

RESOLUTION NO. R 060 82

A RESOLUTION TO GRANT A CONDITIONAL USE OF LAND IN A GR GENERAL RESIDENTIAL DISTRICT FOR AUTO REPAIR AND RESTORATION TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, DELAWARE, CONTAINING 1.0 ACRE MORE OR LESS

WHEREAS, on the 26th day of April, A.D. 1982, an application for a Conditional Use of land in a GR General Residential District for auto repair and restoration, denominated C/U #684, was filed on behalf of Gordon L. Stalnecker; and

WHEREAS, on the 27th day of May, A.D. 1982, a public hearing, after notice, was held before the Planning and Zoning Commission of Sussex County and said Commission recommended that C/U #684 be deferred; and

WHEREAS, on the 10th day of June, A.D. 1982, the Planning and Zoning Commission recommended that C/U #684 be denied; and

WHEREAS, on the 8th day of June, A.D. 1982, a public hearing, after notice, was held before the County Council of Sussex County on C/U #684 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 Gordon L. Stalnecker for a Conditional Use of land in a GR General Residential District for auto repair and restoration to be located in Indian River Hundred, Sussex County, be and the same is hereby granted;

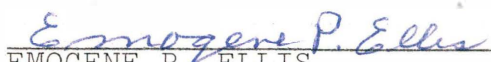
BE IT FURTHER RESOLVED that the description of the land which is the subject of this application is more particularly described as follows:

ALL that certain tract, piece or parcel of land lying and being situate in the Indian River Hundred, Sussex County, Delaware, and lying on the east side of Route 279 and bounded as follows:

BEGINNING at a point on the easterly right of way of Route 279, a corner for this subject land and lands now or formerly of Theodore Polite, Jr.; thence north $68^{\circ} 50'$ east 457.76 feet along lands of Theodore Polite, Jr., and Theodore and Edgar Polite to a pipe; thence south $3^{\circ} 16'$ east 100 feet along lands now or formerly of Lafe Thomas to a pipe; thence south $68^{\circ} 50'$ west 457.76 feet along said Thomas lands to a pipe on the easterly right of way of Route 279; thence north $3^{\circ} 16'$ west 100 feet along the easterly right of way of Route 279 to the point and place of beginning and containing 1.0 acre 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.

I DO HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF RESOLUTION NO. R 060 82 PASSED BY THE COUNTY COUNCIL OF SUSSEX COUNTY ON THE 29TH DAY OF JUNE, 1982.


EMOGENE P. ELLIS
CLERK OF THE COUNTY COUNCIL