

The Sussex County Board of Adjustment will hold a Public Hearing on **Monday, January 4, 2016 at 7:00pm** in County Council Chambers, 2 The Circle, Georgetown, Delaware, to hear and consider the following applications:

Case No. 11687 – Daniel P. Golden and Jeanette E. Golden seek a variance to reduce front yard setback (Sections 115-34B and 115-182B & D of the Sussex County Zoning Ordinance). The property is located on the northeast corner of 5th St. and Surf Rd. 911 Address: 103 5th St., Unit C, Bethany Beach. Zoning District MR. Tax Map: 134-13.16-27.00 Unit C

Case No. 11688 – Main Street Homes at Sussex, LLC seek variances to reduce the rear yard and front yard setbacks (Section 115-34B of the Sussex County Zoning Ordinance). The property is The Woods at Arnell Creek located off of Fairway Dr. 911 Address: None Available. Zoning District: MR. Tax Maps: 334-18.00-957.00 – 988.00 Inclusive

Case No. 11689 – Harlton Communities, LLC seek variances to reduce the side yard and corner side yard setbacks (Sections 115-25C and 115-182B of the Sussex County Zoning Ordinance). The property is located on the south side of Old Mill Rd., east of Irons Rd., and Murray Rd. 911 Address: None Available. Zoning District: AR-1. Tax Map: 134-11.00-169.00

Case No. 11690 – Insight Homes seeks a special use exception to place a temporary manufactured-home type structure for a sales office (Section 115-23A and 115-210A(1) of the Sussex County Zoning Ordinance). The property is located on the north side of Lewes-Georgetown Hwy. (Rt. 9) approximately 914 ft. east of Gravel Hill Rd. 911 Address: None Available. Zoning District: AR-1. Tax Map: 135-11.00-66.00

Case No. 11691 – Gregory K. and JoAnn A. Lusby seek variances to reduce the side yard and rear yard setbacks (Section 115-25C of the Sussex County Zoning Ordinance). The property is located on the east side of Tyler Ave. approximately 554 ft. south of Lincoln Dr. 911 Address: 38791 Tyler Ave., Selbyville. Zoning District: AR-1. Tax Map: 533-20.18-99.00

Case No. 11692 – Lawrence & Barbara Witucki seek variances to reduce the side yard and front yard setbacks (Sections 115-25C and 115-183C of the Sussex County Zoning Ordinance). The property is located on the west side of Sycamore Dr. approximately 335 ft. south of Angola Rd. 911 Address: 22834 Sycamore Rd., Lewes. Zoning District AR-1. Tax Map: 234-11.16-16.00

Case No. 11693 – Nancy Tankelson and Francois Reverdy seek a variance from the maximum height requirement for a fence (Section 115-185C of the Sussex County Zoning Ordinance). The property is located on the southeast corner of Josephine St. and Fisher St. 911 Address: 38386 Josephine St., Rehoboth Beach. Zoning District MR. Tax Map: 334-20.09-138.00

Case No. 11694 – Central Storage @ Harbeson, LLC seeks a special use exception to place a billboard (Sections 115-159.5B and 115-83.6C of the Sussex County Zoning Ordinance). The property is located on the north side of Lewes-Georgetown Hwy. (Rt. 9) approximately 509 ft. west of Harbeson Rd. 911 Address: 23673 Lewes-Georgetown Hwy., Harbeson. Zoning District CR-1. Tax Map 235-30.00-8.02



Case No. 11695 – Gerald W. Hocker, Trustee and Emily W. Hocker, Trustee seeks a special use exception to replace two (2) billboards and variances from the maximum height, the maximum square footage, side yard setback, and distance from a residential dwelling (Sections 115-159.5B, 115-159.5B(2), 115-159.5B(3), 115-159.5C, 115-210A(3)(p), and 115-80C of the Sussex County Zoning Ordinance). The property is located at the southeast corner of Atlantic Ave. and Roxana Rd. 911 Address: 34960 Atlantic Ave., Ocean View. Zoning District C-1. Tax Map 134-12.00-330.01

All interested parties should attend and provide testimony. If unable to attend 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 8:30am to 4:30pm.