



PLANNING & ZONING

AGENDAS & MINUTES

MARCH 11, 2010

The regular meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, MARCH 11, 2010, at 6:00 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 February 17, 2010
Approval of Minutes of February 25, 2010
- IV. Old Business
 1. C/U #1816 – Andrew and Carol Walton MJ
 2. C/Z #1674 – Lee Repass IGB
 3. C/Z #1694 – CMF Bayside, LLC RS
- V. Public Hearings
 1. Subdivision #2009-1 – Roy C. and Shirley B. Street MJ
 2. Subdivision #2009-12 – Debbie Brennan, Kevin McGrory and Revocable Trust of Edward J. Kosmowski MR
 3. C/Z #1677 – Old Towne Point, LLC IGB
 4. C/Z #1668 – CB Twin Cedars, LLC RS
TO BE RESCHEDULED
 5. C/Z #1669 – CB Twin Cedars, LLC RS
TO BE RESCHEDULED

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: FEBRUARY 26, 2010

OLD BUSINESS

1. C/U #1816 -- application of **ANDREW AND CAROL WALTON** to consider the Conditional Use of land in a MR Medium Density Residential District for a marina with restaurant, retail and 4 multi-family dwelling units to be located on a certain parcel of land lying and being in Indian River Hundred, Sussex County, containing 0.84 acre, more or less, lying southwest of Oak Orchard Road, northeast of Pine Street and northeast of Bay Road in Oak Orchard.
2. C/Z #1674 -- application of **LEE REPASS** to amend the Comprehensive Zoning Map from an AR-1 Agricultural Residential District to a CR-1 Commercial Residential District for a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, land lying northeast of Route One, 850 feet northwest of Road 265A (Old Mill Road), to be located on 40,271 square feet, more or less .
3. C/Z #1694 -- application of **CMF BAYSIDE, LLC** for an Ordinance to modify Condition No. 24 imposed on Ordinance No. 1433 for Change of Zone No. 1393, the application of CMF Bayside, LLC, for “Americana Bayside”, a MR-RPC Medium Density Residential District – Residential Planned Community, to allow revised commercial entrance locations as may be approved by DelDOT, and to permit the commercial use of a 1.27 acre parcel on the north side of Route 54 (Tax Map #5-33-19.00-17.01).

PUBLIC HEARINGS

1. Subdivision #2009-1 -- application of **ROY C. AND SHIRLEY B. STREET** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 5.65 acres into 4 lots, and a waiver from the street design requirements, located north of Road 291, 1,088.93 feet east of Route 5.
2. Subdivision #2009-12 -- application of **DEBBIE BRENNAN, KEVIN MCGRORY AND REVOCABLE TRUST OF EDWARD J. KOSMOWSKI** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broad Creek Hundred, Sussex County, by dividing 8.603 acres into 2 lots, located east of Road 479 (Fire Tower Road), 1,000 feet north of Road 465 (Chipman’s Pond Road).
3. C/Z #1677 -- application of **OLD TOWNE POINT, LLC** to amend the Comprehensive Zoning Map from an AR-1 Agricultural Residential District to a B-1 Neighborhood Business District for a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, land lying at the northwest corner of Savannah Road and North Village Main Boulevard at the Savannah Road entrance to the Village of Five Points, to be located on 4.04 acres, more or less .