

BOARD OF ADJUSTMENT

DALE A. CALLAWAY, CHAIRMAN
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JOHN M. MILLS
NORMAN C. RICKARD
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Sussex County

DELAWARE
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(302) 855-7878 T
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AGENDA

July 10, 2017

7:00 P.M.

Call to Order

Pledge of Allegiance

Approval of Agenda

Public Hearings

Case No. 11982 – Morris L. Lewis seeks a variance from the rear yard setback (Sections 115-25 and 115-183 of the Sussex County Zoning Code). The property is located at the southwest side of Wilson Ave. approximately 300 feet south of Lincoln Dr. 911 Address: 38788 Wilson Ave, Selbyville. Zoning District: AR-1. Tax Map: 533-20.14-65.00

Case No. 11983 – Thomas B. and Tina A. Haney seek variances from the front yard and side yard setbacks (Sections 115-34 and 115-183 of the Sussex County Zoning Code). The property is located at the east side of Maple Ln. approximately 1,377 feet south of Cedar Rd. 911 Address: 38397 Maple Ln., Selbyville. Zoning District: MR. Tax Map: 533-19.16-51.00

Case No. 11984 – Samuel Jay and Jeanette E. Culver seek a special use exception for a garage/studio apartment (Sections 115-23 and 115-210 of the Sussex County Zoning Code). The property is located at the northeast side of Progress School Rd. (Rt. 562) at the intersection of Federalsburg Rd. (Rt. 18). 911 Address: 18731 Progress School Rd., Bridgeville. Zoning District: AR-1. Tax Map: 131-13.00-32.02

Case No. 11985 – DE Storage Rehoboth, LLC seeks variances from the front yard and side yard setbacks and a variance from the height requirements (Section 115-81, 115-82, 115-159, and 115-159.5 of the Sussex County Zoning Code). The property is located at Bluebird Ln. and Coastal Hwy. (Rt. 1). 911 Address: 19659 Bluebird Ln., Rehoboth. Zoning District: C-1. Tax Map: 334-13.00-309.00

Case No. 11986 – Dawn M. Brinkman seeks variances from the side yard setbacks (Sections 115-42, 115-181, and 115-183 of the Sussex County Zoning Code). The property is located at the south side of Blue Teal Rd. approximately 1,174 feet northeast of Swann Dr. 911 Address: 37042 Blue Teal Rd., Selbyville. Zoning District: GR. Tax Map: 533-12.16-487.00

Case No. 11987 – Kathleen Fowler seeks a special use exception to operate a daycare facility (Sections 115-23 and 115-210 of the Sussex County Zoning Code). The property is located at



the south side of Seashore Hwy. (Rt. 18) approximately 1,250 feet east of Royetta Ln. (Rt. 528). 911 Address: None Available. Zoning District: AR-1. Tax Map: 231-7.00-34.00

Case No. 11988 – Douglas A. and Patricia S. Keller seek variances from the front yard setbacks (Sections 115-34 and 115-182 of the Sussex County Zoning Code). The property is located at the southeast side of West Virginia Ave. approximately 242 feet northeast of North Bayshore Dr. (Rt. 16B). 911 Address: 1 West Virginia Ave., Broadkill Beach. Zoning District: MR. Tax Map: 235-4.13-41.00

Case No. 11989 – Leonard Chatham Marsch seeks a variance from the side yard setback (Section 115-34 of the Sussex County Zoning Code). The property is located at the northeast corner of Loganberry Ct. and Loganberry Ln. 911 Address: 101 Loganberry Ct., Rehoboth Beach. Zoning District: MR. Tax Map: 334-13.00-423.00

Case No. 11990 – Mark Gruzin seeks a variance from the front yard setback (Section 115-34 of the Sussex County Zoning Code). The property is located at the west side of Dune Rd. approximately 180 feet north of Evergreen Rd. 911 Address: 9 Dune Rd., Bethany Beach. Zoning District: MR. Tax Map: 134-17.16-88.00

Old Business

Case No. 11971 – Patricia A. Barthelmess seeks variances from the minimum lot size requirement (Section 115-34 of the Sussex County Zoning Code). The property is located at the east side of Lagoon Lane approximately 150 feet southeast of Bay Haven Rd. 911 Address: 37735 Lagoon Ln., Ocean View. Zoning District: MR. Tax Map: 134-8.00-140.04 & 140.05

Case No. 11978 – Steven Conway seeks variances from the front yard setback (Sections 115-42 and 115-182 of the Sussex County Zoning Code). The property is located at the northeast side of Chippewa Ave. approximately 570 feet north of North Ave. 911 Address: 28339 Chippewa Ave, Millsboro. Zoning District: GR. Tax Map: 234-34.00-81.00-6694

Additional Business

Reorganization

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 June 21, 2017, at 9:00 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: July 3, 2017 (to add Additional Business – reorganization)

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