

BEFORE THE BOARD OF ADJUSTMENT OF SUSSEX COUNTY

IN RE: GEORGE AND DIANE ABBOTT

Case No. 10847 – 2011

A hearing was held after due notice on August 22, 2011. The Board members present were: 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 north of Route 54, west of Mallard Drive, Lot 43, Swann Keys. The Applicant was requesting a 2.4' variance from the required 10' side yard setback for a roof over a deck, a 4' variance from the required 10' side yard setback for a roof over a deck and an outside shower, and a 5' variance from the required 10' side yard setback for an attached shed. After a hearing, the Board made the following findings of fact:

1. The Applicant wishes to replace an existing unit with a newer one. The proposed dwelling will be a single story structure.
2. Because of the narrow lot, it is impossible to place a structure which will be suitable for residential purposes without variances.
3. There are numerous variances in the development based upon the similar conditions, and as a result there will be no change in the 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. Mills, Mr. Workman and Mr. Hudson; voting against – none.

**BOARD OF ADJUSTMENT
OF SUSSEX COUNTY**



John Mills
Vice-Chairman

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

Date October 18, 2011