

## BOARD OF ADJUSTMENT

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JOHN M. MILLS  
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# Sussex County

DELAWARE  
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## REVISED AGENDA

June 18, 2018

7:00 P.M.

### Call to Order

### Pledge of Allegiance

### Approval of Agenda

### Approval of Minutes for April 16, 2018

### Approval of Findings of Fact for April 16, 2018

### Old Business

**Case No. 12151 – Alburn, LLC** seeks a special use exception for promotional activities as accessory uses to a speedway (Sections 115-23 and 115-210 of the Sussex County Zoning Code). The property is located on the south side of Speedway Rd. between Dupont Blvd. (Rt. 113) and Bethesda Rd (Rd. 326). 911 Address: 22206 Speedway Rd., Georgetown. Zoning District: AR-1. Tax Map: 133-2.00-22.00, 133-2.00-23.00, 133-2.00-24.00, & 133-2.00-24.01

### Public Hearings

**Case No. 12155 – Proximity Malt, LLC** seeks a variance from the rear yard setback for a proposed structure (Section 115-107 of the Sussex County Zoning Code). The property is located on the southwest corner of St. George Rd. and Bi-State Blvd. (Rt. 13). 911 Address: 33222 Bi-State Blvd., Laurel. Zoning District: LI-2. Tax Map: 332-3.00-56.00

**Case No. 12156 – Martha Rothenberg** seeks a variance from the maximum fence height requirement for a proposed structure (Section 115-185 of the Sussex County Zoning Code). The property is located on the south side of Clay Rd., approximately 500 feet west of Kings Hwy. 911 Address: 34166 & 34170 Clay Road, Lewes. Zoning District: AR-1. Tax Map: 334-6.00-46.00

**Case No. 12157 – Concord Flea Market, LLC** seeks a special use exception for an outdoor promotional activity (Sections 115-72 and 115-210 of the Sussex County Zoning Code). The property is located on the north side of Concord Rd. (Rt. 20), approximately 480 feet west of Concord Pond Rd. 911 Address: 10599 Concord Rd., Seaford. Zoning District: B-1. Tax Map: 132-2.12-5.00



**Case No. 12158 – Christian & Barbara Willey** a special use exception to use a manufactured home type structure as a temporary office and storage (Sections 115-23 and 115-210 of the Sussex County Zoning Code). The property is located on the south side of Abbott’s Pond Rd., approximately 1,228 feet west of Shawnee Rd. (Rt. 36). 911 Address: 16136 Abbott’s Pond Rd., Milford. Zoning District: AR-1. Tax Map: 130-5.00-79.00

**Case No. 12159 – John & Roe Cassie** seek variances from the front yard and rear yard setbacks for an existing structure (Section 115-25 of the Sussex County Zoning Code). The property is located on the north side of Hayes Ave., approximately 268 feet west of Jefferson Ave. 911 Address: 13030 Hayes Ave., Selbyville. Zoning District: AR-1. Tax Map: 533-20.19-55.00

**Case No. 12160 – Joe & Mary Lynn Stone** seek a variance from the front yard setback for a proposed structure (Section 115-34 of the Sussex County Zoning Code). The property is located on the east side of Dune Rd., approximately 121 feet south of E. Bayberry Rd. 911 Address: 46 Dune Rd., Bethany Beach. Zoning District: MR. Tax Map: 134-17.16-110.00

**Case No. 12161 – Kenneth J. Glick** seeks variances from the minimum lot depth requirement and the minimum lot size requirement for a proposed parcel (Section 115-25 of the Sussex County Zoning Code). The property is located on the northwest corner of Greely Ave. and 3<sup>rd</sup> St. 911 Address: 18799 Greely Ave., Lincoln. Zoning District: AR-1. Tax Map: 230-6.17-53.00 & 230-6.17-54.00

**Case No. 12162 – Billy D. Moore** seeks a variance from the maximum fence height requirement for an existing structure (Section 115-185 of the Sussex County Zoning Code). The property is located on the north side of Sharptown Rd. (Rt. 24), approximately 148 feet west of Old Hickory Rd. 911 Address: 6883 Sharptown Rd., Laurel. Zoning District: AR-1. Tax Map: 432-11.00-40.05

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Board of Adjustment meetings can be monitored on the internet at  
[www.sussexcountyde.gov](http://www.sussexcountyde.gov).

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In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on May 29, 2018 at 11:10 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: June 5, 2018 (to add Approval of Minutes and Findings of Fact for April 16, 2018 and to add Old Business Case No. 12151)

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