



## *Board of Adjustment*

Agendas & Minutes

APRIL 2, 2007

The Sussex County Board of Adjustment will hold a public hearing on Monday evening, APRIL 2, 2007, at 7:00 P.M., in the County Council Chambers, County Administrative Office Building, Georgetown, Delaware.

### REVISED AGENDA

1. Minutes of March 19, 2007

2. Hearings

Case No. 9792      Brian Dzon – east of Route 22, north of East Harbour Road, being Lot 224 within White House Beach Mobile Home Park.  
A variance from the side yard setback requirement and a variance from the separation requirement between units in a mobile home park.

Case No. 9793      Helen M. McAllister – west of Route 5, ¼ mile south of Route One.  
A special use exception for determination of existence for auto repair facility.

Case No. 9794      Ronnie and Maxine Johnson – west of Route 62, 2,000 feet south of Road 469.  
A variance from the minimum lot width requirement for a parcel and a variance from the minimum lot size requirement.

Case No. 9795      Donald and Bertha Zern – west of Woodland Circle, south of Woodland Court North, being Lot 1 and ½ Lot 2 within Angola By The Bay development.  
A variance from the front yard setback requirement.

Case No. 9796      Ocean Highway, LLC – southwest of Route One, 301 feet north-west of Dartmouth Drive, being Parcel B.

A variance from side yard setback requirement for a ground sign and a variance from the maximum square footage requirement for a sign.

- Case No. 9797      Glenn G. Wilkerson – south of Road 302A, southeast corner of Avalon Drive and Brach Street, being Lot 25, Block C within Avalon Park development.  
A variance from the side yard and rear yard setback requirements.
- Case No. 9798      Gordon and Wendy Kautz – south of Route 54, east of Keen-Wik Road, being ½ of Lots 13 and 15, Block G within Keen-wik Subdivision 1 development.  
A variance from the front yard and side yard setback requirements.
- Case No. 9799      Robert Long – west of U.S. Route 113, south of Road 401.  
A special use exception for a pond on less than five (5) acres.
- Case No. 9800      Joseph Moore, Jr. – west of Route 26, east of Road 413B.  
A variance from the side yard and rear yard setback requirements.
- Case No. 9801      Alfred D. Ciamarra – south of Road 277, south of Woodland Court South, being Lot 66 and ½ 65, Block H, Section 1 within Angola By The Bay development.  
A variance from the rear yard setback requirement.
- Case No. 9802      Natalie Coviello – northwest of Road 336, 1,994 feet southwest of Road 335.  
A special use exception from the provisions and requirements to retain a manufactured home on a parcel.
- Case No. 9803      Towanda and Barry Thomas – north of Road 38, 140 feet east of Deer Park Trail, being Lot 64 within Kings Crossing development.  
A special use exception to place an accessory structure without a main building.
- Case No. 9804      Fleet Construction Ltd. – southwest of Finch Lane, 817 feet west of Hudson Road, being Lot 6 within Pintail Pointe development.  
A variance from the side yard setback requirement.
- Case No. 9805      Carolyn Muse – southwest of Route One, corner of Ann Avenue and South Avenue, being Unit 10 within Ocean Dunes Condominium.  
A variance from the side yard setback requirement.

## OLD BUSINESS

- Case No. 9730      John H. Ferris – intersection of Route 26 and Road 424.  
A special use exception to place a billboard and a variance from the setback requirements.
- Case No. 9765      Joseph and JoAnn Novotny – east of Sussex Road, being Lot 24,  
Section B within Indian River Acres development.  
A variance from the front yard, side yard and rear yard setback requirements.
- Case No. 9769      Michael Conover and William J. McCormick – north of Road 66,  
4,000 feet west of Road 62, being Lot 8.  
A variance from the minimum lot width requirement for a parcel.
- Case No. 9780      Paul Edward and Helen A. May – southeast of Bayshore Drive,  
north of Carolina Avenue, being Lot 21, Block G, within  
Broadkiln Beach.  
A variance from the front yard and side yard setback requirements.

Pursuant to 29 Del.C § 10004 (e) (2) Agenda items as listed may not be considered in sequence. This Agenda is subject to change to include additional items including Executive Sessions or the deletion of items including Executive Sessions, which arise at the time of the Meeting.

POSTED: FEBRUARY 22, 2007

REVISED: MARCH 20, 2007

(Revised to include Old Business)