

RESOLUTION NO. R 051 80

A RESOLUTION TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR A REPAIR SHOP TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BROADKILL HUNDRED, SUSSEX COUNTY, CONTAINING 3.0 ACRES, MORE OR LESS

WHEREAS, on the 10th day of September, A. D. 1980, an application for a Conditional Use of land in an AR-1 Agricultural Residential District for a repair shop, denominated C/U #602, was filed on behalf of Charles E. Warrington, Jr.; and

WHEREAS, on the 16th day of October, A. D. 1980, a public hearing, after notice, was held before the Planning and Zoning Commission for Sussex County and said Commission recommended that C/U #602 be approved; and

WHEREAS, on the 28th day of October, A. D. 1980, a public hearing, after notice, was held before the County Council of Sussex County on C/U #602 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 Charles E. Warrington, Jr. for a Conditional Use of land in an AR-1 Agricultural Residential District for a repair shop to be located in Broadkill 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 situated in the Broadkill Hundred, Sussex County, Delaware, and lying on the north side of Route 1, and bounded as follows:

BEGINNING at a pipe set in the northerly right of way of Route 1 and being south 41° east 350.10 feet from the centerline of Route 264; thence north 49° east 313.06 feet to a pipe; thence south 41° east 417.42 feet to a pipe; thence south 49° west 313.06 feet to a pipe set on the northerly right of way of Route 1; thence north 41° west 417.42 feet along the northerly right of way of Route 1 to the point and place of beginning and containing 3.0 acres more or less;

BE IT FURTHER RESOLVED that this Conditional Use is granted subject to compliance with the 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 condition:

1. All vehicles or equipment held over for any reason shall be kept behind the building.

I DO HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF RESOLUTION NO. R 051 80 PASSED BY THE COUNTY COUNCIL OF SUSSEX COUNTY ON THE 28TH DAY OF OCTOBER, 1980.

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