



Planning & Zoning

Agendas & Minutes

MARCH 1, 2006

A special meeting of the Sussex County Planning and Zoning Commission will be held Wednesday afternoon, MARCH 1, 2006, at 3:00 P.M., in the County Council Chambers, County Administrative Office Building, Georgetown, Delaware.

AGENDA

- I. Call to Order
- II. Approval of Agenda
- III. Old Business
 1. Subdivision #2004-3 – Thomas L. Markle IGB
Final
 2. Subdivision #2005-8 – Bunting Road, L.L.C. RS
Preliminary
 3. Subdivision #2005-14 – The Communities of Beaver Creek, L.L.C.MJ
Preliminary
 4. Subdivision #2005-16 – Joseph L. Warnell IGB
Preliminary
 5. Subdivision #2005-56 – Reynolds Pond, L.L.C. IGB
Preliminary
- IV. Other Business
 1. Cadbury at Lewes MR/RPC MJ
Final – Record Plan – Road 267
 2. Americana Bayside MR/RPC RS
Final Record Plan Phase 7A/9A, 7B/9B, 10A/10/B Route 54
 3. Seagrass Plantation MR/RPC RS
Final Record Plan – Road 348

- | | | |
|-----|---|-----|
| 4. | Bill's Sport Shop & Atlantic Cellular
Commercial Site Plan – Route One | MJ |
| | | |
| 5. | Bayshore Plaza III
Commercial Site Plan – Route 24 | MJ |
| 6. | Peninsula Nursing Home
Site Plan – Route 24 | MJ |
| 7. | Atlantic Coastal Inn
Site Plan – Route 54 | RS |
| 8. | Route 24 Self Storage, L.L.C.
C/U #1602 – Site Plan – Route 24 | MJ |
| 9. | Good Earth Market
C/U #1484 – Revised Site Plan – Route 26 | RS |
| 10. | Michael and Carolyn Biggs
C/U #1427 – Revised Site Plan – Road 32 | RW |
| 11. | Sea Air Village
Revised Lots – Route One | MJ |
| 12. | Horace Jackson
3 Lots and 50' Right of Way – Route 22 | MJ |
| 13. | Mark and Debbie Miller
Lot on Existing 50' Right of Way – Road 306 | MJ |
| 14. | William W. and Ellen Ann Vanderwende
Parcel and 50' Right of Way – Route 404 | RW |
| 15. | Gerry Wink
Parcel and 50' Right of Way – Road 611 | IGB |
| 16. | Joe B. and Deborah G. Pyles
Parcel and 50' Right of Way – Route 18 | RW |
| 17. | Michael and Vicki Evick
Lot and 50' Right of Way – Route 5 | MJ |

18. Subdivision #2002-44 – Junior Armiger
Time Extension RW

Agenda
March 1, 2006
Page 3

19. Subdivision #2003-26 – Beach Homes, Inc.
Time Extension MJ
20. Subdivision #2004-2 – Brooks-Palmer Custom Homes, Inc.
Time Extension MJ
21. Subdivision #2004-10 – Windsor Farm, L.L.C.
Time Extension RW
22. Subdivision #2004-21 – Springfield Self-Storage, L.P.
Time Extension 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: FEBRUARY 21, 2006

OLD BUSINESS

1. Subdivision #2004-3 -- application of **THOMAS L. MARKLE** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 8.31 acres into 5 lots, located north of Road 88 (Cave Neck Road), 791 feet west of Road 257.
2. Subdivision #2005-8 -- application of **BUNTING ROAD, L.L.C.** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Dagsboro Hundred, Sussex County, by dividing 6.00 acres into 8 lots, (Cluster Development), located west of Road 335, 1,016.56 feet north of Road 336.
3. Subdivision #2005-14 -- application of **THE COMMUNITIES OF BEAVER CREEK, L.L.C.** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 77.07 acres into 154 lots (Cluster Development), located east of Route 5, 1,700 feet north of Route 9.
4. Subdivision #2005-16 -- application of **JOSEPH L. WARNELL** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Cedar Creek Hundred, Sussex County, by dividing 199.06 acres into 187 lots, (Cluster Development), and a variance from the maximum allowed cul-de-sac length of 1,000 feet, located south of the intersection of Road 207 and Road 214, and north of Road 38, 3,385 feet north of Road 224.
5. Subdivision #2005-56 -- application of **REYNOLDS POND, L.L.C.** to consider the Subdivision (Cluster Development) of land in an AR-1 Agricultural Residential District in Cedar Creek Hundred, Sussex County, by dividing 836.32 acres into 1,630 lots, located at the intersection of Route 30 and Road 227.