

## **DNREC comments on Town of Greenwood Comp Plan**

### **Water Resource Protection Areas**

The Ground-Water Protection Branch (GPB) has reviewed the Town of Greenwood Comprehensive Plan Amendment. The Town has submitted a replacement for Map 6 Proposed Zoning Map.

In comparing this amended map to the map in the 2008 certified Comprehensive Land Use Plan, GPB found an additional parcel zoned for Manufacturing and Industrial Use. The Statewide 2007 Photo GIS shape-file shows the parcel as vacant. This parcel falls entirely within a delineated wellhead protection area for Greenwood Water.

The wells associated with this well field draw water from the surficial aquifer. Manufacturing or Industrial land use is associated with multiple types of contaminants. This type of land use is also associated with large areas of impervious surface. Zoning to this type of land use has the potential to reduce the quality and quantity of Greenwood's water supply.

In PLUS application 2007-10-15, the Town of Greenwood expressed that they will provide protection for their source water resources when the town's population exceeds 2000 persons. It would benefit the Town to develop ordinances before that time. This timely action would protect those critical areas from activities and substances that may harm water quality and subtract from overall water quantity.

GPB recommends:

- Develop and adopt a source water ordinance
- Do not re-zone to this type of land use

In addition, because the wellhead protection area the source of public drinking water, the storage of hazardous substances or wastes should not be allowed within the area unless specific approval is obtained from the relevant state, federal, or local program.

### Town of Greenwood, DE (PLUS 2009-03-03)

Figure6 Future Land Use Map submitted with the application is underlain the Source Water Protection Areas. The parcel that has changed to Manufacturing and Industrial land use is circled in red.

