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# Sussex County Board of Adjustment

## REVISED AGENDA

NOVEMBER 17, 2014

7:00 P.M.

### Call to Order

### Approval of Agenda

### Approval of Minutes of September 22, 2014

### Approval of Finding of Facts of September 22, 2014

### Public Hearings

#### Case No. 11486 James C. and Donna R. Parks

southwest of Route One (Coastal Highway) approximately 800 feet southeast of Dartmouth Drive (911 Address: None Available) (Tax Map I.D. 3-34-6.00-495.00 & 497.05).

A special use exception to place an off-premise sign and a variance from the maximum square footage, height requirement and side yard setback requirement.

#### Case No. 11487 Nanticoke Crossing Limited Partnership

west of John J. Williams Highway (Route 24) and 492 feet north of Indian Mission Road (Route 5) (a.k.a. Route 23) (911 Address: 24832 John J. Williams Highway, Millsboro, DE) (Tax Map I.D. 2-34-23.00-269.12).

A special use exception to place a telecommunications tower and a variance from the minimum separation from a residentially zoned lot.

#### Case No. 11488 Michelle L. Lynas

south of Route 54 (Lighthouse Road) and being at the southwest corner of Tyler Avenue and Lincoln Avenue and being Lot 51 Block 5 in Cape Windsor Subdivision (911 Address: 38827 Lincoln Drive, Selbyville, DE) (Tax Map I.D. 5-33-20.14-32.00).

A variance from the corner front yard and side yard setback requirement.

#### Case No. 11489 Madon Church, LLC

north of Route 54 (Lighthouse Road) and being northwest of Canvasback Road approximately 0.25 mile northeast of Swann Drive and being Lot 81 Block D in Swann Keys Subdivision (911 Address: 37021 Canvasback Road, Selbyville, DE 19975) (Tax Map I.D. 5-33-12.16-342.00).

A variance from the side yard setback requirement.



**Case No. 11490 Robert D. Mitchell**

**northeast of Route 78 (Woodland Ferry Road) and being southeast of Dusty Road, a subdivision street, approximately 1,500 feet southeast of Route 20 (Stein Highway) (911 Address: 2952 Dusty Road, Seaford, DE) (Tax Map I.D 5-31-11.00-36.07).**

**A variance from the front yard, rear yard, and side yard setback requirement.**

**Case No. 11491 Russell W. and Marianne Neal**

**southeast of Ockel Drive (Road 488) approximately 1,100 feet southwest of Route 13 (Sussex Highway) (911 Address: None Available) (Tax Map I.D. 1-32-6.00-227.03).**

**A special use exception to place a multi-sectional home type structure that is more than five (5) years old.**

**Case No. 11492 Calvary Baptist Church**

**southwest of Route 113 (DuPont Boulevard) and approximately 1,302 feet northwest of Road 431 (Shortly Road) (911 Address: 22860 South DuPont Blvd, Georgetown, DE) Tax Map I.D. 1-35-23.00-6.00).**

**A special use exception to place a manufactured home type structure as a classroom.**

**Other Business**

**Case No. 11310 Zea, LLC**

**northeast corner of Bunting Avenue and West Virginia Avenue and 450 feet east of Route One (Coastal Highway) and being Lot 1 E in the unincorporated section of Fenwick Island (Tax Map I.D. 1-34-23.16-329.00).**

**A variance from the side yard, rear yard and corner side yard setback requirement.**

**Request for a one (1) year time extension**

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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 October 28, 2014, at 4:00 p.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: November 5, 2014 (to include Minutes and Finding of Facts of September 22, 2014)**

**Revised: November 10, 2014 (to include Other Business Case No. 11310)**

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