

BEFORE THE BOARD OF ADJUSTMENT OF SUSSEX COUNTY

IN RE: SUZANNE L. MUNDORF

(Case No. 11329)

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 use a manufactured home as a single-family dwelling to meet an emergency or hardship situation.

Findings of Fact

The Board found that the Applicant was seeking a special use exception to use a manufactured home as a single-family dwelling to meet an emergency or hardship situation. This application pertains to certain real property located northeast of Route 334 (Dagsboro Road) and being northeast end of Coffin Lane, a private road, and 800 feet southeast of Road 333 (Thorogoods Road) said property being identified as Sussex County Tax Map Parcel Number 2-33-5.00-186.12. After a hearing, the Board made the following findings of fact:

1. Suzanne L. Mundorf and David Coffin were sworn in to testify on behalf of the Application.
2. The Board found that Ms. Mundorf testified that the manufactured home is a 1984 unit that is fourteen (14) feet by seventy (70) feet and has been on the Property since she purchased the Property in 1984.
3. The Board found that Ms. Mundorf testified that the unit has been previously approved for a medical hardship for her son and that the unit was also approved by the Board to be used as storage after her son moved out of the home.
4. The Board found that Ms. Mundorf testified that her son needs to return to the home.
5. The Board found that Ms. Mundorf testified that the unit has been remodeled and had a kitchen added.
6. The Board found that Ms. Mundorf testified that she placed a double-wide manufactured home on the Property in 2006 and that she lives in that home.
7. The Board found that Ms. Mundorf testified that the unit is in the same location as previously approved.
8. The Board found that Ms. Mundorf testified that the dwelling has skirting around it.
9. The Board found that no parties appeared in support of or in opposition to the Application.
10. 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 for a period of two (2) years 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 for a period of two (2) years. The Board Members in favor of the Motion to Approve the 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