

BOARD OF ADJUSTMENT

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Sussex County

DELAWARE
sussexcountyde.gov

(302) 855-7878

AGENDA

March 4, 2024

6:00 PM

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of the Minutes for January 8, 2024

Approval of the Findings of Fact for January 8, 2024

Public Hearings

Case No. 12910 – George Empty

seeks variances from the lot width and area requirements for proposed lots (Sections 115-34 of the Sussex County Zoning Code). The property is located on the East side of Bethesda Road and the West side of Patriots Way. 911 Address: 27175 and 27167 Bethesda Road, Millsboro. Zoning District: MR. Tax Parcels: 133-11.00-39.00, 26.00 & 27.00.

Case No. 12911 – Sea Air Village

seeks variances from the separation distance and side yard setback requirements for proposed structures (Section 115-25 and 115-172 of the Sussex County Zoning Code). The property is located south of Skyview Street and on the west side of Delaware Avenue within the Sea Air Village Manufactured Home Park. 911 Address: 20020 Delaware Avenue, Lot K48, Rehoboth Beach. Zoning District: AR-1. Tax Parcel: 334-13.00-310.00-3218.

Case No. 12912 – Michele and Nels Taber

seek variances from the rear yard setback requirements for a proposed structure (Sections 115-25 and 115-183 of the Sussex County Zoning Code). The property is located on the northeast side of Reserve Way and west of Harvest Circle within the Vines of Sandhill Subdivision. 911 Address: 19889 Reserve Way, Milton. Zoning District: AR-1. Tax Parcel: 135-10.00-225.00

Case No. 12913 – George Cole Jr.

seeks a special use exception to place a manufactured home as an office (Sections 115-29 of the Sussex County Zoning Code). The property is located on the southwest side of Bethany Loop and east of Cedar Neck Road within The Salt Pond Subdivision. 911 Address: 698 Bethany Loop, Bethany Beach. Zoning District: MR-RPC. Tax Parcel: 134-13.00-1843.00.

Additional Business

-MEETING DETAILS-

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on February 26, 2024, at 4:30 p.m. and at least seven (7) days in advance of the meeting.

The Agenda was prepared by the Director of Planning and Zoning and is subject to change to include the additional 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 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 are encouraged to be submitted by 4:30 P.M. on Thursday, February 29, 2024.

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