



# PLANNING & ZONING

## AGENDAS & MINUTES

JANUARY 12, 2012

The regular meeting of the Sussex County Planning and Zoning Commission will be held Thursday evening, JANUARY 12, 2012, 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 December 15, 2011
- IV. Old Business
  1. C/U # 1915 – Michael Van Drunen MJ
  2. C/U #1917 – Roosevelt Domond MR
  3. Subdivision #2007- 14 – Bob Brooks, Beaver Dam Properties, LLC Final – Sunny Acres at Beaver Dam MJ
  4. Subdivision #2008-6 – Bay Twenty Final – Fox Haven RS
- V. Public Hearings
  1. C/U #1919 – Dr. Kerri Kennard MR
  2. C/U #1920 – Collins 54, LLC RS
  3. Ordinance Amendment – Chapter 115  
Relating to Electronic Message Display on Off Premise Signs
  4. Ordinance Amendment – Chapter 115  
Relating to Electronic Message Display on Off Premise Signs

VI. Other Business

- |    |   |     |
|----|---|-----|
| 1. | Trinity Financial / Donald Claycomb<br>C/U #1892 Site Plan – Road 207 (Johnson Road)    | IGB |
| 2. | Ryan Homes Sales Center<br>Commercial Site Plan – Route 24 (John J Williams Hwy)        | MJ  |
| 3. | Subdivision #2007-31 – Sussex Ventures, Inc<br>Southpointe Crossing – Amended Condition | RW  |
| 4. | Ethel E. Littleton Heirs<br>Parcel & 50' Easement – Route 24 (Laurel Road)              | MR  |
| 5. | Sandstone Subdivision<br>Revised Record Plan – Road 229                                 | IGB |

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: December 22, 2011

## OLD BUSINESS

1. C/U #1915 – application of **MICHAEL VAN DRUNEN** to consider Conditional Use of land in AR-1 Agricultural Residential District for a manufactured home installation business and related equipment storage to be located on a certain parcel of land lying and being in Georgetown Hundred, Sussex County, containing 3.0 acres, more or less, lying southeast of Road 293 (Dodd Town Road) ¼ mile southwest of Route 5.
2. C/U #1917 – application of **ROOSEVELT DOMOND** to consider Conditional Use of land in AR-1 Agricultural Residential District for a beauty salon, barber shop, and spa to be located on a certain parcel of land lying and being in Little Creek Hundred, Sussex County, containing 17,228.6 square feet, more or less, lying northeast corner Trussum Pond Road (Road 462) and Gordy Road (Route 70).
3. Subdivision #2007-14 – application of **BOB BROOKS, BEAVER DAM PROPERTIES, LLC** to consider the Subdivision of land in an AR-1 Agricultural Residential District in Indian River Hundred, Sussex County, by Dividing 14.08 acres into 21 lots, (Cluster Development), located at the southwest corner of the intersection of Roads 280 and 285.
4. Subdivision #2008-6 – application of **BAY TWENTY** to consider the Subdivision of land in an GR General Residential District in Baltimore Hundred, Sussex County, by dividing 34.18 acres into 76 lots and a variance from the maximum allowed cul-de-sac length of 1,000 feet, located at the southwest corner of the intersection of Route 20 and Road 390.

## PUBLIC HEARINGS

1. C/U #1919 – application of **DR. KERRI KENNARD** to consider Conditional Use of land in AR-1 Agricultural Residential District for a therapy office to be located on a certain parcel of land lying and being in Little Creek Hundred, Sussex County, containing 5.397 acres, more or less, lying west of Route 70 (Gordy Road) 305 feet north of Warrington Lane and 1,000 feet northwest of U.S. Route 13.
2. C/U # 1920 – application of **COLLINS 54, LLC** to consider Conditional Use of land in an AR-1 Agricultural Residential District for a storage garage for trucks and equipment and a parking area to be located on a certain parcel of land lying in Baltimore Hundred, Sussex County, containing 1.35 acres, more or less, lying northeast corner of the intersection of Route 54 and Road 389.

3. AN ORDINANCE TO AMEND CHAPTER 115, ARTICLE XXI, SECTION 159.5B, OF THE CODE OF SUSSEX COUNTY REGARDING ELECTRONIC MESSAGE DISPLAY ON OFF PREMISES SIGNS.
4. AN ORDINANCE TO AMEND CHAPTER 115, ARTICLE XXI, SECTION 159.5B OF THE CODE OF SUSSEX COUNTY REGARDING ELECTRONIC MESSAGE DISPLAY ON OFF-PREMISES SIGNS.