



City of Dover Silver Lake Commission
15 Loockerman Plaza, Dover, DE

December 3, 2025

Capitol Station Dover LLC
102 Larch Circle, Suite 301
Wilmington, DE 19804

RE: Capitol Station Landscaping

To Whom it May Concern:

I am writing on behalf of the Silver Lake Commission, the city-appointed group that focuses on local watershed health as it applies to Silver Lake and the St. Jones River. We advocate for best management practices when it comes to stormwater management and plantings.

It appears that the landscaping throughout Capitol Station (located across the street from the St. Jones River) has not been adequately maintained, and many of the young trees seem to be dying. The guy wires and tree ties were not removed and are now embedded in many of the trees, cutting off circulation. Many of these trees will likely die, and those that do not can pose a danger as growth above the scar may be impaired and unstable.

Often, we will see homeowners or landscapers improperly use mulch by building what is known as a "mulch volcano". When this is done around the tree trunks, the "volcanoes" tend to hold moisture against the bark which invites rot, pests, rodents and disease. The general rule for mulch is that it be three inches (3") away from the trunk, no deeper than three inches (3"), and cover approximately a three foot (3') radius which is referred to as 3-3-3.

We congratulate you on Capitol Station's continued success and it is our hope that you intend to maintain the attractiveness of the shopping center. I understand that the landscaping required when the site was approved was artful and attractive, the trees providing beauty, shade, clean air and some stormwater mitigation – making small changes in how it is cared for and tended to will ultimately save you money, while protecting your investment. Wishing you continued success.

Yours truly,

Kathleen Doyle
Silver Lake Commission Chair
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