROPERTY AND WHETHER YOU CAN OBTAIN A WELL PERMIT.

- 1) You may choose to be included in the utility's proposed service territory. If you signed a petition for water service asking to be included in the utility's proposed service territory, or, if you did not sign a petition for water service but want to be included, you do not have to take any action.
- 2) You have the right to "opt-out" of the utility's proposed service territory. If you "opt-out", your property will not be included in the utility's service territory. You can do this even though others might desire water service from the utility. You should understand that being included in a utility's service territory does not mean that public water service will be immediately available to your property or that, when available, you will be required to hook-up to the public water system. However, if your property is included in the utility's water service territory, and later the water from the well providing your drinking water cannot be used, the Department of Natural Resources and Environmental Control might deny you a permit for a new well if public water is available to your property. On the other hand, if you elect to "opt-out" of the utility's service territory, but later change your mind and decide to connect to the utility's public water system, you could be charged additional fees.
- 3) You may object to the Public Service Commission granting a Certificate for NCC062416. For example, you may object that the water utility does not have the legal right to serve the territory. You should review the law about what a utility must provide in order to obtain a Certificate (contact the Public Service Commission to obtain a copy of the law). If you file such an objection, you will need to tell the Public Service Commission why the utility should not receive the Certificate. Please note that an objection will not remove your property from a proposed service territory. To remove your property from the service territory, you must request to "opt-out."

Attached to this letter is a form which allows you (and other owners of the property) to exercise your options. You have seventy-five (75) days from your receipt of this notice to file your objection with the Commission. Although you may exercise your right to "opt-out" of the utility's service territory at any time before the Certificate is granted, if you choose to opt-out, it is requested that you complete the form and return it to the Public Service Commission at the address listed below within seventy-five (75) days from the date you receive this notice:

Delaware Public Service Commission 861 Silver Lake Boulevard  
Cannon Building, Suite 100  
Dover, Delaware 19904

If you want to "opt-out" or object, you must send the completed form to the Public Service Commission, even if you already informed the utility of your intent to "opt-out" or object.

If you have any questions, comments or concerns, please contact the Public Service Commission at (302) 736-7500 (in Delaware, call 800-282-8574).

**PROPERTY OWNER OPT-OUT/OBJECT FORM**

Delaware Public Service Commission  
861 Silver Lake Boulevard  
Cannon Building, Suite 100  
Dover, Delaware 19904

Dear Delaware Public Service Commission:

I/We are the recorded property owner(s), according to current tax records, for the following property/properties:

Tax Map Parcel Identification Number(s): 0700900026 and 0700900025

We received a notice from Artesian Water Company, Inc. that it plans to file an application with the Delaware Public Service Commission for a Certificate of Public Convenience and Necessity (Certificate) to provide water service to a proposed service territory described by Artesian Water Company, Inc. as NCC062416 (hereafter, "Proposed Service Territory").

\_\_\_\_\_ As permitted by applicable law, I hereby opt-out of Artesian Water Company, Inc.'s proposed service territory. I understand that by opting out of the Proposed Service Territory, I may be charged additional fees if I later change my mind and choose to be included in the Proposed Service Territory and receive water service from Artesian Water Company, Inc.

\_\_\_\_\_ I hereby object to the Artesian Water Company, Inc.'s application for the Certificate of Public Convenience and Necessity. I understand that by objecting to the Artesian Water Company, Inc.'s application I am not merely objecting to being included in the Proposed Service Territory (in which case, I may merely opt out as permitted by electing to opt out above), but rather am objecting to the Commission authorizing the Artesian Water Company, Inc. to provide water service to *any territory* within the Proposed Service Territory, including, but not limited to, my own property. The basis of my objection is as follows:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Property Owner(s):            *[Property Owner Name]* \_\_\_\_\_  
   *[Property Owner Address]* \_\_\_\_\_

Owner's Signature: \_\_\_\_\_ Date: \_\_\_\_\_



Date: July 6, 2016

Lauri Major:

In response to your request dated July 6, 2016, we regret to inform you that we were unable to locate any delivery information in our records regarding your item number 9171969009350121923957.

If you would like additional assistance with this inquiry, please take this receipt to your local Post Office or postal representative.

Sincerely,  
United States Postal Service



Date: July 18, 2016

Lauri Major:

The following is in response to your July 18, 2016 request for delivery information on your Certified Mail™ item number 9171969009350121923964. The delivery record shows that this item was delivered on July 15, 2016 at 8:11 am in MONTCHANIN, DE 19710. The scanned image of the recipient information is provided below.

Signature of Recipient :

Handwritten signature of Dave Ortinger, consisting of a stylized cursive signature above the printed name "Dave Ortinger".

