

The Sussex County Board of Adjustment will hold a Public Hearing on **Monday, June 15, 2020 at 6:00 p.m.**, to hear and consider the following applications. The Board of Adjustment is holding these hearings under the authority issued by Governor John C. Carney through Proclamation No. 17-3292. The hearings will be conducted using teleconference technology. The public is encouraged to participate in the hearings electronically. Further instructions describing the method of public participation and the manner of viewing the hearings will be contained within the Agenda for this meeting that will be posted at least 7 days in advance of the meeting at [sussexcountyde.gov](http://sussexcountyde.gov)

**Case No. 12434 – Matthew & Regina Pyzik** seek variances from the rear yard setback requirement and from the aggregate of the front yard and rear yard setbacks for proposed structures (Sections 115-34, 115-183, 115-185 and 115-188 of the Sussex County Zoning Code). The property is located on the north side of Cormorant Way within the Bay Forest Club subdivision. 911 Address: 21036 Cormorant Way, Ocean View. Zoning District: MR-RPC. Tax Parcel: 134-8.00-1195.00

**Case No. 12435 – Jeff-Kat, LLC** seeks variances from the side yard and rear yard setback requirements for a proposed structure (Sections 115-82, 115-83.22 115-183, 115-185 of the Sussex County Zoning Code). The property is located on the east side of Kings Highway (Rt. 9) approximately 0.35 mile northeast of Gills Neck Road. 911 Address: 1007 Kings Highway, Lewes. Zoning District: C-1 & C-3. Tax Parcel: 335-8.00-39.00

**Case No. 12436 – Tomato Sunshine (Harold E. Dukes & Anthony Crivella)** seeks a special use exception to place a tent for special events (Sections 115-80 & 115-210 of the Sussex County Zoning Code). The property is located on the northeast side of Central Avenue approximately 40 ft. southwest of Canal Crossing Road. 911 Address: 19827 Central Avenue, Rehoboth Beach. Zoning District: C-1. Tax Parcel: 334-13.20-22.00

**Case No. 12437 – Eric Reed** seeks a variance from the rear yard setback requirements for an existing structure (Sections 115-25, 115-183 and 115-185 of the Sussex County Zoning Code). The property is located on the east side of Shoemaker Drive approximately 325 ft. north of E. Redden Road. 911 Address: 17863 Shoemaker Drive, Georgetown. Zoning District: AR-1. Tax Parcel: 135-6.00-27.02

**Case No. 12438 – Tirana White** seeks a special use exception to operate a day care center (Sections 115-40 and 115-210 of the Sussex County Zoning Code). The property is located on the south side of Coastal Highway (Rt. 1) opposite the ramp to Argos Corner Road. 911 Address: 9010 Coastal Highway, Milford. Zoning District: GR. Tax Parcel: 230-8.00-20.01

**Case No. 12439 – Sharon Denise McPhatten** seeks a special use exception to operate a day care center (Sections 115-23 and 115-210 of the Sussex County Zoning Code). The property is located on the north side of Johnson Road approximately 0.25 mile east of Dupont Boulevard (Rt. 113). 911 Address: 18073 Johnson Road, Lincoln. Zoning District: AR-1. Tax Parcel: 130-6.00-113.15

All interested parties should participate and provide testimony. If unable to participate in the public hearing written comments will be accepted. Written comments shall be submitted prior



to the public hearing.

Information pertaining to the applications may be reviewed in the Planning and Zoning Department, 2 The Circle, Georgetown, Delaware. Office hours are Monday -Friday 8:30 a.m. to 4:30 p.m.

