

DALE A. CALLAWAY, CHAIRMAN
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Sussex County Board of Adjustment

REVISED AGENDA

MARCH 21, 2016

7:00 P.M.

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of Minutes of January 25, 2016

Approval of Finding of Facts of January 25, 2016

Approval of Minutes of February 1, 2016

Approval of Finding of Facts for February 1, 2016

Old Business

Case No. 11720 – Town of Bethany Beach seeks a special use exception to operate a target/shooting range (Sections 115-23A and 115-210A(1) of the Sussex County Zoning Code). The property is located on the west side of Blackwater Rd. approximately 1,230 ft. north of Burbage Rd. 911 Address: 32492 Blackwater Rd., Frankford. Zoning District: AR-1. Tax Map: 134-11.00-54.01

Case No. 11731 – Robert Betts seeks a variance to reduce the side yard setback (Section 115-25C of the Sussex County Zoning Code). The property is located on the west side of Mustang Run in Sugar Maple Farms Subdivision. 911 Address: 7668 Mustang Run, Milford. Zoning District: AR-1. Tax Map: 330-16.00-79.00

Case No. 11733 – Kenneth A. & Priscilla M. Hubley seek a variance to reduce the front yard setback (Section 115-25C of the Sussex County Zoning Code). The property is located on the south side of Bayview West in Bayview Estates. 911 Address: 39016 Bayview West, Selbyville. Zoning District: AR-1. Tax Map: 533-19.00-207.00



Public Hearings

Case No. 11735 – Marc and Nancy Bastow seek variances to reduce the rear yard setbacks (Section 115-34B of the Sussex County Zoning Code). The property is located on the south side of Bethany Loop approximately 200 ft. west of Pond View Dr. in the Salt Pond Subdivision. 911 Address: 531 Bethany Loop, Bethany Beach. Zoning District: MR. Tax Map: 134-13.00-1444.00

Case No. 11736 – Phyllis M. Goulden & Gary Landis Guardin seek variances to reduce the side yard and front yard setbacks (Sections 115-25C and 115-185F of the Sussex County Zoning Code). The property is located on the northeast side of Woodland Ct. S. approximately 560 ft. west of Woodland Cir. in Angola by the Bay. 911 Address: 33121 Woodland Ct. S., Millsboro. Zoning District: AR-1. Tax Map: 234-11.20-386.00 & 387.00

Case No. 11737 – Peter Damian Bringe and Kimberly Ann Bringe seek variances to reduce the front yard and side yard setbacks (Sections 115-25C and 115-183C of the Sussex County Zoning Code). The property is located on the west side of Garfield Ave. approximately 1,225 ft. southwest of Lighthouse Rd. 911 Address: 39180 Garfield Ave., Selbyville. Zoning District: AR-1. Tax Map: 533-20.18-184.01

Case No. 11738 – Lori A. Hudson & James E. Hudson Jr. seek a special use exception to retain an existing manufactured home type structure that is on less than ten (10) acres (Section 115-210A(3)(q) of the Sussex County Zoning Code). The property is located on the south side of Wilson Rd. approximately 2,015 ft. southwest of Savannah Rd. 911 Address: 21148 Huckleberry Ln., Georgetown. Zoning District: AR-1. Tax Map: 135-10.00-3.00

Case No. 11739 – Upesch Vyas seek a variance to reduce the front yard setback (Section 115-83.8B of the Sussex County Zoning Code). The property is located on the northwest corner of John J. Williams Hwy. and Indian Mission Rd. 911 Address: 24858 John J. Williams Hwy., Millsboro. Zoning District: CR-1. Tax Map: 234-23.00-269.08

Case No. 11740 – Anthony Morgan III – M&M Properties, LLC seek a variance to reduce the side yard setback (Section 115-25C of the Sussex County Zoning Code). The property is located on the west side of Nassau Dr. approximately 114 ft. south of Minos Conaway Rd. 911 Address: 31276 Nassau Dr., Lewes. Zoning District: AR-1. Tax Map: 334-5.00-13.00

Case No. 11741 – Alan & Nancy Dodson seek a variance to reduce the rear yard setback (Sections 115-34B and 115-120B of the Sussex County Zoning Code). The property is located on the southwest side of Seagrass Plantation Ln. across from Habersham Ln. 911 Address: 35105 Seagrass Plantation Ln., Dagsboro. Zoning District: MR. Tax Map: 134-7.00-667.00

Case No. 11742 – Gaw Ventures Group, LLC seeks a variance to reduce the lot width requirement for a parcel from the side yard setbacks and the required square footage for a parcel (Sections 115-25B(1) and 115-25C of the Sussex County Zoning Code). The property is located on the southwest corner of 7th St. and Bayview Rd. 911 Address: None Available. Zoning District: AR-1. Tax Map: 334-19.16-87.00 & 87.01

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 March 1, 2016, at 8:44 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: March 4, 2016 (to include Approval of Minutes and Finding of Facts for January 25, 2016 and February 1, 2016)

Revised: March 8, 2016 (to include Old Business Case Nos. 11731 & 11733)

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