

**BEFORE THE BOARD OF ADJUSTMENT OF SUSSEX COUNTY**

**IN RE: JEAN MALONEY & KEVIN MALONEY, JR.**

**(Case No. 11328)**

A hearing was held after due notice on February 3, 2014. The Board members present were: Mr. Dale Callaway, Mr. Jeff Hudson, Mr. John Mills, Mr. Brent Workman and Mr. Norman Rickard.

Nature of the Proceedings

This is an application for a special use exception to place a multi-sectional manufactured home that is more than five (5) years old.

Findings of Fact

The Board found that the Applicants were seeking a special use exception to place a multi-sectional manufactured home more than five (5) years old on a parcel. This application pertains to certain real property located south of Road 453 (Robin Hood Road) 2,150 feet north of Road 452 (Cardinal Road) said property being identified as Sussex County Tax Map Parcel Number 5-32-14.00-37.26. After a hearing, the Board made the following findings of fact:

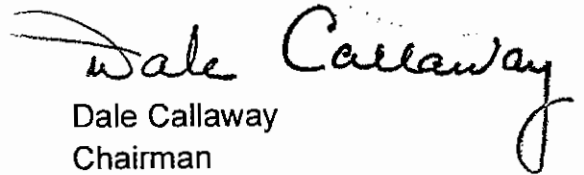
1. Kevin Maloney, Jr., and Jean Maloney were sworn in to testify on behalf of the Application.
2. The Board found that Ms. Maloney submitted exhibits to the Board for its review.
3. The Board found that Ms. Maloney testified that the 2004 manufactured home is owned by a bank and that the house has been completely remodeled with new carpet, paint, doors, and appliances.
4. The Board found that Ms. Maloney testified that the adjacent property is a farm owned by her.
5. The Board found that Ms. Maloney testified that other manufactured homes and single-family dwellings are located in the area and that the area is sparsely populated.
6. The Board found that Ms. Maloney testified that there are many doublewide homes on Cardinal Road.
7. The Board found that Ms. Maloney testified that the use will not substantially affect adversely the uses of surrounding and adjacent properties.
8. The Board found that Ms. Maloney testified that the unit will have a block foundation and that the unit is for her son.
9. The Board found that four (4) parties appeared in support of the Application.
10. The Board found that no parties appeared in opposition to the Application.
11. Based on the findings above, the testimony presented at the public hearing, and the public record, the Board determined that the application met the standards for granting a special use exception because the use does not substantially affect adversely the uses of adjacent or neighboring properties.

The Board granted the special use exception application finding that it met the standards for granting a special use exception.

Decision of the Board

Upon motion duly made and seconded, the special use exception application was approved. The Board Members in favor of the Motion to Approve the special use exception application were Mr. Dale Callaway, Mr. Jeff Hudson, Mr. John Mills, Mr. Norman Rickard and Mr. Brent Workman. No Board Members voted against the Motion to approve the special use exception application.

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.

A placement permit must be obtained before  
the manufactured home is placed on the property.

Date March 25, 2014