



PLANNING & ZONING

AGENDAS & MINUTES

JUNE 12, 2008

The regular meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, JUNE 12, 2008, 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 May 14, 2008
Approval of Minutes of May 22, 2008
- IV. Old Business
 1. Subdivision #2006-68 – Dove Estates, LLC RW
 2. C/U #1788 – Artesian Water Company, Inc. MJ
 3. C/U #1789 – Artesian Water Company, Inc. MJ
 4. C/U #1791 – Tidewater Utilities, Inc. RS
- V. Public Hearings
 1. Subdivision #2006-69 – Clearlake Properties, LLC BG
 2. C/Z #1622 – Gary F. Farmer, DVM RS
 3. C/U #1736 – Matthew and Karen Weidmann 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: MAY 23, 2008

OLD BUSINESS

1. Subdivision #2006-68 -- application of **DOVE ESTATES, LLC** to consider the Subdivision of land in an AR-1 Agricultural Residential District and a GR General Residential District in Nanticoke Hundred, Sussex County, by dividing 73.20 acres into 111 lots, located south of Road 526A and west of Road 525.
2. C/U #1788 -- application of **ARTESIAN WATER COMPANY, INC.** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a regional water facility to be located on a certain parcel of land lying and being in Broadkill Hundred, Sussex County, containing 1.688 acres, more or less, lying at the easterly end of a private road (Meadow Creek Drive) 2,200 feet east of Route 5 and 100 feet north of the centerline of Beaverdam Creek.
3. C/U #1789 -- application of **ARTESIAN WATER COMPANY, INC.** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a regional wastewater facility to be located on a certain parcel of land lying and being in Broadkill Hundred, Sussex County, containing 10.76 acres, more or less, lying east of Route 5 on both sides of Meadow Creek Drive (a private road) and 2,000 feet north of Route 9 at Harbeson.
4. C/U #1791 -- application of **TIDEWATER UTILITIES, INC.** to consider the Conditional Use of land in a MR-RPC Medium Density Residential District/Residential Planned Community for a central drinking water facility to be located on a certain parcel of land lying and being in Dagsboro Hundred, Sussex County, containing 1.03 acres, more or less, lying south of Road 336, 100 feet east of Road 336A.

PUBLIC HEARINGS

1. Subdivision #2006-69 -- application of **CLEARLAKE PROPERTIES, LLC** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Little Creek Hundred, Sussex County, by dividing 86.00 acres into 134 lots, (Cluster Development), and a variance from the maximum allowed cul-de-sac length of 1,000 feet, located north and south of Route 54, 3,050 feet east of Road 504.
2. C/Z #1622 -- application of **GARY F. FARMER, DVM** 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 Dagsboro Hundred, Sussex County, land lying north of Route 26, 2,820 feet northeasterly of Road 382 (Route 20), to be located on 2.54 acres, more or less.

3. C/U #1736 -- application of **MATTHEW AND KAREN WEIDMANN** to consider the Conditional Use of land in an AR-1 Agricultural Residential District to expand Conditional Use #1068 to include towing service and storage of vehicles and boats to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 1.01 acres, more or less, lying southeast of Road 277 (Robinsonville Road) 227 feet southwest of Road 275 (Plantations Road).