



Sussex County Council Agendas & Minutes

SUSSEX COUNTY COUNCIL - GEORGETOWN, DELAWARE, OCTOBER 11, 2005

Call to Order

The regular meeting of the Sussex County Council was held Tuesday, October 11, 2005 at 6:30 p.m., in the Council Chambers, Sussex County Administrative Office Building, Georgetown, Delaware, with the following present:

Finley B. Jones, Jr.	President
Lynn J. Rogers	Vice President
George B. Cole	Member
Dale R. Dukes	Member
Vance Phillips	Member
Robert L. Stickels	County Administrator
David Baker	Finance Director
James D. Griffin	County Attorney

M 552 05 Approve Agenda

A Motion was made by Mr. Rogers, seconded by Mr. Phillips, to amend the Agenda by deleting "Approval of Minutes" and "Sussex Conservation District Grant", and to approve the Agenda, as amended.

Motion Adopted: 5 Yea.

**Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;
Mr. Dukes, Yea; Mr. Rogers, Yea;
Mr. Jones, Yea**

Corre- spondence

Mr. Griffin read the following correspondence:

LAUREL PUBLIC LIBRARY, LAUREL, DELAWARE.

RE: Letter in appreciation of \$5,000.00 donation for the Library's New Century Campaign.

**AMERICAN RED CROSS OF THE DELMARVA PENINSULA,
WILMINGTON, DELAWARE.**

RE: Letter in appreciation of \$10,000.00 donation in support of the hurricane relief efforts for Hurricane Katrina.

**MARTHA S. CARPER, BOYS & GIRLS CLUBS OF DELAWARE,
WILMINGTON, DELAWARE.**

RE: Letter in appreciation of the Council's donation to the 2005 Annual Fund for Kids – One Campaign.

Wastewater Agreement **Mr. Stickels presented a wastewater agreement for Oak Creek – Phase I, located in the West Rehoboth Expansion of the Dewey Beach Sanitary Sewer District.**

M 553 05 **A Motion was made by Mr. Rogers, seconded by Mr. Dukes, based upon the**
Execute **recommendation of the Sussex County Engineering Department, for Sussex**
Wastewater **County Project No. 81-04, Agreement No. 387, that the Sussex County**
Agreement/ **Council execute a Construction Administration and Construction**
Oak Creek **Inspection Agreement between Sussex County Council and CARD, LLC,**
 for wastewater facilities to be constructed in Oak Creek – Phase I, located
 in the West Rehoboth Expansion of the Dewey Beach Sanitary Sewer
 District.

Motion Adopted: 5 Yea.

Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;
 Mr. Dukes, Yea; Mr. Rogers, Yea;
 Mr. Jones, Yea

Adminis- **Mr. Stickels read the following information in his Administrator's Report:**
trator's
Report **1. EMS Director in Alabama for Disaster Seminar this Month**

Sussex County Emergency Medical Services Director Glenn Luedtke will take part in a four-day seminar in Mobile, Alabama, later this month that will focus on the administrative, behind-the-scenes issues that often crop up during disasters. The "Advanced Regional Response Training Seminar" will focus on a multitude of issues, including mutual aid compacts, sharing of resources, the financial and legal accountability in disasters, and more. Above all, it's a chance to get some insight into the lessons learned from the Hurricane Katrina response. The conference will be held October 25 through October 28 and is sponsored by the University of South Alabama's Center for Strategic Health Innovation. I am confident that the knowledge Glenn will acquire at this seminar will only serve to improve Sussex County's preparedness for future storms or disasters here.

2. Sussex County Historical Preservation Officer Tapped for State Commission

It is my privilege to announce that Sussex County's Historical Preservation Officer, R. Brian Page, has been named a member of the state's Council on Archives. The Council is a 12-person, appointed panel that advises the governor, members of the General

Assembly, and the Public Archives on issues concerning the creation, management, preservation, and use of historical records. Governor Ruth Ann Minner appointed Brian to the voluntary position on August 25, 2005. His term runs through that date in 2008. Brian, at 32, is one of the youngest members to ever serve on the panel, which was created as the Delaware Historical Records Advisory Board in the 1970's. I congratulate Brian on this accomplishment.

