

**COUNTY COUNCIL**

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**Sussex County**

DELAWARE  
sussexcountyde.gov  
(302) 855-7743

**SUSSEX COUNTY COUNCIL**

**AGENDA**

**February 27, 2024**

**12:30 P.M.**

**Call to Order**

**Approval of Agenda**

**Approval of Minutes - February 20, 2024**

**Reading of Correspondence**

**Public Comments**

**Consent Agenda**

1. **Proclamation Request – Sussex Central High School Wrestling Team Division I State Champions**

**Todd Lawson, County Administrator**

1. **Recognition of Retiree – Fred Haas**
2. **Administrator’s Report**

**Hans Medlarz, County Engineer, Ret.**

1. **Wolfe Neck Solar Project**

**A. Recommendation to Award**



**Mark Parker, Assistant County Engineer**

1. **Starlight Meadows Road Improvements, Project T24-07**

A. **Recommendation to Award**

**Old Business**

1. **[Change of Zone No. 1991 filed on behalf of Sycamore Chase Expansion](#)**

**“AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT TO AN MR-RPC MEDIUM-DENSITY RESIDENTIAL – RESIDENTIAL PLANNED COMMUNITY DISTRICT FOR CERTAIN PARCELS OF LAND LYING AND BEING IN BALTIMORE HUNDRED, SUSSEX COUNTY, CONTAINING 73.95 ACRES, MORE OR LESS” (property lying on the north side of Daisey Road [S.C.R. 370], approximately 0.6 mile west of Bayard Road [S.C.R. 384]) (911 Address: 34665, 34723 & 34771 Daisey Road, Frankford) (Tax Map Parcel: 134-18.00-45.00, 51.00 and P/O 53.00, 54.00 & 54.01)**

**Grant Requests**

1. **Friends of the Laurel Library for their Youth Activity Series**
2. **Blades Police Department for their Community Outreach Program**
3. **Ocean View Historical Society for barn restoration at Coastal Towns Museum**
4. **Rehoboth Art League Inc. for their Historic Homestead Garden Restoration**
5. **Seaford Tomorrow, Inc. for their Friday Night Live event**
6. **Greater Lewes Foundation for the Lewes Community Garden**
7. **Race4Warriors Inc. for their Race4Warriors event**

**Introduction of Proposed Zoning Ordinances**

**Council Members' Comments**

**Executive Session - Land Acquisition & Pending & Potential Litigation pursuant to 29 Del.C.§10004(b)**

**Possible action on Executive Session Items**

**1:30 p.m. Public Hearings**

1. **[Conditional Use No. 2409 filed on behalf of Bryan Stewart](#)**

**“AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN A C-1 GENERAL COMMERCIAL DISTRICT FOR A YEAR-ROUND FOOD VENDOR TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN LEWES AND REHOBOTH HUNDRED, SUSSEX COUNTY, CONTAINING 1.12 ACRES MORE OR LESS”** (property lying on the north side of Coastal Highway [Route 1], approximately 0.15 mile east of Savannah Road [Route 9]) (911 Address: 17581 Coastal Highway, Lewes) (Tax Map Parcel: 334-6.00-2.00)

2. **[Conditional Use No. 2410 filed on behalf of Nicasia Chaves Reyes](#)**

**“AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN A GR GENERAL RESIDENTIAL DISTRICT FOR A GROCERY STORE TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN GEORGETOWN HUNDRED, SUSSEX COUNTY, CONTAINING 0.23 ACRES MORE OR LESS”** (property lying on the north side of Garden Circle within the County Seat Gardens Subdivision) (911 Address: 58 Garden Circle, Georgetown) (Tax Map Parcel: 135-9.00-122.00)

3. **[Change of Zone No. 1999 filed on behalf of Horacio Paxtor](#)**

**“AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM A GR GENERAL RESIDENTIAL DISTRICT TO A C-2 MEDIUM COMMERCIAL DISTRICT FOR A PORTION OF A CERTAIN PARCEL OF LAND LYING AND BEING IN DAGSBORO HUNDRED, SUSSEX COUNTY, CONTAINING 1.11 ACRES, MORE OR LESS”** (property lying on the south side of Handy Road [S.C.R. 337], approximately 545 ft. northwest of DuPont Boulevard [Rt. 113]) (911 Address: 26614 Handy Road, Millsboro) (Tax Map Parcel: 233-5.00-132.00 [p/o])

4. **[Change of Zone No. 2000 filed on behalf of Budget Holdings, LLC](#)**

**“AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT AND C-1 GENERAL COMMERCIAL DISTRICT TO A C-2 MEDIUM COMMERCIAL DISTRICT FOR CERTAIN PARCELS OF LAND LYING AND BEING IN NORTHWEST FORK HUNDRED, SUSSEX COUNTY, CONTAINING 6.57 ACRES, MORE OR LESS”** (properties are lying on the east side of Sussex Highway [Rt. 13], approximately 0.38 mile south of Beach Highway [Route 16]) (911 Address: 12847 Sussex Highway, Greenwood & N/A) (Tax Map Parcel: 530-10.00-58.08 & 58.09)

**Adjourn**

**-MEETING DETAILS-**

**In accordance with 29 Del.C. §10004(e)(2), this Agenda was posted on February 20, 2024 at 5:00 p.m. and at least seven (7) days in advance of the meeting.**

**This Agenda was prepared by the County Administrator and is subject to change to include the addition or deletion of items, including Executive Sessions, which arise at the time of the meeting.**

**Agenda items may be considered out of sequence.**

**The meeting will be streamed live at <https://sussexcountye.gov/council-chamber-broadcast>.**

**The County provides a dial-in number for the public to comment during the appropriate time of the meeting. **Note, the on-line stream experiences a 30-second delay.****

**Any person who dials in should listen to the teleconference audio to avoid the on-line stream delay.**

**To join the meeting via telephone, please dial:**

**Conference Number: 1-302-394-5036**

**Conference Code: 570176**

**Members of the public joining the meeting on the telephone will be provided an opportunity to make comments under the Public Comment section of the meeting and during the respective Public Hearing.**

**The Council meeting materials, including the “packet”, are electronically accessible on the County’s website at: <https://sussexcountye.gov/agendas-minutes/county-council>.**