



Planning & Zoning

Agendas & Minutes

NOVEMBER 9, 2005

A special meeting of the Sussex County Planning and Zoning Commission will be held Wednesday afternoon, NOVEMBER 9, 2005, 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. Approval of Minutes of October 27, 2005
- IV. Old Business
 1. Subdivision #2004-30 – William H. Graves
Final MJ
 2. Subdivision #2004-52 – Holland Mills Delaware, L.L.C.
Preliminary MJ
 3. Subdivision #2004-53 – Anthem Delaware, L.L.C.
Preliminary MJ
 4. C/U #1625 – Samuel S. Connors MJ
 5. C/Z #1581 – George C. Coverdale
- V. Other Business
 1. Americana Bayside MR/RPC
Amended Master Plan – Route 54 RS
 2. Bayshore Plaza II
Parcel 4 Preliminary Site Plan – Route 24 MJ
 3. 84 Lumber
C/U #1601 Site Plan – Route 26 RS

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| 4. | Sonic Drive-In Restaurant
Preliminary Site Plan – U.S. Route 13 | RW |
| 5. | Charles and Sandra Steele
Preliminary Site Plan – Route One | MJ |
| 6. | Catholic Diocese St. Ann's Parish
Preliminary Site Plan – Route 17 | RS |
| 7. | Quality Upholstery & Canvas Shop
C/U #1579 Site Plan – Road 370 | RS |
| 8. | Alan and Karen Bradley
Preliminary Site Plan – U.S. Route 13A | RW |
| 9. | Thomas Ream
Preliminary Site Plan – Route 9 | MJ |
| 10. | R. Enterprises, Inc.
4 Lots and 50' Easement – U.S. Route 113 | MJ |
| 11. | Michael Purnell
Parcel and 50' Easement – Water Street Extended | |
| 12. | Bryan Dattilo
3 Lots and 50' Easement – Ralph's Road | BG |
| 13. | WDP Ventures, L.L.C.
Lot and 50' Right of Way – Road 285 | MJ |
| 14. | Patrick Watts
Parcel and 50' Right of Way – Road 285 | MJ |
| 15. | James A. and Ovida D. Martin
3 Parcels and 50' Right of Way – U.S. Route 13 | RW |
| 16. | Lynette Daniels
2 Lots on 50' Right of Way – Route 30 | |
| 17. | Bill Riggs
3 Lots and 50' Right of Way – Road 34 | RW |

18. Sharon Hastings Davis BG
Lot on 50' Right of Way – U.S. Route 13A

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19. Mary Catherine Hopkins
Parcel and 50' Right of Way – Road 257

20. Elton and Donna Murray RS
C/U #1503 – Time Extension

21. Moor Disposal Service, Inc. MJ
C/U #1530 – Time Extension

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: OCTOBER 31, 2005

OLD BUSINESS

1. Subdivision #2004-30 -- application of **WILLIAM H. GRAVES** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Indian River Hundred, Sussex County, by dividing 3.44 acres into 2 lots, located east of Road 48, 1,500 feet northeast of Road 297.
2. Subdivision #2004-52 -- application of **HOLLAND MILLS DELAWARE, L.L.C.** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 68.29 acres into 136 lots, (Cluster Development), located south of Road 260 (Walker Road), approximately 1 mile west of Road 258 (Hudson Road).
3. Subdivision #2004-53 -- application of **ANTHEM DELAWARE, L.L.C.** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 75.89 acres into 151 lots, (Cluster Development), located north of Road 260 (Walker Road), approximately 1 mile west of Road 258 (Hudson Road).
4. C/U #1625 -- application of **SAMUEL S. CONNORS** to consider the Conditional Use of land in a GR General Residential District and an AR-1 Agricultural Residential District for the storage of powerwashing equipment, landscaping supplies, and land clearing equipment to be located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 3.162 acres, more or less, lying southwest of Road 285A (Jimtown Road), 0.4 mile southeast of Road 285 (Beaver Dam Road).
5. C/Z #1581 -- application of **GEORGE C. COVERDALE** to amend the Comprehensive Zoning Map from an AR-1 Agricultural Residential District to a C-1 General Commercial District for a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, land lying northeast of Route One, 700 feet northerly of Road 265A (Old Mill Road), to be located on 40,000 square feet, more or less.