

**SUSSEX COUNTY COUNCIL - GEORGETOWN, DELAWARE, JUNE 25, 2019**

A regularly scheduled meeting of the Sussex County Council was held on Tuesday, June 25, 2019, at 10:00 a.m., in the Council Chambers, Sussex County Administrative Office Building, Georgetown, Delaware, with the following present:

<b>Michael H. Vincent</b>	<b>President</b>
<b>Irwin G. Burton III</b>	<b>Vice President</b>
<b>Douglas B. Hudson</b>	<b>Councilman</b>
<b>John L. Rieley</b>	<b>Councilman</b>
<b>Samuel R. Wilson Jr.</b>	<b>Councilman</b>
<b>Todd F. Lawson</b>	<b>County Administrator</b>
<b>Gina A. Jennings</b>	<b>Finance Director</b>
<b>J. Everett Moore, Jr.</b>	<b>County Attorney</b>

The Invocation and Pledge of Allegiance were led by Mr. Vincent.

**Call to  
Order**

Mr. Vincent called the meeting to order.

**M 327 19  
Approve  
Agenda**

A Motion was made by Mr. Burton, seconded by Mr. Rieley, to approve the Agenda, as posted.

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**Minutes**

The minutes of June 18, 2019 were approved by consent.

**Public  
Comments**

A public comment period was held and the following people spoke: Jim Martin, Paul Rieger, and Dan Kramer.

**Delaware  
Agricultural  
Lands  
Preser-  
vation  
Program**

Mr. Lawson presented for discussion the 2019 Delaware Agricultural Lands Preservation Program. On June 24, 2019, the Delaware Agricultural Lands Preservation Foundation released its selections for Round 23 of the Preservation Program. On June 19, 2019, the Council voted to participate in Round 23 and approved the expenditure of funds for the acquisition of easements totaling \$1.0 million. In all, 111 farms totaling 9,382 acres were preserved in Round 23 with the average discount being 66 percent. In Sussex, 66 farms were preserved totaling over 5,500 acres; and, with the Council's additional contribution of \$1.0 million, an additional 8 farms and 726 acres were preserved. Mr. Lawson presented the list of 8 farms purchased with County funds (parcels known as Land 2019 E through L). Since 2003, including the most recent effort, the County has contributed approximately \$3.0 million to protect more than 3,500 acres of farmland in Sussex County.

**Adminis-  
trator's  
Report**

**Mr. Lawson read the following information in his Administrator's Report:**

**1. Sussex County Housing Needs + Market Analysis**

The Sussex County Housing Needs + Market Analysis has been completed by the County's housing consultant, Lisa Sturtevant & Associates (LSA). The analysis examined the demographic, economic, and market trends that are driving current and future demand for housing in Sussex County. The report is the first deliverable provided by LSA in their efforts to develop a Housing Opportunities and Market Evaluation for the County. The analysis will help form the framework for a housing strategy that LSA is currently developing. A copy of the Housing Needs + Market Analysis can be found on the County's website at [sussexcountystate.gov/HOME](http://sussexcountystate.gov/HOME).

**2. Delaware State Police Activity Report**

The Delaware State Police year-to-date activity report for May 2019 is attached listing the number of violent crime and property crime arrests, as well as total traffic charges and corresponding arrests. In addition, DUI and total vehicle crashes investigated are listed. In total, there were 197 troopers assigned to Sussex County for the month of May.

**3. Projects Receiving Substantial Completion**

Per the attached Engineering Department Fact Sheets, Tidalwalk (aka Back Creek) and Tidewater Landing – Phase 3A received Substantial Completion effective June 19<sup>th</sup> and June 24<sup>th</sup>, respectively.

**4. Holiday and Council Meeting Schedule**

County offices will be closed on Thursday, July 4<sup>th</sup>, for the Independence Day holiday. In addition, Council will not meet on July 2<sup>nd</sup> or July 9<sup>th</sup>. The next regularly scheduled Council meeting will be held on Tuesday, July 16<sup>th</sup>.

[Attachments to the Administrator's Report are not attachments to the minutes.]

**Insurance  
Recommen-  
dation**

Andrea Wall, Manager of Accounting, presented a recommendation for insurance coverage. She noted that, as the County approaches the renewal of its insurance package on July 1, the County's broker, Alliant Insurance Services, Inc., recommended that Sussex County market the property and liability package. These lines were targeted for marketing this year due to the hardening property market in which many accounts are seeing double digit increases without claim activity. Alliant wants to ensure that the pricing for the property line is competitive and offers the best value to the County. Although Alliant approached over twelve markets with the County's property and liability package, quotes were only received from the incumbent Glatfelter and a combined Great American/Liberty Mutual

**Insurance Recommendation (continued)** quote. Mrs. Wall recommended that the County remain with Glatfelter for property and liability package coverages; this recommendation is supported by the County's insurance consultant, Scott Agar. Mr. Agar was present to discuss his support of the recommendation.

