

BOARD OF ADJUSTMENT

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Sussex County

DELAWARE
sussexcountyde.gov

(302) 855-7878

AGENDA

July 1, 2024

6:00 PM

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of the Minutes for May 6, 2024

Approval of the Findings of Fact for May 6, 2024

Additional Business

Board of Adjustment Annual Reorganization

Public Hearings

Case No. 12954 – Jim and Michelle Lattanzi

seek a variance from the front yard setback requirement and separation distance requirements for a proposed structure (Section 115-25 and 115-172 of the Sussex County Zoning Code). The property is located South of Harbor Road within the Malone's Bayside Manufactured Home Park. 911 Address: 21 Harbor Road, Millsboro. Zoning District: AR-1. Tax Parcel: 234-25.00-6.00-42880 Lot 27

Case No. 12958 – Velsuir Ferreira

seeks a variance from the maximum lot coverage requirement for a proposed structure (Section 115-172 G(4) of the Sussex County Zoning Code). The property is located South of Prince Street and West of Kings Lane within the Enchanted Acres Manufactured Home Park. 911 Address: 25850 Kings Lane, Millsboro. Zoning District: AR-1. Tax Parcel: 234-23.00-307.01-16835 Lot 45

Case No. 12960 – Mark Stockard

seeks a variance from the side yard setback requirement for a proposed structure (Section 115-42 of the Sussex County Zoning Code). The property is located West of Blue Bill Drive within the Swann Keys Subdivision. 911 Address: 37093 Blue Bill Drive, Selbyville. Zoning District: GR. Tax Parcel: 533-12.16-180.00

Case No. 12961 – Edna and James Turner

seek a variance from the side yard setback requirement for a proposed addition (Section 115-25 of the Sussex County Zoning Code). The property is located Southeast of Wilkins Road. 911 Address: 8203 Wilkins Road, Lincoln. Zoning District: AR-1. Tax Parcel: 330-15.00-35.00

Case No. 12962 – Michelle Kinsey

seeks variances from the front and corner front yard setback requirements for proposed additions (Section 115-25 of the Sussex County Zoning Code). The property is located South of Lincoln Drive and West of Tyler Avenue within the Cape Windsor Subdivision. 911 Address: 38827 Lincoln Avenue, Selbyville Zoning District: AR-1. Tax Parcel: 533-20.14-32.00

Case No. 12964 – Jeffrey Meyers and Thomas Resh

seek variances from the side and rear yard setback requirements for proposed structures (Section 115-34 of the Sussex County Zoning Code). The property is located West of Gloucester Drive within the Canal Point Subdivision. 911 Address: 41213 Gloucester Drive, Rehoboth Beach. Zoning District: MR-RPC. Tax Parcel: 334-13.00-1510.00

-MEETING DETAILS-

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on June 24, 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 June 27, 2024.

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