

BOARD OF ADJUSTMENT

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Sussex County

DELAWARE
sussexcountyde.gov

(302) 855-7878

AGENDA

December 19, 2022

6:00 P.M.

PLEASE REVIEW MEETING INSTRUCTIONS AT THE BOTTOM OF THE AGENDA**

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of Minutes for October 17, 2022

Approval of Finding of Facts for October 17, 2022

Public Hearings

Case No. 12772–Edwin Fredrikson seeks a variance from the front yard setback requirement for a proposed structure (Sections 115-34 and 115-182 of the Sussex County Zoning Code). The property is located on the east side of Bayberry Lane within the Keenwik on the Bay Subdivision. 911 Address: 38281 Bayberry Lane, Selbyville. Zoning District: MR. Tax Parcel: 533-20.09-103.00

Case No. 12773– Bay Shore Community Church, c/o Jeremy Ferruccio seeks a special use exception to operate a daycare (Section 115-23 of the Sussex County Zoning Code). The property is located on the west side of Old Landing Road approximately 0.12 miles from Betsy Ross Boulevard. 911 Address: 20376 Old Landing Road, Rehoboth Beach. Zoning District: AR-1. Tax Parcel: 334-18.00-78.00 & 78.01

Case No. 12774–Dianne V. Tobias seeks variances from the front yard setback requirement for proposed structures (Sections 115-34 and 115-182 of the Sussex County Zoning Code). The property is located on the southwest side of Pearl Street within the Orchard Manor Subdivision. 911 Address: 33174 Pearl Street, Millsboro. Zoning District: MR. Tax Parcel: 234-35.05-43.00



COUNTY ADMINISTRATIVE OFFICES
2 THE CIRCLE | PO BOX 417
GEORGETOWN, DELAWARE 19947

Case No. 12775–Joseph and Donna Kirby seek variances from the front yard setback and maximum fence height requirement for existing structures (Sections 115-42, 115-182, and 115-185 of the Sussex County Zoning Code). The property is located on the corner of Balgair Avenue and Savage Farm Court within the Fox Haven II Subdivision. 911 Address: 37002 Balgair Avenue, Frankford. Zoning District: GR. Tax Parcel: 533-11.00-667.00

Case No. 12776– Bryce Butterworth seeks variances from the rear yard setback requirements for an existing structure (Sections 115-25, 115-183, and 115-185 of the Sussex County Zoning Code). The property is located on the southwest side of Beverly Lane within the Creek Falls Farm Subdivision. 911 Address: 5009 Beverly Lane, Milton. Zoning District: AR-1. Tax Parcel: 235-22.00-605.00

Additional Business



-MEETING DETAILS-

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on December 12, 2022, 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 County is required to provide a dial-in number for the public to comment during the appropriate time of the meeting. **Note, the on-line stream experiences a 30-second delay.**

Any person who dials in should listen to the teleconference audio to avoid the on-line stream delay.

To join the meeting via telephone, please dial:

Conference Number: 1 302 394 5036

Conference Code: 570176

Members of the public joining the meeting on the telephone will be provided an opportunity to make comments for those items under public hearings on this agenda.

The Board of Adjustment meeting materials, including the “packet” are electronically accessible on the County’s website at: <https://sussexcountyde.gov/agendas-minutes/board-of-adjustment>

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, December 15, 2022.

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