**M 328 19 Authorize Placement of Insurance Coverage** A Motion was made by Mr. Burton, seconded by Mr. Wilson, based on the recommendation of Alliant Insurance Services, Inc., Insurance Buyer's Council, and the Sussex County Finance Department, that the Sussex County Council authorizes the placement of insurance coverage as presented for the period of July 1, 2019, through June 30, 2020, at a cost not to exceed \$1,514,445.00.

**Motion Adopted:** 5 Yeas.

**Vote by Roll Call:** Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea

**Bill Print and Mailing Services RFP** Katrina Mears, Manager of Billing Services, Collections and Treasury, presented the results for a Request for Proposal (RFP) for bill printing and mailing services for the County's annual tax and sewer quarterly billings. She noted that the previous contract expired. Mrs. Mears reported that eight proposals were received; a summary of the bid evaluations and a pricing analysis of each bidder was presented. The bids were graded on total cost, experience, technical approach and turn-around time. Based on an evaluation of the bids received, it is recommended that Sussex County select Touch Point Communications to provide bill print and mailing services for the next three fiscal years with the option to extend the contract for another three years by mutual agreement.

**M 329 19 Approve Contract for Bill Print and Mailing Services** A Motion was made by Mr. Burton, seconded by Mr. Wilson, based upon the recommendation of the Finance Department, that the Sussex County Council approves a three-year contract with Touch Point Communications with an annual base cost of \$17,700.00 with the option to renew another three years by mutual agreement.

**Motion Adopted:** 5 Yeas.

**Vote by Roll Call:** Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea

**Grant Requests** Mrs. Jennings presented grant requests for the Council's consideration.

**M 330 19 Councilmanic Grant** A Motion was made by Mr. Burton, seconded by Mr. Hudson, to give \$500.00 from Mr. Vincent's Councilmanic Grant Account to Eastern Shore AFRAM Festival for festival expenses.

**M 330 19  
(continued)**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 331 19  
Council-  
manic  
Grant**

**A Motion was made by Mr. Burton, seconded by Mr. Rieley to give \$8,336.00 (\$7,336.00 from Mr. Burton's Councilmanic Grant Account and \$1,000.00 from Mr. Rieley's Councilmanic Grant Account) to Fort Miles Historical Association for Lighthouse Reach Overlook.**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 332 19  
Council-  
manic  
Grant**

**A Motion was made by Mr. Wilson, seconded by Mr. Burton, to give \$1,000.00 from Mr. Wilson's Councilmanic Grant Account to Primeros Pasos Early Learning Center for playground equipment.**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 333 19  
Council-  
manic  
Grant**

**A Motion was made by Mr. Wilson, seconded by Mr. Burton, to give \$2,318.00 from Mr. Wilson's Councilmanic Grant Account to Grace-N-Mercy for summer youth camp expenses.**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 334 19  
Council-  
manic  
Grant**

**A Motion was made by Mr. Wilson, seconded by Mr. Burton, to give \$3,000.00 (\$1,500.00 each from Mr. Vincent's and Mr. Wilson's Councilmanic Grant Accounts) to Woodbridge High School Marine Corps JROTC Booster Club for the Annual Halloween 5K Run/Walk.**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 335 19 Councilmanic Grant**      **A Motion was made by Mr. Burton, seconded by Mr. Wilson, to give \$2,500.00 from Mr. Vincent’s Councilmanic Grant Account to the Town of Laurel for Market Square Park bandstand improvements.**

**Motion Adopted:      5 Yeas.**

**Vote by Roll Call:      Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 336 19 Councilmanic Grant**      **A Motion was made by Mr. Rieley, seconded by Mr. Burton, to give \$2,000.00 (\$1,000.00 each from Mr. Rieley’s and Mr. Burton’s Councilmanic Grant Accounts) to ITN Southern Delaware for Quality of Life: Aging in Place program expenses.**

**Motion Adopted:      5 Yeas.**

**Vote by Roll Call:      Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 337 19 Councilmanic Grant**      **A Motion was made by Mr. Wilson, seconded by Mr. Rieley, to give \$5,500.00 (\$2,500.00 from Mr. Wilson’s Councilmanic Grant Account and \$3,000.00 from Mr. Rieley’s Councilmanic Grant Account) to Millsboro Historical Society for the Godwin School for maintenance and repair costs.**

