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State of Delaware:

County of Kent:

Before me, a Notary Public, for the County and State aforesaid. Darel LaPrade, known to me to be such, who being sworn according to law deposed and says that he is the Publisher of **Delaware State News**, a daily newspaper published at Dover, County of Kent, and State of Delaware, and that the notice, a copy of which is hereto attached, as published in the **Delaware State News** in its issue of 08/02/22.

Darel LaPrade

Publisher
Independent Newsmedia Inc. USA

Sworn to and subscribed before me this 2nd Day of August, A.D., 2022



Roxanne Brooks

Notary Public



NOTICE IS HEREBY GIVEN, that on July 28, 2022, the Sussex County Planning and Zoning Commission took the following action:

Old Business

2021-29 Deer Creek – A standard subdivision to divide 93.582 acres +/- into 79 single-family lots, to be located on a certain parcel of land lying and being in Cedar Creek Hundred, Sussex County. The property is lying on the north side of Staytonville Road (S.C.R. 224), at the northwest corner of the intersection of Staytonville Road (S.C.R. 224) and DuPont Boulevard (Rt. 113). Tax Parcel: 230-19.00-27.00. Zoning: AR-1 (Agricultural Residential District).
APPROVED PRELIMINARY SUBDIVISION

C/U 2300 MRBP, LLC
AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A BORROW PIT TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BALTIMORE HUNDRED, SUSSEX COUNTY, CONTAINING 56.93 ACRES MORE OR LESS. The property is lying on the southwest side of McCary Road (S.C.R. 385), approximately 857-ft south of Frankford School Road (S.C.R. 92). 911 Address: N/A. Tax Parcels: 533-5.00-38.00 & 41.04.
DEFERRED

C/U 2301 Jason Tedesco
AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A LANDSCAPING BUSINESS TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BALTIMORE HUNDRED, SUSSEX COUNTY, CONTAINING 2.00 ACRES, MORE OR LESS. The property is lying on the west side of Roxana Road (Rt. 17), approximately 0.23 mile south of the intersection of Powell Farm Road (S.C.R. 365) and Peppers Corner Road (S.C.R. 365). 911 Address: 34018 Roxana Road, Frankford. Tax Parcel: 134-15.00-20.04.
RECOMMENDED APPROVAL

C/U 2303 Antonia Lopez Lopez
AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A FOOD TRUCK BUSINESS TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 0.238 ACRES, MORE OR LESS. The property is lying on the north-west side of Jersey Road (S.C.R. 305), approximately 500-feet southwest of the intersection of John J. Williams Highway (Rt. 24) and Hollyville Road (S.C.R. 305). 911 Address: 26719 Jersey Road. Tax Parcel: 234-32.00-55.00
RECOMMENDED DENIAL

C/Z 1961 Country Lawn Care & Maintenance, LLC
AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT TO A C-2 MEDIUM COMMERCIAL DISTRICT FOR A PORTION OF A CERTAIN PARCEL OF LAND LYING AND BEING IN GEORGETOWN HUNDRED, SUSSEX COUNTY, CONTAINING 7.75 ACRES MORE OR LESS. The property is lying on the north side of Lewes-Georgetown Highway (Route 9), approximately 0.89 mile east of Steiner Road. 911 Address: 24347 Lewes-Georgetown Highway (Route 9). Tax Parcel: p/o 135-11.00-32.00.
RECOMMENDED APPROVAL

Public Hearings

2022-05 John & Anna LeCates
A standard subdivision to divide 5.03 acres +/- into three (3) single-family lots, to be located on certain parcels of land lying and being in Indian River Hundred, Sussex County. The property is lying on the southwest side of Conleys Chapel Road (S.C.R. 280-B), approximately 0.09 mile west of Quail Drive. Tax Parcels: 234-11.00-62.05, 62.22. Zoning: AR-1 (Agricultural Residential District).
APPROVED PRELIMINARY SUBDIVISION

2022-07 Ocean 7 Group (c/o Tauhid Islam) – A standard subdivision to divide 4.3 acres +/- into two (2) lots to be located on a certain parcel of land lying and being in Lewes & Rehoboth Hundred, Sussex County. The property is lying on the north side of Lexus Lane, approximately 0.05 mile east of John J. Williams Highway (Route 24). Tax Parcel: 334-12.00-127.11. Zoning: CR-1 (Commercial Residential District).
DEFERRED

C/U 2306 Amanda Mapp
AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR AN IRRIGATION BUSINESS TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN GUMBORO HUNDRED, SUSSEX COUNTY, CONTAINING 0.65 ACRES, MORE OR LESS. The property is lying on the north side of Little Lane, approximately 560 feet east of Whaleys Road (S.C.R. 62). 911 Address: 18667 Little Lane, Delmar. Tax Parcel: 333-13.00-5.04.
WITHDRAWN

C/U 2309 Rockswitch Properties, LLC
AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A REAL ESTATE OFFICE TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BROADKILL HUNDRED, SUSSEX COUNTY, CONTAINING 1.38 ACRES, MORE OR LESS. The property is lying on the north side of Coastal Highway (Route 1) approximately 0.14 mile southeast of Deep Branch Road (S.C.R. 234). 911 Address: 12537 Coastal Highway, Milton. Tax Parcel: 235-8.00-62.00
DEFERRED

C/U 2310 Milton Community Food Pantry, Inc.
AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN A GR GENERAL RESIDENTIAL DISTRICT FOR A FOOD PANTRY TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BROADKILL HUNDRED, SUSSEX COUNTY, CONTAINING 0.966 ACRES, MORE OR LESS. The property is lying on the west side of Union Street Ext. (Rt. 5), approximately 0.24 mile south of Reynolds Pond Road (S.C.R. 231). 911 Address: 12898 Union Street Ext., Milton. Tax Parcel: 235-7.00-18.00.
DEFERRED

