

RESOLUTION NO. R 010 84

A RESOLUTION TO GRANT A CONDITIONAL USE OF LAND IN A MR MEDIUM DENSITY RESIDENTIAL DISTRICT FOR MULTI-FAMILY DWELLING STRUCTURES TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN GEORGETOWN HUNDRED, SUSSEX COUNTY, CONTAINING 3.45 ACRES MORE OR LESS

WHEREAS, on the 13th day of October, A. D. 1983 an application for a Conditional Use of land in a MR Medium Density Residential District for multi-family dwelling structures, denominated C/U #767, was filed on behalf of Downes Center, Inc.; and

WHEREAS, on the 8th day of December, A. D. 1983 a public hearing, after notice, was held before the Planning and Zoning Commission of Sussex County and said Commission recommended that C/U #767 be approved; and

WHEREAS, on the 3rd day of January, A. D. 1984 a public hearing, after notice, was held before the County Council of Sussex County on C/U #767 and having heard and considered the public comments made at such hearing and the County Council having found as follows:

(a) That the Conditional Use applied for is for the general convenience and welfare of the inhabitants of Sussex County;

(b) That the location is appropriate for the Conditional use applied for and not in conflict with the Comprehensive Plan;

(c) That the public health, safety, morals and general welfare of the inhabitants of Sussex County will not be adversely affected;

(d) That adequate off-street parking facilities will be provided;

(e) That the necessary safeguards will be provided for the protection of surrounding property, persons and neighborhood values; and

(f) That the additional standards of Ordinance 97, Article 10, Section 1 et seq. will be complied with,

NOW, THEREFORE,

BE IT RESOLVED that the application of Downes Center, Inc. for a Conditional Use of land in a MR Medium Density Residential

District for multi-family residential structures to be located in Georgetown Hundred, Sussex County, be and the same is hereby granted; and

BE IT FURTHER RESOLVED that the description of the land which is the subject of this application is more particularly described as follows:

ALL that certain tract, piece or parcel of land lying and being in Georgetown Hundred, Sussex County, Delaware, and lying on the northerly side of West North Street 200 feet west of North Bedford Street and north of the town limits of Georgetown and being more specifically described in Deed Book 1192 at page 168 in the office of Recorder of Deeds in and for Sussex County. Said parcel containing 3.45 acres more or less as surveyed by J. J. McCann, Inc.; and

BE IT FURTHER RESOLVED that this Conditional Use is granted subject to compliance with Ordinance No. 97, the Comprehensive Zoning Ordinance of Sussex County, as amended; and

BE IT FURTHER RESOLVED that this Conditional Use is granted subject to the following special condition:

(1) that site plan have approval of the State Fire Marshall.

I DO HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF RESOLUTION NO. R 010 84 PASSED BY THE COUNTY COUNCIL OF SUSSEX COUNTY ON THE 10TH DAY OF JANUARY, 1984.

Emogene P. Ellis  
EMOGENE P. ELLIS  
CLERK OF THE COUNTY COUNCIL