**Proposed
Hangar
Site
Leases/
Sussex
County
Airport**

Mr. Masten, Director of Economic Development, presented a proposal for the approval of five new leases for hangar sites at the Sussex County Airport. The five hangars will be approximately 10,000 square feet and will be located on the new taxiway, which has recently been completed. Mr. Masten reported that the Fire Marshal has given preliminary approval; however, each tenant must submit their own plans for approval.

Mr. Masten reviewed the terms of the proposed leases:

- 30 year leases with two 10-year extension options.
- Rental amount will be \$750.00 per month (\$9,000.00 per year).
- Beginning the sixth year of the lease and continuing throughout the lease, the annual rental shall escalate equal to the current Consumers Price Index.
- Upon signing the lease, the tenant will have six months to begin construction and must complete the project within 18 months.
- The Tenant is responsible for all site work as outlined in the lease.
- The Tenant is required to receive necessary approvals from County Officials as stated in the lease.
- The Tenant is required to comply with County, State and Federal requirements, to include the FAA.
- Initial utility connection fees and impact fees will be the responsibility of the County.
- The County will have the first right of refusal if a tenant decides to sell their lease.

The tenants of the proposed leases are: Clark Droney & Edward Walls, John Reichert, Thompson Hudson, Larry Kelly, and Sean Carroll. All of the interested tenants are current tenants at the Airport.

**M 554 05
Approve
Hangar
Site Leases**

A Motion was made by Mr. Rogers, seconded by Mr. Dukes, that the Sussex County Council approves long term property leases to Clark Droney & Edward Walls, John Reichert, Thompson Hudson, Larry Kelly and Sean Carroll at the Sussex County Airport for the construction of hangars not exceeding the 10,000 square foot maximum. Prior to executing the leases, any lease change(s) shall be reviewed and approved by the County Administrator, County Finance Director, and County Engineer, and then presented to the President of the Sussex County Council for execution.

Motion Adopted: 5 Yea.

**Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;
Mr. Dukes, Yea; Mr. Rogers, Yea;
Mr. Jones, Yea**

**Pension
Committee
Report
Pension
Committee
Report
(continued)**

Mr. Baker reported on the Pension Fund Committee meeting, which was held on August 30, 2005. At that meeting, the Committee discussed and made recommendations to be presented to the Sussex County Council.

Mr. Baker reviewed Investment Returns for the Pension Fund. As of June 30, 2005, the Pension Fund was valued at \$28.5 million with \$15.2 million managed by the State, \$4.4 million managed by Fidelity, and \$8.9 million managed by Wilmington Trust. For the quarter ended June 30, 2005, the total return for the pension fund was .46 percent, compared to 10 percent during 2004. Mr. Baker noted that the .46 percent return was consistent with the stock market.

Mr. Baker reviewed a report from the State of Delaware regarding the County's Post Retirement Benefit Account. As of March 31, 2005, this account had a value of \$2,742,778.

Returns for the first six months of 2005, by individual manager, were: Wilmington Trust at .85 percent, State of Delaware at .33 percent and Fidelity Investments at .22 percent. Mr. Baker noted that it is unlikely that the County's goal of 8 percent will be met in 2005.

Since 1994, when the County began investing in stocks as well as bonds, the County's total return for all the funds has averaged 8.3 percent per year, which is slightly better than the County's goal of 8 percent.

Mr. Baker reviewed the Actuary Report as of January 1, 2005, which was prepared by Aon Consulting, Inc. The annual required contribution to the pension fund is 9.32 percent of payroll. (Even if the County did not contribute anything to the fund, the County would have to show an expense of \$1.5 million on the Income Statement.) The Actuary is recommending a contribution at a higher level (14% of payroll), which is what is in the current budget. As of January 1, 2005, the estimated liabilities for the Pension Fund were \$30.4 million and the market value was \$28.4 million, resulting in a deficit of \$1.9 million. If the County contributes 14 percent plus pays benefits outside the Plan, it is expected that the Plan would be fully funded by January 2007.

Mr. Baker reviewed the projected benefit payments. The Actuary is projecting \$2 million in benefit payments in 2005 (the amount of gross pensions paid out). It is projected that in 2014, that amount would go up 158 percent to \$2.6 million per year, due to the increased number of retirees.

