

ROBERT C. WHEATLEY, CHAIRMAN
IRWIN G. BURTON III
MICHAEL B. JOHNSON
MARTIN L. ROSS
RODNEY SMITH



2 THE CIRCLE | PO BOX 417
GEORGETOWN, DE 19947
(302) 855-7878 T
(302) 854-5079 F
sussexcountyde.gov

Sussex County Planning & Zoning Commission

AGENDA

MAY 8, 2014

6:00 P.M.

Call to Order

Approval of Agenda

Approval of Minutes – April 24, 2014

Old Business

Subdivision #2013-5 Gulfstream Glen Cove, LLC

RS

Application of **GULFSTREAM GLEN COVE, LLC** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Baltimore Hundred, Sussex County, by dividing 8.84 acres into 17 lots, (Environmentally Sensitive Developing District Overlay Zone) and a waiver from the forested buffer requirements, located 500 feet west of the intersection of Road 352 (Windmill Drive) and Road 353 (Burbage Road) (Tax Map I.D. # 1-34-12.00-374.01).

Subdivision #2013-14 Dozer, LLC

RS

Application of **DOZER, LLC** to consider the Subdivision of land in a AR-1 Agricultural Residential District in Baltimore Hundred, Sussex County, by dividing 10.04 acres into 18 lots, (Environmentally Sensitive Overlay District) located north of Double Bridges Road (Road 363) approximately 1,400 feet east of Parker House Road (Road 362) (Tax Map I.D. # 1-34-19.00-19.00 part of).

Subdivision # 2012-4 Main Street Homes at Sussex, LLC

MJ

Application of **MAIN STREET HOMES AT SUSSEX, LLC** to consider the Subdivision of land in an MR Medium Density Residential District in Lewes and Rehoboth Hundred, Sussex County, by dividing 19.71 acres into 32 lots, located at the end of Fairway Drive within Old Landing Development, approximately 1,950 feet west of Road 274 (Old Landing Road) (Tax Map I.D. # 3-34-18.00-83.14).



Subdivision #2013-1 Boardwalk Development, LLC

MJ

Application of **BOARDWALK DEVELOPMENT, LLC** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Indian River Hundred, Sussex County, by dividing 17.52 acres into 35 lots, (Cluster Development), located north of Road 277 (Angola Road) approximately 2,200 feet west of Road 278 (Tax Map I.D. # 2-34-12.00-13.01).

Public Hearings

Conditional Use #1987 Brian and Kelly DeLeon

MJ

Application of **BRIAN AND KELLY DELEON** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a cross fit training gym to be located on a certain parcel of land lying and being in Indian River Hundred, Sussex County, containing 8.50 acres, more or less, land lying southwest of Route 30 (Gravel Hill Road) 1,605 feet southeast of Route 47 (Springfield Road) (Tax Map I.D. # 2-34-8.00-51.00).

Change of Zone #1748 CMF Bayside, LLC

RS

Application of **CMF BAYSIDE, LLC** to amend the Comprehensive Map of Sussex County from an AR-1 Agricultural Residential District to a MR-RPC Medium Density Residential District – Residential Planned Community to be located on a certain parcel of land lying and being in Baltimore Hundred, Sussex County, containing 27.896 acres, more or less, land lying southwest of Sand Cove Road (Road 394) 1,800 feet southeast of Route 54 (Lighthouse Road) and northeast of Williamsville Road (Road 395) 2,000 feet southeast of Route 54 (Lighthouse Road) (Tax Map I.D. # 5-33-19.00-287.00).

Change of Zone #1749 Bruce and Cathy King

IGB

Application of **BRUCE AND CATHY KING** to amend the Comprehensive Map of Sussex County from an AR-1 Agricultural Residential District to a CR-1 Commercial Residential District to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 22,024 square feet, more or less, land lying southwest of Nassau Road (Road 266B) 200 feet northwest of Railroad and 70 feet northwest of New Road (Road 266) (Tax Map I.D. # 3-34-5.00-73.00).

Change of Zone #1750 BLN, LLC

MJ

Application of **BLN, LLC** to amend the Comprehensive Map of Sussex County from an AR-1 Agricultural Residential District to a CR-1 Commercial Residential District to be located on a certain parcel of land lying and being in Georgetown Hundred, Sussex County, containing 14,400 square feet, more or less, land lying southeast of Route 9 (Lewes Georgetown Highway) 0.6 mile west of Road 321 (Park Avenue) (Tax Map I.D. # 1-35-15.00-83.00).

Subdivision #2014-1 Charles H. Guv, IV

MJ

Application of **CHARLES H. GUY, IV** to consider the Subdivision of land in a AR-1 Agricultural Residential District in Indian River Hundred, Sussex County, by dividing 41.59 acres into 83 lots, (Cluster Development) located south of Road 279A (Waterview Road), 530 feet east of Road 279 (Camp Arrowhead Road) (Tax Map I.D. # 2-34-12.00-part of 22.00).

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on April 28, 2014, at 3:00 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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