



**So Ordered**  
 /s/ Butler, Charles E Mar 29, 2016

**IN THE SUPERIOR COURT OF THE STATE OF DELAWARE**

STATE OF DELAWARE, )  
 )  
 Plaintiff, )  
 )  
 v. ) C.A. No. N15C-11-155 CEB  
 )  
 1031 SOUTH MARKET STREET, )  
 WILMINGTON DELAWARE )  
 19802 (a.k.a. "THE GOLD CLUB"), )  
 MICHAEL ROSE, KENT )  
 MANOR, INC., AND PML ) NON-ARBITRATION  
 CLUBS, INC., )  
 )  
 Defendants. )

**FINAL ABATEMENT ORDER**

WHEREAS, on November 18, 2015, the State of Delaware filed a complaint (C.A. No. N15C-11-155 CEB) against Michael Rose and PML Clubs, Inc. ("Gold Club Owner and Operators"); Kent Manor, Inc. ("Property Owner"); and the Gold Club located at 1031 South Market Street, Wilmington, Delaware 19802 (the "Property"), under the Drug Nuisance and Social Vices Abatement Act (10 *Del. C.* ch.71);

WHEREAS, in that complaint, the State sought, among other things, immediate and temporary closure of the property;

WHEREAS, the State and Property Owner have agreed to specific measures to be undertaken by Property Owner to resolve this litigation in the best interests of both parties;

NOW THEREFORE, the State and Property Owner hereby stipulate, with the Court's approval, as follows:

1. A nuisance as defined by 10 *Del. C.* § 7103(8) may have existed on the Property.
2. The Property will no longer be used, operated or otherwise managed by Gold Club Owners and Operators.
3. The Property will close as of Friday, March 25, 2016 and will not be used, operated or otherwise managed by any business in which Jeffrey Lui maintains a financial interest.
4. Within five days of this Order, the Property Owner shall post conspicuous signs on or about the Property stating:

**This building is closed. Anyone found on the premises is subject to arrest for criminal trespass.**

5. Before the Property may be reopened as a business, Kent Manor, Inc. must petition the Court for approval. This provision shall not apply if the Property is sold to a person, corporation, or other organization in which neither Kent Manor, Inc. nor Jeffrey Lui hold a business interest.
6. Property Owner will be solely responsible for any and all costs associated with full compliance of this Order. No other fees or costs are assessed against either Party at this time.

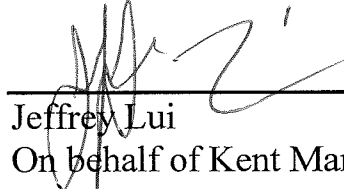
7. Property Owner and any other person or entity is perpetually prohibited from further maintaining the nuisance at the Property.
8. The Superior Court shall retain jurisdiction over the enforcement of this Agreement. Violations of this Agreement may be sanctioned pursuant to the Court's authority to punish contempt pursuant to 10 *Del. C.* § 542 and pursuant to 10 *Del. C.* § 7129.

DEPARTMENT OF JUSTICE

**/s/ Stacey X. Stewart**

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Delaware*

KENT MANOR, INC.

  
\_\_\_\_\_  
Jeffrey Lui  
On behalf of Kent Manor,  
Inc.  
20244 Sussex Highway  
Bridgeville, DE 19933

IT IS SO ORDERED this \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
J.