

BOARD OF ADJUSTMENT

JOHN M. MILLS, CHAIRMAN
DALE A. CALLAWAY
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Sussex County

DELAWARE
sussexcountyde.gov
(302) 855-7878 T
(302) 845-5079 F

REVISED AGENDA

February 4, 2019

7:00 P.M.

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of Minutes for December 10, 2018

Approval of Findings of Fact for December 10, 2018

Public Hearings

Case No. 12261 – William Barry & Ollie Jean Cregan seek variances from the front yard setback, side yard setback, and rear yard setback requirements for existing structures (Sections 115-25 and 115-185 of the Sussex County Zoning Code). The property is located on the west side of Tyler Ave. approximately 25 ft. south of Lincoln Dr. in the Cape Windsor subdivision. Address: 38736 Tyler Ave., Selbyville. Zoning District: AR-1. Tax Parcel: 533-20.14-33.00

Case No. 12263 – Sedat Elmali seeks variances from the front yard setback requirement for existing structures. (Sections 115-25 and 115-182 of the Sussex County Zoning Code). The property is located on the southeast side of Blue Bird Ln. approximately 0.19 mile west of Coastal Hwy. (Rt. 1) 911 Address: 19708 Blue Bird Ln., Rehoboth Beach. Zoning District: AR-1. Tax Parcel: 334-13.00-311.02

Case No. 12264 – Michael L. & Alison F. Miller seek variances from the rear yard setback and front yard setback requirements for existing structures. (Sections 115-25, 115-182, and 115-185 of the Sussex County Zoning Code). The property is located on the northwest corner of N. Aquarius Way and W. Gemini Lane within the Cave Colony subdivision. 911 Address: 7 N Aquarius Way, Milton. Zoning District: AR-1. Tax Parcel: 235-21.00-53.00

Case No. 12265 – Mary Sharma seeks a special use exception to operate a tourist home (Sections 115-23 and 115-210 of the Sussex County Zoning Code). The property is located on the northeast side of Locust Street approximately 425 ft. northwest of N. Poplar Street. 911 Address: 10127 Locust St., Laurel. Zoning District: AR-1. Tax Parcel: 232-12.18-21.00

Case No. 12266 – Bridget Keller seeks variances from the front yard setback, rear yard



setback and side yard setback requirements for existing and proposed structures. (Sections 115-34, 115-183, and 115-185 of the Sussex County Zoning Code). The property is located northwest side of Robinsons Dr. approximately 835 ft. northeast of Coastal Hwy. (Rt. 1). 911 Address: 38253 Robinsons Dr., Rehoboth Beach. Zoning District: MR. Tax Parcel: 334-20.05-312.00

Case No. 12267 – Michael S. Mears seeks variances from the rear yard setback requirements for an existing structure. (Sections 115-25 and 115-185 of the Sussex County Zoning Code). The property is located on the north side of Paradise Rd. approximately 0.25 mile west of Governor Stockley Rd. 911 Address: 22159 Paradise Rd., Georgetown. Zoning District: AR-1. Tax Parcel: 133-10.00-10.16

Case No. 12268 – Bi-Rite Auto Sales, Inc. seeks variances from the front yard setback requirement for existing and proposed structures. (Sections 115-82 and 115-181 of the Sussex County Zoning Code). The property is a through lot located on the west side of Sussex Hwy. (Rt. 13) and east side of Brickyard Rd. approximately 518 ft. south of Concord Rd. 911 Address: 24770 Sussex Hwy., Seaford. Zoning District: C-1. Tax Parcel: 132-1.00-19.01

Case No. 12269 – Howard & Joanne Beecher seek variances from the front yard setback and side yard setback requirements for existing structures. (Sections 115-25, 115-182 and 115-183 of the Sussex County Zoning Code). The property is located on the northeast side of Coastal Hwy., (Rt.1) approximately 454 ft. south of Willow Creek Road. 911 Address: 16383 Coastal Hwy., Lewes. Zoning District: AR-1. Tax Parcel: 235-23.00-5.00

Old Business

Case No. 12256 – Enrico Lachmann seeks variances from the rear yard setback requirements for an existing structure (Sections 115-42 and 115-183 of the Sussex County Zoning Code). The property is located on the southwest corner of Oak Dr. and Magnolia Dr. in the Angola Neck Park subdivision. 911 Address: 22836 Magnolia Dr., Lewes. Zoning District: GR. Tax Parcel: 234-12.14-44.01

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 10, 2019 9:00 a.m., and at least seven (7) days in advance of the meeting.

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.

Revised: January 23, 2019 (to add approval of Minutes and Findings of Fact for December 10, 2018)

Revised: January 28, 2019 (to add old business Case No. 12256)

