

BEFORE THE BOARD OF ADJUSTMENT OF SUSSEX COUNTY

IN RE: ROUCHARD/FOGLE PROPERTY

Case No. 10822 – 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 front yard, side yard, and rear yard setback requirements.

Finding of Facts

The Board found that the Applicant was seeking a variance from front yard, side yard and rear yard setback requirements east of Route 1 (Ocean Boulevard), north of South Carolina Avenue. The Applicant was requesting a 17.5' variance from the required 30' front yard setback for an existing dwelling and steps, a 6.5' variance from the required 10' side yard setback for an existing dwelling, a 5.5' variance from the required 10' rear yard setback for an existing dwelling and a proposed dormer, a 9.7' variance from the required 10' rear yard setback for an existing outside shower, and a 2' variance from the required 10' side yard setback for a proposed deck. After a hearing, the Board made the following findings of fact:

1. The dwelling in question was built in the 1950s, and is legally non-conforming.
2. The Applicant wishes to add shed dormers in order to provide more head room in the existing dwelling. Because it involves improvements to areas within the setback, variances are necessary to legitimize all of the encroachments.
3. The existing footprint of the dwelling will not change.
4. The Board determined that the application generally met the standards for granting a variance.
5. No persons appeared in opposition, and the Board received a number of letters in support.

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.