



Planning & Zoning

Agendas & Minutes

MARCH 3, 2005

A special meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, MARCH 3, 2005, at 7:00 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 February 10, 2005
Approval of Minutes of February 17, 2005
- IV. Old Business
 1. Subdivision #2004-18 – Milton Brunner Preliminary BG
 2. C/U #1594 – R. Craig Hudson MJ
- V. Public Hearings
 1. C/U #1595 – Surya Puja, L.L.C. JA
 2. C/U #1597 – Shirley Rawlins JA
 3. C/U #1598 – Debbie S. Porter MJ
 4. Subdivision #2004-22 – Terrance Babbie JA
 5. Subdivision #2004-23 – Foster Irving Walls, IV JA
- VI. Other Business
 1. Five Points Square Preliminary Commercial Site Plan – Savannah Road and Road 276 JA
 2. Warrington Creek MR/RPC MJ

C/Z #1503 – Final Record Plan – Road 274

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| 3. | Parker's Point Addition
Revised Subdivision – Beth's Court | BG |
| 4. | Swanendael
Revised Subdivision – King's Drive | JA |
| 5. | Derwin B. Lowe
3 Lots and 50' Right of Way – Route 9 | BG |
| 6. | Subdivision #2002-50 – Richard Hitch
Time Extension | RS |
| 7. | Subdivision #2003-9 – 1 st State Development, L.L.C.
Time Extension | JA |
| 8. | C/U #1510 – Cedar Creek Landing Campground
Time Extension | JA |

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 18, 2005

OLD BUSINESS

1. Subdivision #2004-18 -- application of **MILTON BRUNNER** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Little Creek Hundred, Sussex County, by dividing 45.72 acres into 33 lots, located north of Road 496 (Phillips Landing Road), 1,180 feet east of Broad Creek.
2. C/U #1594 -- application of **R. CRAIG HUDSON** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for an office (sales center) to be located on a certain parcel of land lying and being in Georgetown Hundred, Sussex County, containing 1.08 acres, more or less, lying at the northwest corner of the intersection of Route 9 and Route 30 at Gravel Hill.

PUBLIC HEARINGS

1. C/U #1595 -- application of **SURYA PUJA, L.L.C.** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for doctors offices to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 14,999 square feet, more or less, lying southeast of Savannah Road (Route 9), 1,300 feet southwest of Road 263.
2. C/U #1597 -- application of **SHIRLEY RAWLINS** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for dog grooming to be located on a certain parcel of land lying and being in Broadkill Hundred, Sussex County, containing 1.0 acre, more or less, lying west of Route One, 175 feet north of Route 16.
3. C/U #1598 -- application of **DEBBIE S. PORTER** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a fencing business to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 41,542 square feet, more or less, lying north of Route 9, 2,800 feet west of Route 261, and being Lot 10 within Stamper Farms.
4. Subdivision #2004-22 -- application of **TERRANCE BABBIE** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Cedar Creek Hundred, Sussex County, by dividing 47.57 acres into 62 lots, (Cluster Development) located at the southeast corner of the intersection of Route 38 (Jefferson Road) and Road 229 (Smith Road).
5. Subdivision #2004-23 -- application of **FOSTER IRVING WALLS, IV** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 6.56 acres into 2 lots, located at the end of Beverly Lane and being Lot 16 within Creek Falls Farm Subdivision.

