

**Sussex County
Planning & Zoning Commission**

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John L. Allen, Chairman
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Lawrence B. Lank, Director

OCTOBER 11, 2001

The regular meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, OCTOBER 11, 2001, at 7:00 P.M., in the County Council Chambers, County Administrative Office Building, Georgetown, Delaware.

AGENDA

- I. Call to Order
- II. Approval of Agenda
- III. Approval of Minutes of September 27, 2001
- IV. Public Hearings
 1. C/Z #1449 – First Shore Federal Savings and Loan Association RL
 2. C/U #1419 – V. Eugene Watkins, Sr. and Carolyn A. Watkins JA
 3. C/U #1420 – Pusey Rentals, LLC BG
 4. C/U #1421 – Wallace P. Townsend, Jr. LJ
- V. Old Business
 1. Subdivision #2001-25 – S & M Ventures Preliminary LJ
 2. Subdivision #2000-2 – D & N Properties, LLC Final LJ
- VI. Other Business
 1. William Warren RW
C/U #1259 – Revised Site Plan – Route 16
 2. Melvin Joseph Construction Co. LJ
C/U #1366 – Site Plan – U.S. Route 113

3. Lighthouse Cove Phase 2 RL
Preliminary Multi-Family Site Plan – Route 54
4. Bayville Shores RPC RL
Phase 3 – Final Site Plan – Route 54
5. Proposed Ordinance Amendment
Chapter 99 Section 13 of the Subdivision Code

Pursuant to 29 Del.C. § 10004 (e) (2) Agenda items as listed may not be considered in sequence. This Agenda is subject to change to include additional items including Executive Sessions or the deletion of items including Executive Sessions, which arise at the time of the Meeting.

POSTED: SEPTEMBER 28, 2001

1. C/Z #1449 -- application of **FIRST SHORE FEDERAL SAVINGS AND LOAN ASSOCIATION** to amend the Comprehensive Zoning Map from a MR Medium Density Residential District to a B-1 Neighborhood Business District for a certain parcel of land lying and being in Baltimore Hundred, Sussex County, land lying south of Route 26 and 500 feet east of Route 349A, to be located on 0.998 acre, more or less.
2. C/U #1419 -- application of **V. EUGENE WATKINS, SR. AND CAROLYN A. WATKINS** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for retail sales (flea market) to be located on a certain parcel of land lying and being Cedar Creek Hundred, Sussex County, containing 40,800 square feet, more or less, lying west of Route 213, 1,800 feet north of Route 623.
3. C/U #1420 -- application of **PUSEY RENTALS, LLC** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a borrow pit to be located on a certain parcel of land lying and being Little Creek Hundred, Sussex County, containing 45.78 acres, more or less, lying north of Route 454A, 605 feet east of U.S. Route 13.
4. C/U #1421 -- application of **WALLACE P. TOWNSEND, JR.** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for an athletic facility to be located on a certain parcel of land lying and being in Georgetown Hundred, Sussex County, containing 95 acres, more or less, lying south of Route 9, 0.4 miles west of Route 321.

OLD BUSINESS

1. Subdivision #2001-25 -- the application of **S & M VENTURES** to consider the Subdivision of land in a MR Medium Density Residential District in Dagsboro Hundred, Sussex County, by dividing 35.63 acres into 60 lots, located 1,300 feet southwest of Road 318, 300 feet southeast of Road 324.
2. Subdivision #2000-2 -- application of **D. & N. PROPERTIES, L.L.C.** to consider the Subdivision of land in an AR-1 Agricultural Residential Zoning District in Nanticoke Hundred, by dividing 33.46 acres into 21 lots, located south of Road 484, 4,320 feet east of Road 483.