

RESOLUTION NO. R 040 80

A RESOLUTION TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR AN ADDITION TO A MOBILE HOME PARK TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 3 ACRES, MORE OR LESS

WHEREAS, on the 14th day of July, A. D. 1980, an application for a Conditional Use of land in an AR-1 Agricultural Residential District for an addition to a mobile home park, denominated C/U #593, was filed on behalf of Donald N. Travis; and

WHEREAS, on the 14th day of August, A. D. 1980, a public hearing, after notice, was held before the Planning and Zoning Commission of Sussex County and said Commission recommended that C/U #593 be approved; and

WHEREAS, on the 2nd day of September, A. D. 1980, a public hearing, after notice, was held before the County Council of Sussex County on C/U #593 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 1, Article 10, Section 1, et seq., will be complied with,

NOW, THEREFORE,

BE IT RESOLVED that the application of Donald N. Travis for a Conditional Use of land in an AR-1 Agricultural Residential District

for an addition to a mobile home park to be located in Indian River Hundred, Sussex County, be and the same is hereby granted;

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 situate in the Indian River Hundred, Sussex County, Delaware, and located 800 feet east of Route 279, 1.3 miles south of Route 277 and bounded as follows:

FROM A POINT being a corner for lands of Eugene Bookhammer, Anna May Davidson and Alameda Dorman, and lands of James Travis and Sons, Inc.; thence south $86^{\circ} 36'$ east 669.68 feet along dividing line between James Travis and Sons, Inc., and lands of Anna May Davidson and Alameda Dorman to beginning point; thence with this subject lands and lands of James Travis and Sons, Inc. the following three distances: south $03^{\circ} 24'$ west 229.38 feet, south $86^{\circ} 36'$ east 569.71 feet, and north $03^{\circ} 24'$ east 229.38 feet to a point on line of lands of Anna May Davidson and Alameda Dorman; thence north $86^{\circ} 36'$ west 569.71 feet along said Davidson and Dorman lands to beginning point and containing 3 acres more or less;

BE IT FURTHER RESOLVED that this Conditional Use is granted subject to compliance with Ordinance No. 1, the Comprehensive Zoning Ordinance of Sussex County, as amended;

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

(a) This conditional use shall be valid for a period of one year after the date of approval and thereafter shall become null and void unless construction or use is substantially underway during said one-year period, or unless an extension of time, not exceeding one year, is approved by the Planning and Zoning Commission and for good cause shown, before the expiration of said one-year period.

I DO HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY
OF RESOLUTION NO. R 040 80 PASSED BY THE COUNTY COUNCIL OF SUSSEX
COUNTY ON THE 2ND DAY OF SEPTEMBER, 1980.

Esno gene P. Ellis
EMOGENE P. ELLIS
CLERK OF THE COUNTY COUNCIL