

COUNTY COUNCIL

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Sussex County

DELAWARE
sussexcountyde.gov
(302) 855-7743

SUSSEX COUNTY COUNCIL

AGENDA

April 9, 2024

10:00 AM

Call to Order

Approval of Agenda

Approval of Minutes - March 19, 2024

Reading of Correspondence

Public Comments

Consent Agenda

1. **Use of Existing Infrastructure Agreement – IUA-08 01 270.1
Beebe Healthcare – Long Neck Campus, Long Neck Area**
2. **Use of Existing Infrastructure Agreement – IUA-1267
Chapel Branch Apartments, Angola Neck Area**
3. **Proclamation Request - Fair Housing Month**

Presentation – Margaret Hughes, Director of Delaware 250

Todd Lawson, County Administrator

1. **Recognition of Retiree – Robert Moore**
2. **Board of Adjustments and Appeals Appointments**
3. **Administrator’s Report**



Hans Medlarz, County Engineer, Ret.

1. **Stormwater BMP O&M On-Call**
 - A. **Recommendation to Award**
2. **IBRWF Loop Project, Project S24-01**
 - A. **Recommendation to Award**
3. **Tanglewood/Oak Acres**
 - A. **Recommendation to Award**
 - B. **Amendment No. 1**

Patrick Brown, Project Engineer III

1. **Waterside Community Road Improvements – Chapter 96 Sussex Community Improvements**
 - A. **Introduction of Project Resolution**

Old Business

1. **[Conditional Use No. 2407 filed on behalf of Lori & Jose Solis Marin](#)**

“AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR AN AUTO REPAIR SHOP TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 3.50 ACRES MORE OR LESS” (property lying on the southwest side of Whispering Wind Land and on the north side of Hollyville Road [S.C.R. 305], approximately 0.50 mile south of Lawson Road [S.C.R. 296]) (911 Address: 25709 Whispering Wind Lane, Millsboro) (Tax Map Parcel: 234-21.00-140.01)

2. **[Ordinance No. 23-09](#)**

“AN ORDINANCE TO AMEND THE SUSSEX COUNTY SEWER TIER MAP OF THE COMPREHENSIVE PLAN IN RELATION TO TAX PARCEL 533-11.00-23.02” (property lying on the northeast side of Zion Church Road [Rt. 20], approximately 275 feet northwest of Deer Run Road [S.C.R. 388]) (911 Address: N/A) (Tax Map Parcel: 533-11.00-23.02) (Zoning: AR-1 [Agricultural Residential])

3. **[Conditional Use No. 2389 filed on behalf of AWH Properties, LLC](#)**

“AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A COMMERCIAL STORAGE FACILITY INCLUDING RV/BOAT STORAGE, THE STORAGE OF COMMERCIAL VEHICLES, AND AN OFFICE TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BALTIMORE HUNDRED, SUSSEX COUNTY, CONTAINING 6.95 ACRES, MORE OR LESS” (property lying on the northeast side of Zion Church Road [Rt. 20], approximately 275 feet northwest of Deer Run Road [S.C.R. 388]) (911 Address: N/A) (Tax Map Parcel: 533-11.00-23.02)

4. **Conditional Use No. 2392 filed on behalf of Zion Church Ventures, LLC**

“AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR STORAGE/WAREHOUSE BUILDINGS, A CAR WASH, & CLUBHOUSE WITH SWIMMING POOL TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BALTIMORE HUNDRED, SUSSEX COUNTY, CONTAINING 31.83 ACRES, MORE OR LESS” (properties lying on the southwest side of Zion Church Road [Route 20], approximately 605 feet northwest of Deer Run Road [S.C.R. 388], and the north side of Deer Run Road [S.C.R. 388], approximately 159 feet southwest of Zion Church Road [Route 20]) (911 Address: 36054 Zion Church Road, Frankford) (Tax Map Parcel: 533-11.00-23.00, 23.03 & 23.04)

Grant Requests

1. **Red Bird Legacy Foundation for their kickoff event featuring Bethany Hamilton**
2. **West Side New Beginnings, Inc. for Project Safe Street lighting**
3. **Developing Artist Collaboration for their West Side Creative Market Investment**
4. **Nanticoke Indian Association, Inc. for their 46th annual Nanticoke Indian Powwow**
5. **Greater Lewes Foundation for their 3rd Annual Rally for our first responders**
6. **Cape Henlopen Senior Center for their Rehoboth Concert band fundraiser**
7. **What Is Your Voice Inc. for their Runway Princess project**
8. **Lewes Lions Foundation for their Beach Bowl event**
9. **Laurel School District (Laurel High BPA) for their Business Professionals of America program**
10. **Seaford School District (Seaford High Drama Club) for their Drama Club program**

Introduction of Proposed Zoning Ordinances

Council Members' Comments

Executive Session - Land Acquisition pursuant to 29 Del.C.§10004(b)

Possible action on Executive Session Items

Adjourn

-MEETING DETAILS-

In accordance with 29 Del.C. §10004(e)(2), this Agenda was posted on April 2, 2024 at 4:15 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://sussexcountyde.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://sussexcountyde.gov/agendas-minutes/county-council>.