**Motion Adopted:      5 Yeas.**

**Vote by Roll Call:      Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**Introduction of Proposed Ordinance**      **Mr. Burton introduced the Proposed Ordinance entitled “AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT AND A MR MEDIUM DENSITY RESIDENTIAL DISTRICT TO A C-3 HEAVY COMMERCIAL DISTRICT FOR A CERTAIN PARCEL OF LAND LYING AND BEING IN BROADKILL HUNDRED, SUSSEX COUNTY, CONTAINING 37.08 ACRES, MORE OR LESS” (Change of Zone No. 1890) filed on behalf of W&B Hudson Family LTD (Tax I.D. No. 235-30.00-62.00, 64.00, 66.00, 67.00, 70.00 & 72.00) (911 Address: None Available). The Proposed Ordinance will be advertised for Public Hearing.**

**Omar Landfill Site/Re-forestation Project**      **Hans Medlarz, County Engineer, reported on a reforestation project to restore a landfill buffer area at the Omar Landfill Site #6. The Center for the Inland Bays (CIB) proposes a two-phase, multi-year reforestation and wetland creation project in cooperation with the Sussex Conservation District on the previously farmed property protecting waterways and**

**Omar  
Landfill  
Site/Re-  
forestation  
Project  
(continued)**

wetlands, reducing nutrient loading as well as sustaining various animal species. The 20-acre parcel located off of Burbage Road is uniquely suited for this approach because a first order stream and tax ditch, Blackwater Creek, runs adjacent to the parcel, draining nutrients and run-off to the Little Assawoman Bay. Mr. Medlarz advised that the Engineering Department requests approval of CIB's proposal in an amount not to exceed \$211,151.00. Capital project funding has been budgeted in FY20 under the landfill section of the budget. In addition, the completed project will generate future credits under the County's Clean Water Enhancement Program offsetting the capital cost.

**M 338 19  
Approve  
Proposal  
with  
CIB/Re-  
forestation  
Project**

A Motion was made by Mr. Burton, seconded by Mr. Wilson, based upon the recommendation of the Sussex County Engineering Department, that the Sussex County Council approves the "Afforestation & Wetland Creation at Burbage Road" Proposal between Sussex County and the Delaware Center for the Inland Bays to re-establish a wetland forest at the Omar Landfill Property, providing various measures of environmental protection for land and waterways in the amount of \$211,151.00.

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**IBRWF  
Irrigation  
Rigs Re-  
placement  
Project**

Hans Medlarz, County Engineer, presented a request to grant Substantial Completion for the Inland Bays Regional Wastewater Facility (IBRWF) Irrigation Rigs Replacement, Project 19-21. Mr. Medlarz reported that construction commenced on April 15, 2019 and was completed on June 7, 2019. It was noted that there was no change order associated with the close-out.

**M 339 19  
Grant  
Substantial  
Completion/  
IBRWF  
Irrigation  
Rigs Re-  
placement  
Project**

A Motion was made by Mr. Burton, seconded by Mr. Wilson, based upon the recommendation of the Sussex County Engineering Department, that Substantial Completion for Project 19-21, Inland Bays Regional Wastewater Facility (IBRWF) Irrigation Rigs Replacement be granted, effective June 7, 2019, and any held retainage be released in accordance with the contract documents.

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 340 19  
Go Into  
Executive  
Session**

At 10:37 a.m., a Motion was made by Mr. Hudson, seconded by Mr. Wilson, to recess the Regular Session and go into Executive Session for the purpose of discussing matters relating to potential/pending litigation and land acquisition.

**M 340 19  
(continued)**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**Executive  
Session**

**At 10:45 a.m., an Executive Session of the Sussex County Council was held in the Basement Caucus Room for the purpose of discussing matters relating to potential/pending litigation and land acquisition. The Executive Session concluded at 12:03 p.m.**

**M 341 19  
Reconvene**

**At 12:06 p.m., a Motion was made by Mr. Rieley, seconded by Mr. Hudson, to come out of Executive Session and reconvene the Regular Session.**

**Motion Adopted: 3 Yeas, 2 Absent.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Absent; Mr. Burton, Absent;  
Mr. Vincent, Yea**

**E/S Action**

**There was no action on Executive Session matters.**

**M 342 19  
Recess**

**At 12:07 p.m., a Motion was made by Mr. Hudson, seconded by Mr. Rieley, to recess until 1:30 p.m.**

**Motion Adopted: 3 Yeas, 2 Absent.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Absent; Mr. Burton, Absent;  
Mr. Vincent, Yea**