Mr. Baker reported that the Pension Committee also discussed Mortgage Bond Proceeds. In 1985, the County issued low interest mortgage bonds for

first-time home buyers. Those bonds have been repaid although there is approximately \$100,000 outstanding from two mortgages. The County received \$14,000 last year from the mortgage bonds. The Pension Committee is recommending that this money is dedicated in the future towards the Pension Fund. Mr. Baker advised that, unless the Council has objections, that money will be included in the recommended amount.

**Pension
Committee
Report
(continued)**

Mr. Baker advised that the Pension Committee has recommended two changes to the Pension Ordinance:

- (1) To allow County employees with 2 or more years of military service, with an honorable discharge, to receive an additional year of service in calculating their pension amount. The additional year would not count towards vesting, pension eligibility, or post retirement benefits eligibility. There are an estimated 47 employees who may be eligible for the proposed credit. The County's Actuary has estimated that the cost of this credit would be an additional \$5,000 - \$6,000 per year for 47 employees.
- (2) To amend the vesting requirements of the County's elected officials to match the State of Delaware's policy for elected officials, which would allow the County's elected officials to retire and receive a pension with 5 years of service at the age of 60 or 10 years of service at age 55. Per the County's Actuary, there would be virtually no additional cost to the County in terms of the pension contribution.

**Draft
Ordinance**

Mr. Baker explained that, as a result of the two recommendations of the Pension Committee, Mr. Griffin was asked to draft an ordinance for the Council's consideration.

**Introduction
of Proposed
Ordinance**

Mr. Rogers introduced the Proposed Ordinance entitled "AN ORDINANCE TO AMEND CHAPTER 26 OF THE CODE OF SUSSEX COUNTY BY AMENDING §26-6 REGARDING PENSION ELIGIBILITY AND §26-7 REGARDING THE COMPUTATION OF BENEFITS". The Proposed Ordinance will be advertised for Public Hearing.

**Old
Business/
Proposed
Ordinance
Relating
to the
Issuance
of Waste-
water
Refunding
Bonds or**

Mr. Baker discussed the status of the Proposed Ordinance entitled "AN ORDINANCE AUTHORIZING THE ISSUANCE OF WASTEWATER REVENUE REFUNDING BONDS OR GENERAL OBLIGATION BONDS OF SUSSEX COUNTY FOR THE PURPOSE OF REFUNDING THE COUNTY'S WASTEWATER REVENUE BONDS (WEST REHOBOTH EXPANSION SEWER PROJECT) SERIES 1995 AND AUTHORIZING ALL NECESSARY ACTION IN CONNECTION THEREWITH".

A Public Hearing was held on the Proposed Ordinance on April 5, 2005. At that time, Mr. Baker advised the Council that action was not needed since work was continuing on the Preliminary Official Statement and that

**General
Obligation
Bonds**

he was unsure of the exact structure of the new bonds. Mr. Baker recommended that the Public Hearing be held open until a later date closer to the time when the new bonds would be issued. The County Council followed the recommendation of Mr. Baker and kept the public record open.

**Old
Business
(continued)**

Mr. Baker reported that, since April 5th, long term interest rates have remained flat and he recommended refinancing the 1995 bonds with similar new bonds. He noted that he is not recommending a forward purchase agreement or swap, as was previously discussed in April.

Mr. Baker provided a brief history on the current bonds. In 1994, the County issued \$19 Million in revenue bonds to partially finance the West Rehoboth Sewer Project. In 1995, after interest rates decreased, the County issued new bonds to refinance the 1994 bonds. Due to federal tax laws, the County has not been able to refinance these bonds even though interest rates have been low. As of September 16, 2005, the County was eligible to pay off the 1995 bonds and issue new refunding bonds.

Mr. Baker advised that, in accordance with the ordinance and in conjunction with the County's Financial Advisor, Fairmont Capital, the County will receive competitive bids for the bonds. Mr. Baker also advised that it is recommended that Potter Anderson & Corroon serve as bond counsel. It is proposed that the new bond will be revenue bonds, the same as the 1995 bonds, and the County's full faith and credit would not be obligated. It is also proposed that replacement bonds would be issued in the next several months, for approximately \$19 million. The amount of the refunding bonds cannot exceed \$19.5 million. A savings of \$1 - \$2 million is expected – the County currently pays 5 1/2 percent on most of the 1995 Bonds and it is expected that the rate will drop to 5 percent. Any savings as a result of a refinancing would strictly benefit the West Rehoboth Sewer District customers.

