

BEFORE THE BOARD OF ADJUSTMENT OF SUSSEX COUNTY

IN RE: WILLIAM KENNETH GREENWOOD

Case No. 10813 – 2011

A hearing was held after due notice on July 11, 2011. The Board members present were: Mr. Dale Callaway, Mr. Ronald McCabe, Mr. John Mills, Mr. Brent Workman, and Mr. Jeff Hudson.

Nature of the Proceedings

This is an application for a variance from the side yard setback requirement.

Finding of Facts

The Board found that the Applicant was seeking a variance from side yard setback requirements west of Road 362 (Parker House Road), west of Alabama Drive, Lot 37, Plantation Park. The Applicant was requesting a 1.5' variance from the required 10' side yard setback for an existing dwelling and a 2' variance from the required 5' side yard setback for existing steps. After a hearing, the Board made the following findings of fact:

1. A survey completed for a recent settlement revealed two minimal encroachments.
2. It is believed that the existing structure replaced an older one utilizing the same footprint. A Certificate of Compliance was issued by the County.
3. The Board determined that the difficulty was not created by the Applicant, and that the variance would not alter the essential character of the neighborhood.
4. No persons appeared in opposition.

The Board granted the requested variances.

Decision of the Board

Upon motion duly made and seconded, the application was granted. The Board members voting in favor were: Mr. Callaway, Mr. McCabe, Mr. Mills, Mr. Workman, and Mr. Hudson; voting against – none.

BOARD OF ADJUSTMENT
OF SUSSEX COUNTY


Dale Callaway
Chairman

If the use is not established within one (1) year from the date below the application becomes void.

Date August 15, 2011.