**M 343 19  
Reconvene**

**At 1:30 p.m., a Motion was made by Mr. Burton, seconded by Mr. Rieley, to reconvene.**

**Motion Adopted: 4 Yeas, 1 Absent.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Absent; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**Rules**

**Mr. Moore read the rules of procedure for public hearings.**

**Mr. Wilson joined the meeting.**

**Public  
Hearing/  
CU 2173**

**A Public Hearing was held on the Proposed Ordinance entitled "AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A CATERING BUSINESS TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY,**

**Public  
Hearing/  
CU 2173  
(continued)**

**CONTAINING 1.08 ACRES, MORE OR LESS” (Conditional Use No. 2173) filed on behalf of Ray Richardson (Tax I.D. No. 234-9.00-6.02) (911 Address: 21170 Doddtown Road, Harbeson).**

**The Planning and Zoning Commission held a Public Hearing on this application on May 23, 2019 at which the Commission recommended approval with conditions.**

**(See the minutes of the Planning and Zoning Commission dated May 23, 2019.)**

**Janelle Cornwell, Planning and Zoning Director, presented the application.**

**The Council found that Fred Townsend, Attorney, was present on behalf of the application with Ray Richardson, the Applicant. Mr. Townsend stated that the Applicant would like to operate an on-site catering business; that a 20 x 24 square foot building is proposed and will be compatible with the existing home on the site; that the Applicant lives in the existing home on the site; that no patrons visit the site; that all foods will be prepared on-site and transported off-site; that the Applicant proposes to have one or two employees; that the proposed use will not have any substantive impact on traffic; that no sign is requested or needed; that the Applicant will comply with DeIDOT for any entrance requirements; that the dumpster will be screened; and that the Applicant accepts the recommended conditions of the Planning and Zoning Commission.**

**Mr. Townsend clarified that the Applicant’s name is Ray Richardson (not Roy Richardson).**

**There were no public comments.**

**The Public Hearing and public record were closed.**

**M 344 19  
Adopt  
Ordinance  
No. 2664/  
CU 2173**

**A Motion was made by Mr. Burton, seconded by Mr. Wilson, to Adopt Ordinance No. 2664 entitled “AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A CATERING BUSINESS TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 1.08 ACRES, MORE OR LESS” (Conditional Use No. 2173) filed on behalf of Ray Richardson, with the following conditions:**

- A. The site shall only be used for preparing food for off-site catering.**
- B. The catering preparations shall occur within the 20 by 24 square foot building shown on the Preliminary Plan.**
- C. As stated by the Applicant, no signs shall be permitted.**
- D. The Applicant shall comply with any DeIDOT requirements for entrance approval.**
- E. Any dumpster located on the site shall be screened from view of the**

**M 344 19  
(continued)**

**neighboring properties or roadways.  
F. The Final Site Plan shall be subject to the review and approval of the  
Sussex County Planning and Zoning Commission.**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**Public  
Hearing/  
CU 2175**

**A Public Hearing was held on the Proposed Ordinance entitled “AN  
ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN  
AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR AN  
AUTOMOTIVE REPAIR BUSINESS TO BE LOCATED ON A CERTAIN  
PARCEL OF LAND LYING AND BEING IN INDIAN RIVER  
HUNDRED, SUSSEX COUNTY, CONTAINING 0.75 ACRE, MORE OR  
LESS” (Conditional Use No. 2175) filed on behalf of All Automotive, LLC  
(Tax I.D. No. 234-16.00-27.03) (911 Address: 28858 Harmons Hill Road).**

**The Planning and Zoning Commission held a Public Hearing on this  
Proposed Ordinance on May 23, 2019 at which time action was deferred.  
On June 13, 2019, the Commission recommended approval with conditions.**

**(See the minutes of the Planning and Zoning Commission dated May 23 and  
June 13, 2019.)**

**Janelle Cornwell, Planning and Zoning Director, presented the application.**

**Ms. Cornwell reported that, since the Public Hearing before the Planning  
and Zoning Commission, a letter of support from Regina Willoughby has  
been received and made a part of the record.**

**The Council found that Dan and Tom Honaker were present on behalf of  
their application. They stated that they will operate a small two-man shop  
that will service vehicles; that the building blends into the residential area;  
that there will be no junked or unregistered vehicles; and that the only  
building on the property is a “house” which actually is a large garage that  
has been used for 20 years for storage.**

