



PLANNING & ZONING

AGENDAS & MINUTES

OCTOBER 16, 2008

A special meeting of the Sussex County Planning and Zoning Commission will be held Thursday afternoon, OCTOBER 16, 2008, at 1:30 P.M., in the County Council Chambers, County Administrative Office Building, Georgetown, Delaware.

REVISED AGENDA

- I. Call to Order
- II. Approval of Agenda
- III. Consent Agenda
 1. Subdivision #2005-26 – Ivy Branch Associates MJ
Final – Pelican Point – Phases 4-7 (formerly Stonewater Creek 10-13)
 2. Time Extensions
 - a. C/U #1699 – Harry H. Isaacs, III IGB
 - b. Subdivision #2005-67 – Summer Hill Developments RS
 - c. Subdivision #2005-68 – Sandy Landing, LLC RS
 - d. Subdivision #2005-71 – Delaware Land Associates MJ
 - e. Subdivision #2005-73 – Landlock, LLC MJ
 - f. Subdivision #2005-79 – Paradise Property RS
 - g. Subdivision #2005-86 – Dale Wheatley RW
 - h. Subdivision #2005-91 – Highland Development Corp. MJ
 - i. Subdivision #2006-26 – Gravel Hill Properties, LLC MJ
- IV. Other Business
 1. Shoreview Woods MJ
C/U #1666 – Final Site Plan – Route 9 and Road 258
 2. Peninsula Lakes MR/RPC MJ
C/Z #1474 – Final Site Plan – Road 299
 3. Breakwater MR/RPC MJ

Revised Setbacks – Road 267

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| 4. | Subdivision #2006-9 – RW Durham & Associates
Revised Preliminary | BG |
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Agenda
October 16, 2008
Page 2

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| 5. | Peninsula MR/RPC
Veranda – Revised Parking and Driveways – Road 299 | MJ |
| 6. | KGH Property Development, LLC
2 Parcels – Round Pole Bridge Road (Road 257) | IGB |
| 7. | Americana Bayside MR/RPC
Performing Arts Center – Route 54 | RS |
| 8. | The Estates of Sea Chase
C/U #1774 – Site Plan – Road 274 | MJ |
| 9. | Bay City Mobile Home Park
Corrective Survey – Road 22 | MJ |
| 10. | Subdivision #2006-52 – L. T. Associates
Clarification of Condition of Approval | MJ |
| 11. | Center for Inland Bays
Presentation | |

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: SEPTEMBER 26, 2008

REVISED: OCTOBER 6, 2008

(Revised to include additional Other Business)

CONSENT AGENDA

1. Subdivision #2005-26 -- application of **IVY BRANCH ASSOCIATES** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Indian River Hundred, Sussex County, by dividing 200.60 acres into 360 lots, (Cluster Development), located on both sides of Road 303, 520 feet southwest of Road 303A.