Mr. Baker noted that the Proposed Ordinance is broader in terms than necessary, since when it was introduced and the Public Hearing was held, it wasn't clear about the best action to take.

The Public Hearing and record were closed.

**M 555 05
Adopt
Ordinance
No. 1795**

A Motion was made by Mr. Cole, seconded by Mr. Dukes, to Adopt Ordinance No. 1795 entitled "AN ORDINANCE AUTHORIZING THE ISSUANCE OF WASTEWATER REVENUE REFUNDING BONDS OR GENERAL OBLIGATION BONDS OF SUSSEX COUNTY FOR THE PURPOSE OF REFUNDING THE COUNTY'S WASTEWATER REVENUE BONDS (WEST REHOBOTH EXPANSION SEWER PROJECT) SERIES 1995 AND AUTHORIZING ALL NECESSARY ACTION IN CONNECTION THEREWITH".

Motion Adopted: 5 Yea.

**Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;
Mr. Dukes, Yea; Mr. Rogers, Yea;
Mr. Jones, Yea**

**Public
Hearing/
Proposed
Ordinance
Relating to
MPHUs**

A Public Hearing was held on the Proposed Ordinance entitled “AN ORDINANCE TO ADOPT CHAPTER 72 OF THE CODE OF SUSSEX COUNTY RELATING TO MODERATELY PRICED HOUSING UNITS”.

Public comments were heard.

Bernice Edwards, resident of Sussex County and Director of First State Community Action Agency, stated that First State’s mission is to help people build communities, to help families become financially literate and to provide housing counsel for potential home-buyers; that she has been a part of the working group which helped draft the proposed ordinance; that working families cannot afford to buy or live in Sussex County; that Sussex County has the lowest average household income in the State and with the highest average of housing; that this ordinance would be a great tool in the housing growth process in Sussex County; that if Sussex County does not take positive action, we may have to revert back to the 1930s and 1950s when families lived together or moved away, leaving the County with a working service population problem; that affordable housing is needed for police officers, teachers, nurses, and service industry workers; that the median home purchase price is approximately \$273,000 on the eastern side of Sussex County and approximately \$200,000 in the remaining areas of the County; and that the rental supply is not within reach for the majority of the families without financial assistance; and there is little, if any, assistance for individuals in this population.

Mr. Rick Stout, a Virginia resident and owner of a construction company (Stout & Teague Company) stated that he is working with the Delaware State Housing Authority on a concept for a project in the Five Points area. Mr. Stout stated that the ordinance is generally well crafted and one that will succeed; that they have worked with a number of national home builders to try to draw them into these kinds of projects; that his firm pre-plans these types of projects; that they will certainly attempt to participate in Sussex County’s program; and that they support the proposed ordinance.

Mable Granke, a resident of Rehoboth Beach and a representative of the Citizens Action Foundation, stated that the proposed ordinance is a quality of life issue and addresses the basic need for shelter and the ability to afford housing; that the critical need for safe and adequate housing is of increasing concern; that the proposed ordinance, which addresses the need for moderately priced housing in Sussex County is a step in the right direction;

that the stated control period of 20 years is most important to firmly establish a constant and consistent base for administering the MPHU program; and that the following are necessary elements of the proposed ordinance:

Public
Hearing/
Proposed
Ordinance
Relating to
MPHUs
(continued)

- requiring a specific number of MPHUs to be constructed on an approved time schedule
- public water and sewer
- valid MPHU agreement applies to entire subdivision
- restrictions run with land entire time
- must occupy unit as primary residence
- provision of expedited review as an incentive

Ms. Granke advised that the Citizens Action Foundation has the following concerns, questions, and suggestions:

- The façade or exterior design must not be so different as to make the MPHU stand out “like a sore thumb”. In addition, in a given subdivision, it must not be clustered so that it is “that affordable section”. Every effort should be made to not congregate or set aside, but to scatter, the MPHUs.
- What formula is contemplated for the County Housing Initiative Fund? It should be determined and in place.
- Eligibility standards should be ready as soon as the ordinance is adopted.
- There should be a chart showing actual numbers for income standards and percentages of median income.
- What is going to be the definition of exceptional cases?
- Is there going to be a procedure for alternative offers?
- There is a concern about the developer using cost reducing building techniques and materials. The MPHU must be of quality construction.
- If the unit is still in the control period and is to be resold, the County should make every effort to purchase the unit.
- In the event of foreclosure, the County should have a prior agreement with the banks.
- Can there be exceptions to the 3-year residence requirement for the workforce sectors, i.e. employees for Beebe Hospital, State Police, etc.
- The County’s Community Development Office must have a very good staff who are prepared to make sure the program can be well established and well-run.

