

BOARD OF ADJUSTMENT

DR. LAUREN A. HITCHENS
NATHAN KINGREE
SHAWN LOVENGUTH
CHUCK McCLURE
JOHN WILLIAMSON



Sussex County

DELAWARE
sussexcountyde.gov
(302) 855-7878

AGENDA

July 20, 2026

6:00 PM

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of the Minutes for May 18, 2026

Approval of the Findings of Fact for May 18, 2026

Public Hearings

Case No. 13214 – Donald Broderick

seeks a variance from the corner front yard setback requirement for an existing structure (Section 115-42 and 115-182 of the Sussex County Zoning Code). The property is located at the northwest corner of Mississippi Drive and Plantation Park Drive. 911 Address: 37291 Mississippi Drive, Frankford. Zoning District: GR. Tax Map: 134-16.00-260.01.

Case No. 13215 – Conley's United Methodist Church

seeks a special use exception to operate a daycare facility (Section 115-23 and 115-210 of the Sussex County Zoning Code). The property is located to the north side of Jolyn's Way. 911 Address: 33106 Jolyn's Way, Lewes. Zoning District: AR-1. Tax Map: 234-7.00-126.00.

Case No. 13216 – Kevin Jones

seeks variances from the side yard setback requirement for a proposed structure (Section 115-25 and 115-183 of the Sussex County Zoning Code). The property is located to the north side of Woodenhawk Road. 911 Address: 4915 Woodenhawk Road, Greenwood. Zoning District: AR-1. Tax Map: 530-8.00-32.02.

Additional Business

Board of Adjustment Annual Reorganization

-MEETING DETAILS-

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on July 13, 2026, 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/>.

Any person who intends to present a digital presentation or document, including PowerPoint files, for electronic display during County meetings shall submit said file(s) in advance, no later than one (1) business day before the respective public meeting. Files may be sent electronically to pandz@sussexcountyde.gov or delivered by hand to County Administration, located in the Sussex County Administrative Offices, 2 The Circle, in Georgetown. No external storage devices shall be permitted to connect to County equipment.

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 Thursday, July 16, 2026.

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