**Public comments were heard.**

**Regina Willoughby, an adjacent property owner, spoke in support of the  
application.**

**There were no additional public comments.**

**The Public Hearing and public record were closed.**

**M 345 19  
Adopt  
Ordinance  
No. 2665/  
CU 2175**

**A Motion was made by Mr. Burton, seconded by Mr. Wilson, to Adopt Ordinance No. 2665 entitled “AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR AN AUTOMOTIVE REPAIR BUSINESS TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 0.75 ACRE, MORE OR LESS” (Conditional Use No. 2175) filed on behalf of All Automotive, LLC, with the following conditions:**

- A. One lighted sign, not to exceed 32 square feet per side, shall be permitted.**
- B. The security lighting shall be downward screened and shall be directed away from neighboring properties and roadways.**
- C. Any dumpsters shall be screened from view of neighbors and roadways. The dumpster locations shall be shown on the Final Site Plan.**
- D. All repairs shall be performed indoors. No automobile parts shall be stored outside.**
- E. No junked, unregistered or permanently inoperable vehicles or trailers shall be stored on the site.**
- F. There shall not be any parking in the front yard setback and the front yard setback area shall be landscaped. This landscaped area shall be shown on the Final Site Plan.**
- G. The parking areas shall be shown on the Final Site Plan and clearly marked on the site itself. Vehicles shall only be parked within these designated areas.**
- H. The perimeter of the Conditional Use area shall be screened from view of neighboring properties with a fence or vegetation. This screening shall be shown on the Final Site Plan.**
- I. As stated by the Applicants, the structure shall retain its residential appearance.**
- J. No cars shall be sold on the property.**
- K. All oils and other fluids shall be properly stored indoors in appropriate containers. The Applicant shall also comply with all State and Federal requirements for the disposal of these fluids.**
- L. The site shall be subject to all DelDOT entrance and roadway requirements.**
- M. The hours of operation shall be 8:00 a.m. through 6:00 p.m., Monday through Friday, and 8:00 a.m. until Noon on Saturdays. There shall not be any Sunday hours.**
- N. Any violation of these conditions may be grounds for termination of this Conditional Use.**
- O. The Final Site Plan shall be subject to the review and approval of the Planning and Zoning Commission.**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**Public  
Hearing/  
CZ 1879**

**A Public Hearing was held on the Proposed Ordinance entitled “AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT TO A B-2 BUSINESS COMMUNITY DISTRICT FOR A CERTAIN PARCEL OF LAND LYING AND BEING IN GEORGETOWN HUNDRED, SUSSEX COUNTY, CONTAINING 0.827 ACRE, MORE OR LESS” (Change of Zone No. 1879) filed on behalf of William (Ulbio) Parraga (Tax I.D. No. 135-14.00-12.01) (911 Address: None Available).**

**The Planning and Zoning Commission held a Public Hearing on this Proposed Ordinance on May 23, 2019 at which time action was deferred. On June 13, 2019, the Commission recommended approval.**

**(See the minutes of the Planning and Zoning Commission dated May 23 and June 13, 2019.)**

**Janelle Cornwell, Planning and Zoning Director, presented the application.**

**The Council found that William Parraga was present on behalf of his application. He stated that he is proposing small professional offices on the site; that the site is appropriate for rezoning to B-2; that there is a commercial property adjacent to the application site and that there are other commercial properties in the area; and that the site is not suitable for a residential use due to the volume of traffic on the roadway.**

**There were no public comments.**

**The Public Hearing and public record were closed.**

**M 346 19  
Adopt  
Ordinance  
No. 2666/  
CZ 1879**

**A Motion was made by Mr. Burton, seconded by Mr. Hudson, to Adopt Ordinance No. 2666 entitled “AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT TO A B-2 BUSINESS COMMUNITY DISTRICT FOR A CERTAIN PARCEL OF LAND LYING AND BEING IN GEORGETOWN HUNDRED, SUSSEX COUNTY, CONTAINING 0.827 ACRE, MORE OR LESS” (Change of Zone No. 1879) filed on behalf of William (Ulbio) Parraga.**

**Motion Adopted: 5 Yeas.**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**M 347 19  
Adjourn**

**At 2:02 p.m., a Motion was made by Mr. Burton, seconded by Mr. Wilson, to adjourn.**

**Motion Adopted: 5 Yeas.**

**M 347 19  
(continued)**

**Vote by Roll Call: Mr. Hudson, Yea; Mr. Rieley, Yea;  
Mr. Wilson, Yea; Mr. Burton, Yea;  
Mr. Vincent, Yea**

**Respectfully submitted,**

**Robin A. Griffith  
Clerk of the Council**

*{An audio recording of this meeting is available on the County's website.}*