Ms. Granke submitted a written statement of many of her comments for the record.

Scott Dailey of Lewes was present to represent Dyer-McCrea Ventures, L.L.C. He read a letter written by Preston Dyer, which was addressed to

the Sussex County Council. The stated purpose of the letter was to enter comments about the Proposed Ordinance:

Public
Hearing/
Proposed
Ordinance
Relating to
MPHUs
(continued)

- The proposed ordinance imposes several layers of regulations that will discourage, hinder, and render the ordinance useless.
- The proposed ordinance restricts the application of bonus density to Town Centers, Development Districts, and Environmentally Sensitive Development Districts where public water and sewer exists.
- The proposed ordinance should target the majority of the land mass in the County in two distinct approaches: (1) establish a MPHU Zoning District by reclassifying and expanding the Developing Areas to those which have a predominance of the following characteristics: inclusion in a regulated sewer and water provider franchise area and frontage along a major north-south and/or east-west roadway corridor as defined in the Sussex County Code, Table I, as a low type expressway, high type and low type divided highway in Footnote 7, and/or (2) provide for bonus density and expedited approvals in those areas that are currently eligible for clustering, which is a predominance of Sussex County.
- It is not appropriate to impose a 20 year control period on a free enterprise product. This provision serves to punish the very people for which the ordinance was created. Resale price controls limit the building equity in the MPHUs for the owners. The proposed ordinance should allow for market forces to work on behalf of the owner after a period of five years. Once the MPHU is outside the five year control period, no restrictions should apply.
- Within the control period, the resale price could be limited as proposed in the ordinance or an optional buy-back by the Department of Housing and Community Development could be instituted.
- Any resale within the control period should not restart the control period; rather, there should be a taking of the holding period from buyer to buyer towards the total control period.
- Buyers should not be required to reside in Sussex County for three years. The standard should be one year, as the University of Delaware requires that an individual live in the State of Delaware for 12 months prior to the commencement of classes for which the individual is applying to enroll.
- The ordinance completely ignores a major component of this issue – the buyer's access to capital. The County must address buyer financing.
- It is assumed that the ordinance applies to residents of Sussex County of all ages.

Mr. Dailey submitted Mr. Dyer's letter for inclusion in the record.

Public
Hearing/
Proposed
Ordinance
Relating to
MPHUs
(continued)

Mr. Stickels noted that Mr. Dyer and others were asked to participate in the MPHU committee meeting process and that Mr. Dyer's comments were not heard during the process.

Mr. Phillips noted that he attended meetings of the MPHU Committee and that he was very disappointed that "as a Councilman, some of my comments may have had some legs to them, but it was not long before those comments were dismissed". He also commented on the number of sub-committee meetings that were held and stated that members of the sub-committee that work could not possibly have participated 100 percent in the process.

Mr. Griffin read a "Letter of Interest" into the record from Peggy Strine, Vice President of Citizens Bank. In the letter, she stated that Citizens Bank would be interested in participating in the program by providing development/construction financing for eligible projects. The Bank would provide a fixed interest rate of 4 percent for the portion of the project comprising Moderately Priced Housing Units. Approval of each loan would be contingent upon a satisfactory review of a complete loan request package.

