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Sussex County Planning & Zoning Commission

AGENDA

October 01, 2019

6:00 P.M

Call to Order

Approval of Agenda

Approval of Minutes – N/A

Public Hearings

C/U 2189 Grace Malone

HW

An Ordinance to grant a Conditional Use of land in an AR-1 Agricultural Residential District for an events venue to be located on a certain parcel of land lying and being in Little Creek Hundred, Sussex County, containing 4.59 acres, more or less. The property being a landlocked parcel of land lying on the south side of Laurel Rd., approximately 0.38 mile east of Sussex Hwy. (Rt. 13). 911 Address: N/A. Tax Parcel: 332-2.00-75.00.

C/Z 1890 W&B Hudson Family Ltd

KS

An Ordinance to amend the Comprehensive Zoning Map of Sussex County from an AR-1 Agricultural Residential District and a MR Medium Density Residential District to a C-3 Heavy Commercial District for a certain parcel of land lying and being in Broadkill Hundred, Sussex County, containing 37.08 acres, more or less. The property is lying on the south side of Lewes-Georgetown Hwy. (Rt. 9), approximately 340 ft. east of Harbeson Rd (Rt. 5) and on the east side of Harbeson Rd. (Rt. 5), approximately 456 ft. south of Lewes-Georgetown Hwy. (Rt. 9). 911 Address: N/A. Tax Parcels: 235-30.00-62.00, 64.00, 66.00, 67.00, 70.00, & 72.00.

C/Z 1899 Harbeson Farm Revex, LLC

KS

An Ordinance to amend the Comprehensive Zoning Map of Sussex County from a MR Medium Density Residential District and AR-1 Agricultural Residential District to a B-2 Business Community District for a certain parcel of land lying and being in Broadkill Hundred, Sussex County, containing 0.8016 acres, more or less. The property is lying on the east side of Harbeson Rd. (Rt. 5), approximately 0.44 miles south of Lewes-Georgetown Hwy. (Rt. 9). 911 Address: 18865 Harbeson Rd., Harbeson. Tax Parcel: 235-30.00-131.01 (portion of).

Ord. 19-7 – Manufactured Homes

AN ORDINANCE TO AMEND THE CODE OF SUSSEX COUNTY, ORD-



CHAPTER 115, ARTICLES IV, XXV, XXVI, AND XXVII BY AMENDING SECTIONS 115-20, 115-23, 115-187, 115-196 AND 115-210 REGARDING MANUFACTURED HOMES AND MANUFACTURED HOUSING.

Ord. 19-8 – Construction Trailers

AN ORDINANCE TO AMEND THE CODE OF SUSSEX COUNTY, CHAPTER 115, ARTICLES IV, V, VIII, X, XI, XII, XIII, XIV, AND XV BY AMENDING SECTIONS 115-21, 115-30, 115-54, 115-70, 115-75.3, 115-75.10, 115-83.12, 115-19, 115-83.27, 115-83.34, 115-83.41, 115-95, 115-103, 115-112 AND TABLE IV REGARDING THE USE OF MANUFACTURED HOME-TYPE STRUCTURES AS TEMPORARY BUILDINGS INCIDENTAL TO CONSTRUCTION OPERATIONS OR THE SALE OF LOTS.

Other Business

<u>S-18-85 Spring Arbor Rehoboth</u> Final Site Plan	BM
<u>Americana Bayside MR-RPC (Village A)</u> Revised Site Plan	BM
<u>Americana Bayside MR-RPC (Revised Master Plan)</u> Revised Master Plan	BM
<u>The Vineyards at Nassau Valley Master Plan</u> Updated Master Plan	KS
<u>The Vineyards at Nassau Valley Phase 4</u> Preliminary Site Plan	KS
<u>S-19-31 Lands of Robert & Debora Reed</u> Preliminary Site Plan	KS
<u>2018-03 Fox Haven II Subdivision</u> Preliminary Amenities Plan	HW
<u>2017-15 Kindleton</u> Preliminary Amenities Plan	KS
<u>Jay Huss (CU 2093)</u> Request for Clarification of Conditions of Approval	KS

Planning and Zoning Commission 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 September 24, 2019, at 3:40 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.

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