

BOARD OF ADJUSTMENT

JOHN WILLIAMSON, ACTING CHAIR
KEVIN E. CARSON
JEFF CHORMAN
E. BRENT WORKMAN



Sussex County

DELAWARE
sussexcountyde.gov

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REVISED AGENDA

January 25, 2021

6:00 P.M.

PLEASE REVIEW MEETING INSTRUCTIONS AT THE BOTTOM OF THE AGENDA**

Call to Order

Pledge of Allegiance

Introduction of Staff Members

Approval of Agenda

Approval of Minutes for November 16, 2020

Approval of Finding of Facts for November 16, 2020

Old Business

Public Hearings

Case No. 12515 – RC Marshall, Inc. seek variances from the side yard, front yard setback requirements and the landscape buffer requirement in the Combined Highway Corridor Overlay Zone (CHCOZ) for proposed structures. (Sections 115-82, 115-182, 115-183, 115-185 and 115-194.1 of the Sussex County Zoning Code). The property located on the northeast side of Washington Street at the intersection of Coastal Highway (Rt. 1). 911 Address: 20469 Washington Street, Rehoboth Beach. Zoning District: C-1. Tax Parcel: 334-19.08-173.00

Case No. 12516 – 20643 Daisey Road, LLC (c/o Ray Patton) seeks variances from the minimum lot size requirement and the minimum lot width requirement for proposed lot line adjustments (Section 115-42 and 115-182 of the Sussex County Zoning Code). The property is located on the northeast side of Daisey Road within the Rehoboth Manor Subdivision. 911 Address: 20643 Daisey Road, Rehoboth Beach. Zoning District: GR. Tax Parcel: 334-19.12-38.02



COUNTY ADMINISTRATIVE OFFICES
2 THE CIRCLE | PO BOX 417
GEORGETOWN, DELAWARE 19947

Case No. 12517 – Ray & Carolyn V. Patton seeks variances from the front yard, rear yard setback requirements for existing structures and minimum lot size requirement and the minimum lot width requirement for proposed lot line adjustments (Sections 115-42, 115-182, 115-183 and 115-185 of the Sussex County Zoning Code). The property is located on the northeast side of Daisey Road within the Rehoboth Manor Subdivision. 911 Address: 20637 Daisey Road, Rehoboth Beach. Zoning District: GR. Tax Parcel: 334-19.12-38.01

Case No. 12519 – Krystal Waltman seeks variances from the corner front yard setback requirement and separation distance requirement for proposed structures (Sections 115-34, 115-172 and 115-182 of the Sussex County Zoning Code). The property is located on the east side of South Shore Drive Extension approximately 450 ft. south of Marina View Court. 911 Address: N/A. Zoning District: MR. Tax Parcel: 134-2.00-4.00, 3.01 and 5.00

Additional Business

Request for 12-month time extension for Case No. 12320 – Lands of Country Rest Home, Inc.

Board of Adjustment meetings can be monitored on the internet at
www.sussexcountyde.gov

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on January 15, 2021 at 8:30 a.m., and at least seven (7) days in advance of the meeting. The agenda was revised on January 22, 2021 to remove Case 12518 – Furniture & More which will be heard at a future date.

This Agenda 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 listed may be considered out of sequence.



MEETING INSTRUCTIONS-

** The Sussex County Board of Adjustment is holding this meeting under the authority issued by Governor John C. Carney through Proclamation No. 17-3292.

The public is encouraged to view the meeting on-line. Any person attending in person will be required to go through a wellness and security screening, including a no-touch temperature check. The public will be required to wear a facial mask.

Chambers seating capacity is limited, and seating assignments will be enforced.

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

The County is required to provide 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 phone, 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 for those items under public hearings on this agenda.

The Board of Adjustment meeting materials, including the “packet”, are electronically accessible on the County’s website at: <https://sussexcountyde.gov/>

If any member of the public would like to submit comments electronically, these may be sent to pandz@sussexcountyde.gov. All comments shall be submitted by 4:30 P.M. on Thursday, January 21, 2021

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