Bob Minutoli, a resident of Fenwick Island, stated that for 26 years he has been a Senior Executive of the largest publicly-traded Master Plan Community Development Company in America. He noted that he has submitted lengthy comments to Bill Lecates, Sussex County Director of Community Development & Housing, regarding the proposed ordinance. Mr. Minutoli stated that he would not go through the letter he submitted; however, he wished to talk about seven key points and to highlight his concerns:

- The proposed ordinance states that the MPHU's sale price will be based on the industry's cost to build and market the units. That cost doesn't have anything to do with it; the determination of the price is going to be based on what incomes are and what mortgage rates are at any given time.
- The process described in the draft ordinance would entail a relatively large and costly administrative effort. County personnel are going to have to identify, qualify, and keep current data on (apparently) thousands of people who fall into this category. The amount of work entailed is not a self-sustaining, non-taxpayer funded initiative.
- There is a provision that allows the developers to buy out of building the units.
- Homeowners Association fees may be too burdensome to a MPHU owner.
- There is too much undefined discretion and it may cause problems, i.e. rentals, letting eligible buyers own more than one unit, allowing upgrades if they add to market value, construction standards/materials, debt burden standards. This would put the

Public
Hearing/
Proposed
Ordinance
Relating to
MPHUs
(continued)

Director of Community Development and Housing in the position of having to make determinations on many things that are not defined.

- Some of the provisions about foreclosures goes too far in subservience to the banking industry. The banks should give the County more protection in the event of foreclosure.
- There are a lot of details that need to be addressed and the County needs to be careful in the drafting of the ordinance; however, the document can be made to work and the County should move forward with the proposal.
- The County may wish to consider making moderately priced housing a mandatory requirement.

Mr. Minutoli's letter was submitted previously and is made a part of the record.

Mr. Stickels commented that Mr. Minutoli's letter refers to an article in the New York Times and that he would like to have a copy of that article.

Mike Tyler, a resident of Lewes and a member of the MPHU Committee, stated that the Committee did listen to Mr. Phillips' comments and they did do some things that were suggested; however, they could not take everyone's comments and put everything in the document. He stated that Mr. Minutoli has made some valuable suggestions; that in one county, 50 percent of a subdivision has to be for employee housing; that "resident-occupied" is a key element; that the proposed ordinance can be changed and modified; and that he is willing to meet with the Committee again.

Judith Jackson, a resident of Laurel, was present to represent Trinity Transport, a business in Bridgeville. She stated that Trinity Transport is looking for solutions on how to attract employees; that they are not attracting good employees due to the lack of affordable housing; that they support part of the ordinance but not the ordinance in its entirety; that some of the restrictions would not help attract employees to the area; and that the ordinance is a move in the right direction.

Dan Kramer, a resident of Greenwood, stated that there is affordable housing available all over this County and that people only have to look for it; that he doesn't agree with the sewer system requirement; and that notices of the Committee meetings were not posted.

There were no additional public comments.

Mr. Lecates, Director of Community Development and Housing, stated that notices of the meetings were posted.

The Council agreed that a lot of good points were brought forward during the Public Hearing and that the Committee should meet again to consider all of the new information and come back with recommendations to the Council.

- M 556 05**
Defer
Action/
Leave
Record
Open
M 556 05
Leave
Public
Record
Open on
MPHU
Ordinance
(continued)
- A Motion was made by Mr. Cole, seconded by Mr. Rogers, to defer action and to leave the record open on the Proposed Ordinance entitled “AN ORDINANCE TO ADOPT CHAPTER 72 OF THE CODE OF SUSSEX COUNTY RELATING TO MODERATELY PRICED HOUSING UNITS” until October 31, 2005 for additional written comments; to reconvene the Committee to review the comments received; and to advertise and hold an additional Public Hearing on the Proposed Ordinance, once the Committee has met and submitted their recommendations.
- Motion Adopted: 5 Yea.**
- Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;**
Mr. Dukes, Yea; Mr. Rogers, Yea;
Mr. Jones, Yea
- Requests**
- M 557 05**
Community
Investment
Grant
- A Motion was made by Mr. Cole, seconded by Mr. Phillips, to give \$2,500.00 from Mr. Cole’s Community Investment Grant Account to the Town of Ocean View for the establishment of the Ocean View National Register Historic District.
- Motion Adopted: 5 Yea.**
- Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;**
Mr. Dukes, Yea; Mr. Rogers, Yea;
Mr. Jones, Yea
- M 558 05**
Community
Investment
Grant
- A Motion was made by Mr. Rogers, seconded by Mr. Phillips, to give \$1,200.00 from Mr. Jones’ Community Investment Grant Account to the Lower Delaware Autism Foundation for a fundraiser for autistic children.
- Motion Adopted: 5 Yea.**
- Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;**
Mr. Dukes, Yea; Mr. Rogers, Yea;
Mr. Jones, Yea
- M 559 05**
Council-
manic
Grant
- A Motion was made by Mr. Phillips, seconded by Mr. Cole, to give \$500.00 from Mr. Phillips’ Councilmanic Account to the Frankford Community Group for Neighborhood Watch signs.
- Motion Adopted: 5 Yea.**
- Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;**
Mr. Dukes, Yea; Mr. Rogers, Yea;
Mr. Jones, Yea

