



# PLANNING & ZONING

## AGENDAS & MINUTES

JULY 9, 2009

The regular meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, JULY 9, 2009, at 6:00 P.M., in the County Council Chambers, County Administrative Office Building, Georgetown, Delaware.

### AGENDA

- I. Call to Order
- II. Approval of Agenda
- III. Approval of Minutes of June 17, 2009  
Approval of Minutes of June 25, 2009
- IV. Public Hearings
  1. C/Z #1652 – Elena Padrell IGB
  2. C/Z #1653 – Deerfield Meadows, LLC RW
  3. Subdivision #2007-39 – Jesse Frederick Conaway and Everett T. Conaway BG
  4. Subdivision #2007-40 – Jesse Frederick Conaway and Everett T. Conaway BG
  5. Subdivision #2007-41 – Gerard Bourgeois, Jr. RW
  6. Subdivision #2008-12 – Chester and Donna Kaser IGB
- V. Reorganization

Pursuant to 29 Del.C. 10004 (e) (2) Agenda items as listed may not be considered in sequence. This Agenda is subject to change to include additional items including Executive Sessions or the deletion of items including Executive Sessions, which arise at the time of the Meeting.

POSTED: JUNE 25, 2009

PUBLIC HEARINGS

1. C/Z #1652 -- application of **ELENA PADRELL** to amend the Comprehensive Zoning Map from an AR-1 Agricultural Residential District to a B-1 Neighborhood Business District for a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, land lying southeast of Savannah Road (Route 9), 180 feet southwest of Quaker Road, to be located on 25,000 square feet, more or less.
2. C/Z #1653 -- application of **DEERFIELD MEADOWS, LLC** to amend the Comprehensive Zoning Map from a GR General Residential District to an AR-1 Agricultural Residential District for a certain parcel of land lying and being in Broad Creek Hundred, Sussex County, land lying south of Route 20, 1,850 feet east of Road 483, to be located on 28.12 acres, more or less.
3. Subdivision #2007-39 -- application of **JESSE FREDERICK CONAWAY AND EVERETT T. CONAWAY** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broad Creek Hundred, Sussex County, by dividing 105.14 acres into 84 lots, (Cluster Development), and a variance from the maximum allowed cul-de-sac length of 1,000 feet, located south of Road 78, 150 feet east of Road 490A.
4. Subdivision #2007-40 -- application of **JESSE FREDERICK CONAWAY AND EVERETT T. CONAWAY** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broad Creek Hundred, Sussex County, by dividing 55.06 acres into 40 lots, (Cluster Development), located south of Road 78, 150 feet east of Road 490A.
5. Subdivision #2007-41 -- application of **GERARD BOURGEOIS, JR.** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Northwest Fork Hundred, Sussex County, by dividing 3.62 acres into 2 lots, located west of Road 569, 850 feet north of Road 572.
6. Subdivision #2008-12 - application of **CHESTER AND DONNA KASER** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Broadkill Hundred, Sussex County, by dividing 7.51 acres into 2 lots, located west of Road 240, 3,400 feet north of Road 238.