

DECEMBER 14, 2000

The regular meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, DECEMBER 14, 2000, 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 November 30, 2000
- IV. Public Hearings
  1. C/U #1372 – Synagro-/WWT, Inc. LJ
  2. C/U #1373 – Synagro-WWT, Inc. LJ
  3. C/U #1374 – Lucy Millaway RW
  4. C/U #1375 – Herring Chiropractic RL
  5. C/U #1376 – David S. Elechko RL
- V. Old Business
  1. C/U #1366 – Melvin L. Joseph Construction Co. LJ
  2. C/U #1371 – Philadelphia Pentecostal Holiness Church, Inc. JA
  3. C/Z #1406 – Daniel E. Fink, Sr. LJ
  4. Ordinance Amendment – Chapter 99 Subdivision Notice
- VI. Other Business
  1. Albert J. Bierman LJ  
150' Tower Site Plan – Road 431
  2. Myron L. Jackson LJ  
3 Lots on 50' Right of Way – Route 24
  3. Saddlebrook Subdivision RW  
Easement/Right of Way – Road 533

4. Southampton RPC RL  
Preliminary Site Plan Phases 3 thru 7 – Road 368

1. C/U #1372--application of **SYNAGRO-WWT, INC.** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for land application of sludge (pickle processing waste) to be located on a certain parcel of land lying and being in Dagsboro Hundred, Sussex County, containing 220 acres, more or less, lying northeast of Route 48, northeast of Penn Central Railroad, southwest of Route 318 and on both sides of Route 432.
2. C/U #1373-- application of **SYNAGRO-WWT, INC.** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for land application of sludge (pickle processing waste) to be located on a certain parcel of land lying and being in Georgetown Hundred, Sussex County, containing 88.0 acres, more or less, lying southeast of Route 321, south of Route 324 and west of railroad.
3. C/U #1374-- application of **LUCY MILLAWAY** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for an ice cream and cold sandwich shop to be located on a certain parcel of land lying and being in Nanticoke Hundred, Sussex County, containing 1.51 acres, more or less, lying north of Route 16, 700 feet east of Nanticoke Branch.
4. C/U #1375-- application of **HERRING CHIROPRACTIC** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a chiropractic office to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 23,877 square feet, more or less, lying southeast of Route 24, and 800 feet northeast of Love Creek.
5. C/U #1376-- application of **DAVID S. ELECHKO** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for multi-family dwellings (2 units) to be located on a certain parcel of land lying and being in Baltimore Hundred, Sussex County, containing 5.89 acres, more or less, lying northeast of Route 26, 800 feet southeast of Road 346.

OLD BUSINESS

1. C/U #1366 -- application of **MELVIN L. JOSEPH CONSTRUCTION CO.** 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 in Dagsboro Hundred, Sussex County, containing 118.90 acres, more or less, lying west of Route 113, 1.2 mile north of Route 20.

2. C/U #1371-- application of **PHILADELPHIA PENTECOSTAL HOLINESS CHURCH, INC.** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a multi-family dwelling structure (14 units) to be located on a certain parcel of land lying and being in Cedar Creek Hundred, Sussex County, containing 19.82 acres, more or less, lying east of U.S. Route 113 and 1,000 feet west of Road 213 and ½ mile south of Road 641.
3. C/Z #1406—application of **DANIEL E. FINK, SR.** to amend the Comprehensive Zoning Map from an AR-1 Agricultural Residential District to a C-1 General Commercial District for a certain parcel of land lying and being in Georgetown Hundred, Sussex County, land lying east of U.S. Route 113, 700 feet north of Road 213 and 1,700 feet south of Route 40, to be located on 14,976 square feet, more or less.
4. Ordinance Amendment – an Ordinance amending Chapter 99, Section 13, of the Subdivision Code of Sussex County, relating to notice requirements to be given to owners within subdivisions prior to alteration, resubdivision or addition.  
DEFERRED

DECEMBER 14, 2000 AGENDA

I. CALL TO ORDER

II. APPROVAL OF AGENDA

III. APPROVAL OF MINUTES OF NOVEMBER 30, 2000

IV. PUBLIC HEARINGS

1. C/U # 1372 - SYNAGRO - WWT, INC. LJ
2. C/U # 1373 - SYNAGRO - WWT, INC. LJ
3. C/U # 1374 - LUCY MILLAWAY RW
4. C/U # 1375 - HERRING CHIROPRACTIC RL
5. C/U # 1376 - DAVID S. ELECHKO RL

V. OLD BUSINESS

1. C/U # 1366 - MELVIN L. JOSEPH CONSTRUCTION, CO. LJ
2. C/U # 1371 - PHILADELPHIA PENTECOSTAL HOLINESS CHURCH, INC. JA
3. C/Z # 1406 - DANIEL E. FINK, SR. LJ
4. ORDINANCE AMENDMENT - CHAPTER 99 SUBDIVISION NOTICE

VI. OTHER BUSINESS

1. ALBERT J. BIERMAN LJ  
150' TOWER SITE PLAN - ROAD 431
2. MYRON L. JACKSON LJ  
3 LOTS ON 50' R.O.W. - ROUTE 24
3. SADDLEBROOK SUBDIVISION RW  
EASEMENT / RIGHT OF WAY - ROAD 533
4. SOUTHAMPTON RPC RL  
PRELIMINARY SITE PLAN PHASES 3 THRU 7 - ROAD 368

DECEMBER 14, 2000

ADDENDUM TO AGENDA

VI. Other Business

5. The Villages of Five Points  
2 parcels, B-1 Area – Route 9

LJ