



## *Planning & Zoning*

Agendas & Minutes

AUGUST 19, 2004

A special meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, AUGUST 19, 2004, 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. Public Hearings
  1. C/Z #1550 -- Norman C. Walls JA
  2. C/Z #1551 -- Shorts Marine LJ
  3. C/U #1551 -- Shorts Marine LJ
  4. C/U #1549 -- Ramon A. Rosa and Lourdes Aponte De Rosa LJ
  5. C/U #1552 -- NCORB, LLC
  6. Subdivision #2003-50 -- Kaplan, Gallo & Howett JA
  7. Subdivision #2003-51 -- Morris Mill Pond, L.L.C. LJ

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: JULY 23, 2004

1. C/Z #1550 -- application of **NORMAN C. WALLS** to amend the Comprehensive Zoning Map from a MR Medium Density Residential District to a G-1 General Commercial District for a certain parcel of land lying and being in Cedar Creek Hundred, Sussex County, land lying south of Route 36, 272 feet west of Seabury Avenue (Milford) and 1/4 mile west of U.S. Route 113, to be located on 1.4173 acres, more or less.
2. C/Z #1551 -- application of **SHORTS MARINE** to amend the Comprehensive Zoning Map from a GR General Residential District to an AR-1 Agricultural Residential District for a certain parcel of land lying and being in Indian River Hundred, Sussex County, land lying south of Route 306A, 100 feet west of Route 299, to be located on 10.7806 acres, more or less, of a 95.21 acre tract.
3. C/U #1551 -- application of **SHORTS MARINE** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a boat storage yard to be located on a certain parcel of land lying and being in Indian River Hundred, Sussex County, containing 10.7806 acres, more or less, of a 95.21 acre tract, lying south of Route 306A, 100 feet west of Route 299.
4. C/U #1549 -- application of **RAMON A. ROSA AND LOURDES APONTE DE ROSA** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for a medical office to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 14,998 square feet, more or less, lying southeast of Savannah Road (Business Route 9), 1,200 feet southwest of Railroad and 1,100 feet northeast of Ebenezer Branch.
5. C/U #1552 -- application of **NCORB, LLC** to consider the Conditional Use of land in an AR-1 Agricultural Residential District for professional offices to be located on a certain parcel of land lying and being in Baltimore Hundred, Sussex County, containing 1.5417 acres, more or less, lying northeast of Route 361, 1,320 feet northwest of Route 368.
6. Subdivision #2003-50 -- application of **KAPLAN, GALLO & HOWETT** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 57.00 acres into 53 lots, located on both sides of Road 257, approximately 2,465 feet southwest of Route One.
7. Subdivision #2003-51 -- application of **MORRIS MILL POND, L.L.C.** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Dagsboro Hundred, Sussex County, by dividing 156.39 acres into 150 lots, located on both sides of Road 48, 700 feet west of Road 297.