M 560 05 Youth Activity Grant **A Motion was made by Mr. Dukes, seconded by Mr. Cole, to give \$300.00 from Mr. Dukes' Youth Activity Grant Account to the Camp Hebron Foundation, Inc. for youth programs.**

Motion Adopted: 5 Yea.

M 560 05 (continued) **Vote by Roll Call: Mr. Phillips, Yea; Mr. Cole, Yea;
Mr. Dukes, Yea; Mr. Rogers, Yea;
Mr. Jones, Yea**

Introduction of Proposed Ordinance **Mr. Dukes introduced the Proposed Ordinance entitled "AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A GARAGE AND PARKING OF TRUCKS AND TRAILERS TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN CEDAR CREEK HUNDRED, SUSSEX COUNTY, CONTAINING 3.54 ACRES, MORE OR LESS" (Conditional Use No. 1649) filed on behalf of Ronald W. Morgan. The Proposed Ordinance will be advertised for Public Hearing.**

Introduction of Proposed Ordinance **Mr. Rogers introduced the Proposed Ordinance entitled "AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A SMALL MACHINE SHOP TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BROADKILL HUNDRED, SUSSEX COUNTY, CONTAINING, 5.05 ACRES, MORE OR LESS" (Conditional Use No. 1650) filed on behalf of J. V. Industrial, Inc. The Proposed Ordinance will be advertised for Public Hearing.**

Introduction of Proposed Ordinance **Mr. Rogers introduced the Proposed Ordinance entitled "AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR SINGLE-FAMILY DETACHED CONDOMINIUMS (32 UNITS) TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN LEWES AND REHOBOTH HUNDRED, SUSSEX COUNTY, CONTAINING 8.21 ACRES, MORE OR LESS" (Conditional Use No. 1651) filed on behalf of Jeff Hamer/Oasis Property Development, L.L.C. The Proposed Ordinance will be advertised for Public Hearing.**

Introduction of Proposed Ordinance **Mr. Cole introduced the Proposed Ordinance entitled "AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN A GR GENERAL RESIDENTIAL DISTRICT FOR BOAT STORAGE TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BALTIMORE HUNDRED, SUSSEX COUNTY, CONTAINING 1.88 ACRES, MORE OR LESS" (Conditional Use No. 1652) filed on behalf of Ken and Joan Gillam. The Proposed Ordinance will be advertised for Public Hearing.**

Mr. Cole introduced the Proposed Ordinance entitled "AN ORDINANCE

**Introduction
of Proposed
Ordinance**

TO GRANT A CONDITIONAL USE OF LAND IN A GR GENERAL RESIDENTIAL DISTRICT FOR A PLUMBING BUSINESS WITH PARKING AREA TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 2.56 ACRES, MORE OR LESS” (Conditional Use No. 1653) filed on behalf of Robert Rahn. The Proposed Ordinance will be advertised for Public Hearing.

(continued)

**Introduction
of Proposed
Ordinance**

Mr. Cole introduced the Proposed Ordinance “AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN A MR MEDIUM DENSITY RESIDENTIAL DISTRICT FOR MULTI-FAMILY DWELLING STRUCTURES DESIGNED AS SINGLE-FAMILY DETACHED CONDOMINIUMS TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BALTIMORE HUNDRED, SUSSEX COUNTY, CONTAINING 20.0836 ACRES, MORE OR LESS” (Conditional Use No. 1654) filed on behalf of Bethany Short Properties, L.L.C. The Proposed Ordinance will be advertised for Public Hearing.

A Motion was made by Mr. Cole, seconded by Mr. Rogers, to adjourn at 8:50 p.m. Motion Adopted by Voice Vote.

**M 561 05
Adjourn**

Respectfully submitted,

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