Address of Recipient :

Handwritten address: "P.O. Box 131".

Thank you for selecting the Postal Service for your mailing needs.

If you require additional assistance, please contact your local Post Office or postal representative.

Sincerely,  
United States Postal Service

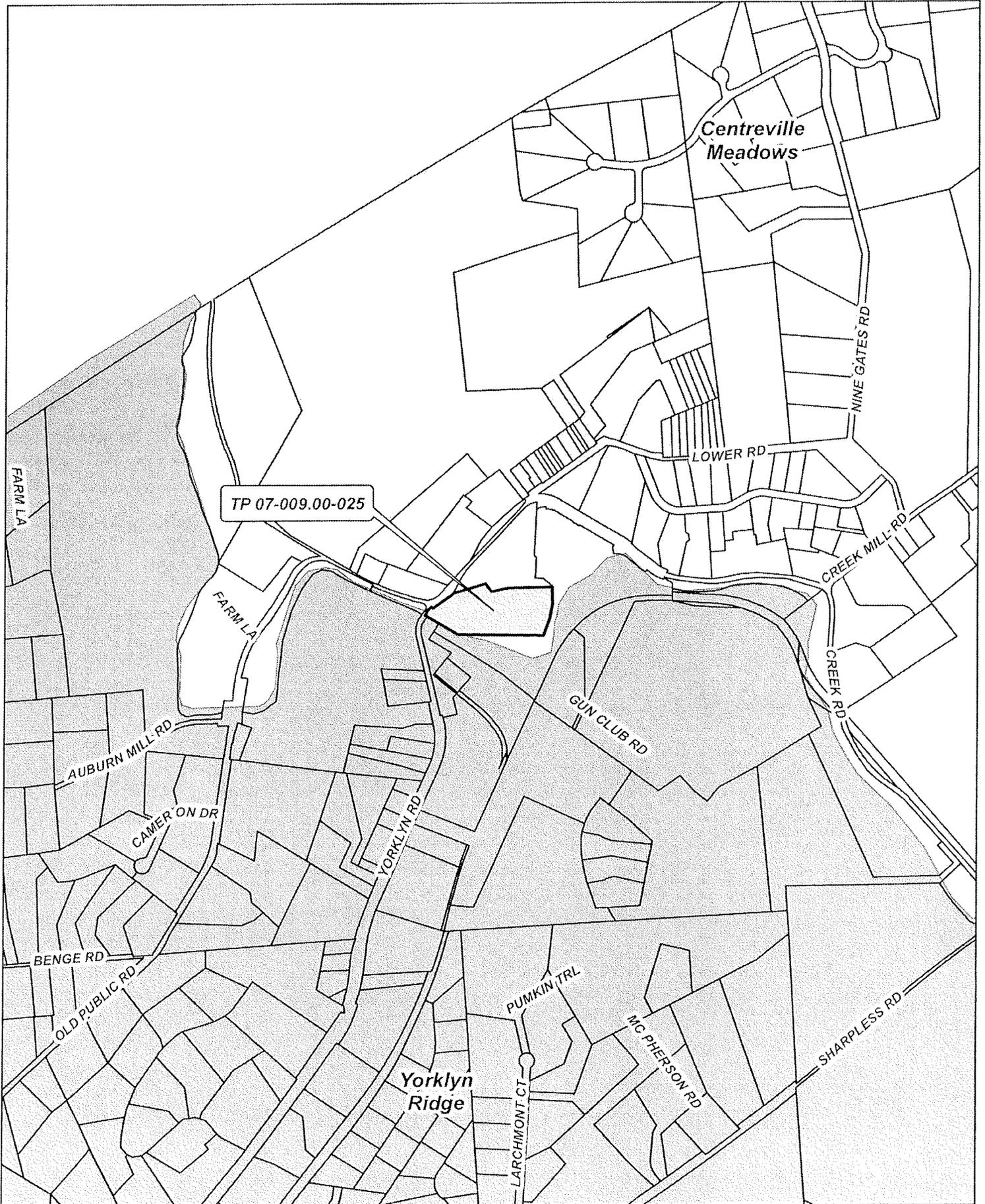
# **EXHIBIT C**

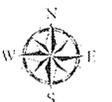
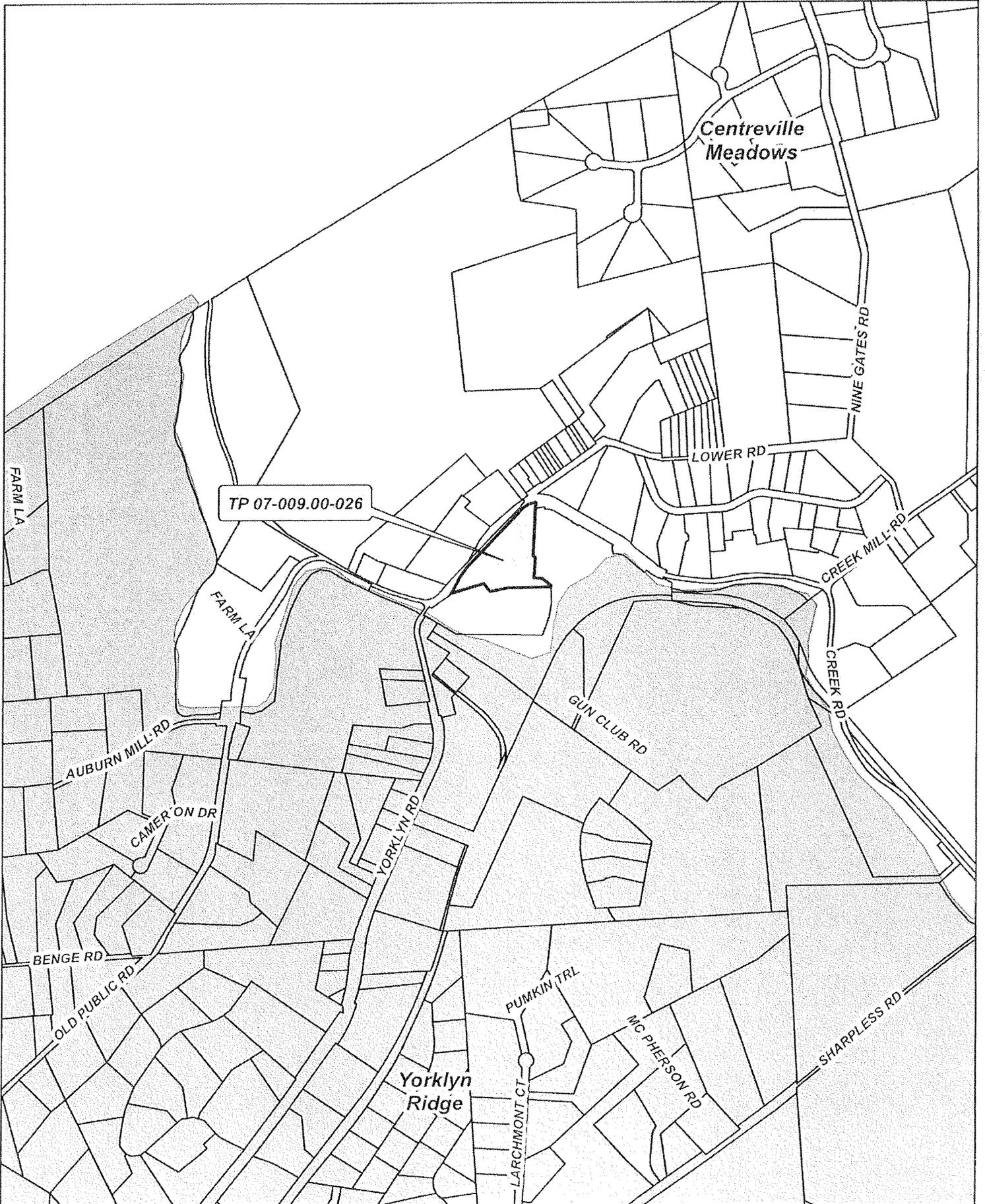
ARTESIAN WATER COMPANY, INC.

Lickles

Proposed Parcels Included in CPCN Application

PARCEL ID	OWNER NAME	STREET	CITY	STATE	ZIP	PROPERTY ADDRESS
07-009.00-025	Garrett SnuffMills, Inc. c/o Daniel Lickle	P.O Box 404	Yorklyn	DE	19736	2858 Creek Road
07-009.00-026	Upper Mills c/o Barley Mill REA	P.O Box 404	Yorklyn	DE	19736	2858 Creek Road

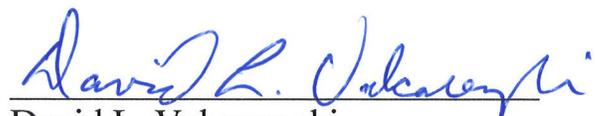




# **EXHIBIT D**

## **Certification of Landowner Information Accuracy**

I certify that I received appropriate tax or land documents which verify that the individuals in this Application are either landowners of record or agents authorized to act on behalf of entities that control the parcel(s) included in this CPCN Application. I certify that the petitions to provide water service to parcel(s) noted in this Application have been signed by landowners or by dually authorized agents.



David L. Valcarengi