



PLANNING & ZONING

AGENDAS & MINUTES

AUGUST 26, 2010

The regular meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, AUGUST 26, 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 August 12, 2010
Approval of Minutes of August 18, 2010
- IV. Old Business
 1. C/U #1850 – Inland Bays, LLC RS
- V. Public Hearings
 1. C/U #1851 – Steve Drummond RW
 2. C/U #1852 – Charles P. Moore MJ
 3. C/U #1865 – Randy L. Hill MR
 4. Subdivision #2009-8 – Blue Claw II, LLC MJ
WITHDRAWN AUGUST 5, 2010
 5. Subdivision #2009-10 – H. P. Layton Partnership IGB

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: AUGUST 13, 2010

OLD BUSINESS

1. C/U #1850 -- application of **INLAND BAYS, LLC** to consider the Conditional Use of land in a MR Medium Density Residential District for multi-family dwelling structures to be located on a certain parcel of land lying and being in Baltimore Hundred, Sussex County, containing 11.96 acres, more or less, lying north of Route 360 (Fred Hudson Road), 1,360 feet east of Route 357 (Cedar Neck Road).

PUBLIC HEARINGS

1. C/U #1851 -- application of **STEVE DRUMMOND** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for automotive repair to be located on a certain parcel of land lying and being in Broad Creek Hundred, Sussex County, containing 5.0 acres, more or less, lying east of Fire Tower Road (Road 479), 1,515 feet north of Route 9.
2. C/U #1852 -- application of **CHARLES P. MOORE** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for automotive repair, towing service and auto sales to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 2.658 acres, more or less, lying south of Route 283, 312 feet southeast of Route 283A.
3. C/U #1865 -- application of **RANDY L. HILL** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a deli and small convenience store to be located on a certain parcel of land lying and being in Little Creek Hundred, Sussex County, containing 0.41 acre, more or less, lying at the intersection of Route 24 (Sharptown Road), southerly side, and Road 510 (Horsey Church Road), northerly side.
4. Subdivision #2009-8 -- application of **BLUE CLAW II, LLC** to consider the Subdivision of land in a MR Medium Density Residential District in Indian River Hundred, Sussex County, by dividing 6.21 acres into 14 lots, (Environmentally Sensitive Development District Overlay Zone), located at the northwest corner of the intersection of Road 313A (Downs Landing Road and Blue Claw Road) and Road 310A (Warwick Road).
WITHDRAWN AUGUST 5, 2010
5. Subdivision #2009-10 -- application of **H. P. LAYTON PARTNERSHIP** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 52.97 acres into 49 lots, and a variance from the maximum allowed cul-de-sac length of 1,000 feet, located west of

Round Pole Bridge Road (Road 257), 1,050 feet north of Cave Neck Road (Road 88).