

RESOLUTION NO. R 027 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 BALTIMORE HUNDRED, SUSSEX COUNTY, CONTAINING 2.8 ACRES MORE OR LESS

WHEREAS, on the 1st day of December, 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 #778, was filed on behalf of Giselle W. Verlaque; and

WHEREAS, on the 26th day of January , A. D. 1984 a public hearing, after notice, was held before the Planning and Zoning Commission of Sussex County and said Commission recommended that C/U #778 be approved; and

WHEREAS, on the 14th day of February , A. D. 1984 a public hearing, after notice, was held before the County Council of Sussex County on C/U #778 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 Giselle W. Verlaque for a Conditional Use of land in a MR Medium Density Residential District for multi-family dwelling structures to be located in Baltimore 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 Baltimore Hundred, Sussex County, Delaware, and lying on the west side of Route 1 and being more specifically described as follows:


BEGINNING at a concrete monument on the westerly right of way of Route 1, a corner for these subject lands and lands now or formerly of George Bunting; thence south 79° 44' 00" west 802.35 feet along lands now or formerly of George Bunting to a concrete monument on the easterly line of Little Assawoman Bay; thence northerly along Little Assawoman Bay 175 feet more or less to a state marker, a corner for lands of the State of Delaware; thence north 79° 44' 00" east 730.20 feet along lands of the State of Delaware to a state marker on the westerly right of way of Route 1; thence south 09° 17' 10" east 160.02 feet along the westerly right of way of Route 1 to the point and place of beginning and containing 2.8 acres more or less; 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 the site plan review be required.

I DO HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF RESOLUTION NO. R 027 84 PASSED BY THE COUNTY COUNCIL OF SUSSEX COUNTY ON THE 21ST DAY OF FEBRUARY, 1984.


EMOGENE P. ELLIS
CLERK OF THE COUNTY COUNCIL