



Sussex County Planning & Zoning Commission

AGENDA

October 10, 2019

6:00 P.M

Call to Order

Approval of Agenda

Approval of Minutes – September 12, 2019

Old Business

C/U 2185 Vincent Kinack

KH

An Ordinance to grant a Conditional Use of land in an AR-1 Agricultural Residential District for multi-family (2 units) to be located on a certain parcel of land lying and being in Indian River Hundred, Sussex County, containing 3.4516 acres, more or less. The property is lying on the northeast corner of Short Rd. and Anderson Corner Rd. 911 Address: 21167 Short Rd., Harbeson. Tax Parcel: 234-4.00-42.00.

C/U 2188 Donovan's Painting and Drywall, LLC c/o Jose Sandoval

KS

An Ordinance to grant a Conditional Use of land in an AR-1 Agricultural Residential District for a contractor's office and storage to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 0.69 acre, more or less. The property is lying on the south side of Lewes Georgetown Hwy. (Rt. 9), approximately 187 ft. west of Church St. 911 Address: 32454 Lewes Georgetown Hwy., Lewes. Tax Parcels: 334-5.00-205.01 and 208.00.

C/U 2190 Steven and Helene Falcone

KS

An Ordinance to grant a Conditional Use of land in an AR-1 Agricultural Residential District for an office to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 0.26 acre, more or less. The property is lying on the northwest corner of Beaver Dam Rd. and Church St. 911 Address: 17662 Beaver Dam Rd., Lewes. Tax Parcels: 334-5.00-212.00 and 213.00.

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).

Public Hearings

2019-15 LBG Homes, LLC BM
A standard subdivision to divide 7.975 acres +/- into 4 single-family lots to be located on a certain parcel of land lying and being in Indian River Hundred, Sussex County. The property is located on the east side of William Street Rd, approximately 700 ft. south of Maryland Camp Rd. Tax Parcel: 234-28.00-19.00. Zoning District. AR-1 (Agricultural Residential District).

C/U 2186 Mountaire Farms of Delaware, Inc. KS
An Ordinance to grant a Conditional Use of land in an AR-1 Agricultural Residential District and GR General Residential District for sludge and wastewater spray irrigation to be located on a certain parcel of land lying and being in Indian River Hundred, Sussex County, containing 351.86 acres, more or less. The property is lying on both sides of Mount Joy Rd., approximately 52 ft. west of Townsend Rd, and being on both sides of Townsend Rd., approximately 157 ft. south of Mount Joy Rd., and being on the southeast corner of Mount Joy Rd. and Townsend Rd, the northeast corner of Maryland Camp Rd and Townsend Rd, and the southwest corner of Maryland Camp Rd. and William Street Rd. 911 Address: N/A. Tax Parcels: 234-28.00-1.00, 2.00, and 3.00.

Other Business

2018-02 Outer Banks Subdivision KS
Final Subdivision Plan

Frankford Business Park HW
Preliminary Site Plan

Ashburn Homes Sales & Design Center (S-19-41) KS
Preliminary Site Plan

Lands of Cheryl Proctor KH
Minor Subdivision off 50' Easement

Additional Business

2020 Planning & Zoning Commission meeting schedule

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 October 3, 2019, at 2:30 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.

Sussex County Planning & Zoning Commission

PUBLIC HEARING DATES 2020

<u>PLANNING & ZONING COMMISSION</u>	<u>COUNTY COUNCIL</u>
January 9, 2020	February 2020
January 23, 2020	February 2020
February 13, 2020	March 2020
February 27, 2020	March 2020
March 12, 2020	April 2020
March 26, 2020	April 2020
April 9, 2020	May 2020
April 23, 2020	May 2020
May 14, 2020	June 2020
May 28, 2020	June 2020
June 11, 2020	July 2020
June 25, 2020	July 2020
July 9, 2020	August 2020
July 23, 2020	August 2020
August 13, 2020	September 2020
August 27, 2020	September 2020
September 10, 2020	October 2020
September 24, 2020	October 2020
October 8, 2020	November 2020
October 22, 2020	November 2020
November 12, 2020	December 2020
November 19, 2020	January 2020
December 10, 2020	January 2020
December 17, 2020	January 2020