

BOARD OF ADJUSTMENT

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Sussex County

DELAWARE
sussexcountyde.gov

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AGENDA

February 17, 2020

6:00 P.M.

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of Minutes for December 16, 2019

Approval of Findings of Fact for December 16, 2019

Old Business

Public Hearings

Case No. 12411 – Cyril H. Price & Doris Davis Price seek variances from the road frontage requirement for proposed lots (Section 115-25 of the Sussex County Zoning Code). The property is located on the south side of Mount Joy Rd. (Rt. 5) approximately 0.32 mile northwest of John J. Williams Hwy. (Rt. 24). 911 Address: 30692 & 30882 Mount Joy Rd., Millsboro. Zoning District: AR-1. Tax Parcel: 234-29.00-31.00

Case No. 12412 – Patrick F. & Lauri M. FitzGerald seek variances from the front yard, side yard and rear yard setback requirements for proposed and existing structures (Sections 115-34, 115-182, 115-183 & 115-185 of the Sussex County Zoning Code). The property is located on the northwest side of Anna B St. within the Silver Lake Manor subdivision. 911 Address: 38291 Anna B St., Rehoboth Beach. Zoning District: MR. Tax Parcels: 334-20.09-39.00

Case No. 12413 – Peggy Greenwell seek a variance from the side yard setback requirements for an existing structure (Sections 115-25, 115-183 and 115-185 of the Sussex County Zoning Code). The property is located on the northwest side of Jetty Ln. within the Marina at Peppers Creek subdivision. 911 Address: 38141 Jetty Ln., Dagsboro. Zoning District: AR-1. Tax Parcel: 233-7.00-245.00

Case No. 12414 – Carroll W. Brasure, Trustee seeks a variance from the rear yard setback requirements for an existing structure (Sections 115-25, 115-183 and 115-185 of the Sussex



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2 THE CIRCLE | PO BOX 417
GEORGETOWN, DELAWARE 19947

County Zoning Code). The property is located on the east side of Dickerson Rd. approximately 340 ft. north of Lighthouse Rd. (Rt. 54). 911 Address: 38187 Dickerson Rd., Selbyville. Zoning District: AR-1. Tax Parcel: 533-18.00-24.00

Case No. 12415 – Mary C. Harry-Wolf seek variances from the rear yard setback and side yard setback requirements for existing and proposed structures (Sections 115-25, 115-183 and 115-185 of the Sussex County Zoning Code). The property is located on the northwest side of Anchor Watch Loop within the Marina at Peppers Creek subdivision. 911 Address: 31192 Anchor Watch Loop, Dagsboro. Zoning District: AR-1. Tax Parcel: 233-7.00-228.00

Case No. 12416 – Jessica F. Peake seeks variances from the front yard setback requirements for proposed structures, the landscape buffer requirement in the Combined Highway Corridor Overlay Zone (CHCOZ), and from the number of required parking spaces. (Sections 115-82, 115-162, 115-182 and 115-194.1 of the Sussex County Zoning Code). The property is located on the east side of Coastal Hwy. (Rt. 1) approximately 300 ft. south of Jefferson Bridge Rd. 911 Address: 32967 Coastal Highway, Bethany Beach. Zoning District: C-1. Tax Parcel: 134-17.11-40.00

Case No. 12417– Wilkinson Development, LLC seeks a variance from the side yard setback requirements for a proposed dwelling (Sections 115-25 and 115-182 of the Sussex County Zoning Code). The property is located on the east corner of Arbor Cir. and Woodridge Dr. within the Woodbridge subdivision. 911 Address: 22144 Arbor Cir., Milton. Zoning District: AR-1. Tax Parcel: 234-10.00-327.00

Additional Business

Discussion regarding the time Board of Adjustment meetings will begin.

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 February 7, 2020 at 2:00 p.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.**

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