



## *Planning & Zoning*

Agendas & Minutes

MAY 10, 2007

The regular meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, MAY 10, 2007, 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 April 19, 2007  
Approval of Minutes of April 26, 2007

IV. Public Hearings

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| 1. | C/U #1687 – Robert L. Buehler                        | IGB |
| 2. | C/Z #1612 – Doreen Lucas                             | IGB |
| 3. | Subdivision #2006-8 – Francis R. and Mary S. Hazzard | MJ  |
| 4. | Subdivision #2006-9 – R. W. Durham & Associates      | BG  |
| 5. | Subdivision #2005-100 – D. K. Properties, L.L.C.     | MJ  |

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: APRIL 27, 2007

### PUBLIC HEARINGS

1. C/U #1687 -- application of **ROBERT L. BUEHLER** to consider the Conditional Use of land in a B-1 Neighborhood Business District for an automatic car wash to be located on a certain parcel of land lying and being in Cedar Creek Hundred, Sussex County, containing 2.091 acres, more or less, lying on the northerly side of Shawnee Road (Road 36) and the southeasterly side of Old Shawnee Road (Road 619).
2. C/Z #1612 -- application of **DOREEN LUCAS** 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 northwest of Route 9 (Savannah Road), 1,000 feet northeast of Route 12 at Wescotts Corner, to be located on 0.9183 acre, more or less.
3. Subdivision #2006-8 -- application of **FRANCIS R. AND MARY S. HAZZARD** to consider the Subdivision of land in an AR-1 Agricultural Residential District and GR General Residential District in Indian River Hundred, Sussex County, by dividing 12.09 acres into 12 lots, and a variance from the maximum allowed cul-de-sac length of 1,000 feet, located west of Road 288, 400 feet north of Road 280-B.
4. Subdivision #2006-9 -- application of **R. W. DURHAM & ASSOCIATES** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Little Creek Hundred, Sussex County, by dividing 125.79 acres into 116 lots, located northwest of Road 506, 2,100 feet southwest of Road 498.
5. Subdivision #2005-100 -- application of **D. K. PROPERTIES, L.L.C.** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Lewes and Rehoboth Hundred, Sussex County, by dividing 86.53 acres into 103 lots, located at the end of Dove Knoll Drive and Turtle Dove Drive within Dove Knoll Subdivision on the north side of Route One.