

DALE A. CALLAWAY, CHAIRMAN
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Sussex County Board of Adjustment

REVISED AGENDA

OCTOBER 3, 2016

7:00 P.M.

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of Minutes August 1, 2016

Approval of Finding of Facts for August 1, 2016

Public Hearings

Case No. 11848 – Michael J. Snedaker and Layne B. Snedaker seeks a variance from the front yard setback (Section 115-25C of the Sussex County Zoning Code). The property is located on the east side of Derrickson Dr. approximately 512 ft. south of Old Mill Bridge Rd. 911 Address: 36379 Derrickson Dr., Selbyville. Zoning District: AR-1. Tax Map: 533-12.00-50.00

Case No. 11849 – Harry Keswani seeks a variance from the minimum off-street parking space required for a hotel (Sections 115-162A and 115-80B(1) of the Sussex County Zoning Code). The property is located on the northeast corner of Parsonage Rd. and Coastal Hwy. (Rt. 1). 911 Address: 35863 Parsonage Rd., Rehoboth Beach. Zoning District: C-1. Tax Map: 334-13.00-5.00

Case No. 11850 – Andrew Lewandowski seeks variances from the side yard setback (Section 115-83.8B(2) of the Sussex County Zoning Code). The property is located on the west side of Nassau Rd. approximately 45 ft. north of New Rd. 911 Address: 32172 Nassau Rd., Lewes. Zoning District: CR-1. Tax Map: 334-5.00-73.00

Case No. 11851 – James P. Shugart seeks a variance from the side yard setback (Section 115-42B of the Sussex County Zoning Code). The property is located on the southeast side of Canvasback Rd. approximately 620 ft. northeast of Swann Dr. 911 Address: 36984 Canvasback Rd., Selbyville. Zoning District: GR. Tax Map: 533-12.16-407.00



Case No. 11852 – Anthony Balsamo seeks variances from the front yard, side yard, and rear yard setbacks (Sections 115-25C of the Sussex County Zoning Code). The property is located on the north side of Hayes Ave. approximately 269 ft. west of Jefferson Ave. 911 Address: None Available. Zoning District: AR-1. Tax Map: 533-20.19-55.00

Case No. 11853 – Caroline Carroll seeks variances from the front yard and side yard setbacks (Section 115-42B of the Sussex County Zoning Code). The property is located on the north side of Clover Ln. approximately 415 ft. west of Oak Meadow Dr. 911 Address: 27556 Clover Ln., Millsboro. Zoning District: GR. Tax Map: 234-29.00-170.00

Case No. 11854 – James Wharton seeks a variance from the front yard setback (Section 115-25C of the Sussex County Zoning Code). The property is located on the south side of Kings Crossing Rd. and northeast side of Little Hill Rd. approximately 365 ft. from the southeast corner of said roads. 911 Address: None Available. Zoning District: AR-1. Tax Map: 333-10.00-37.00

Case No. 11855 – Perdue Agri Business seeks a special use exception to place a manufactured home type structure as an office for five (5) years (Sections 115-23A, 115- and 115-210A(1) of the Sussex County Zoning Code). The property is located at the south end of Enviro Way approximately 0.54 miles west of Seaford Rd. 911 Address: 28338 Enviro Way, Seaford. Zoning District: AR-1. Tax Map: 132-11.00-41.00

Old Business

Case No. 11831 – Kent Schoch seeks a variance from the front yard setback (Sections 115-42B, 115-182B, 115-193B, and 115-193F of the Sussex County Zoning Code). The property is located on the south side of Truman Ave. and west side of S. Bay Shore Dr. approximately 50 ft. south of the corner of S. Bay Shore Dr. and Truman Ave. 911 Address: None Available. Zoning District: GR. Tax Map: 235-4.17-80.01

Case No. 11811 – The Resort at Massey’s Landing, LLC seeks an appeal of a determination by the Planning Director (Sections 115-280B and 115-209A of the Sussex County Zoning Code). The property is located on the north and south sides of Long Neck Rd. approximately 833 ft. southeast of Walker Rd. 911 Address: 36625 Long Neck Rd., Millsboro. Zoning District: AR-1. Tax Map: 234-25.00-31.00, 31.04, & 31.02

Case No. 11844 – Michael Evans seeks variances from the side yard setbacks (Sections 115-42B, 115-183C and 115-181B of the Sussex County Zoning Code). The property is located on the northwest side of Blue Teal Rd. approximately 0.27 mile northeast of Swann Dr. 911 Address: 37059 Blue Teal Rd., Selbyville. Zoning District: GR. Tax Map: 533-12.16-438.00

Board of Adjustment meetings can be monitored on the internet at
www.sussexcountyde.gov.

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on September 13, 2016, at 9:29 a.m., and at least seven (7) days in advance of the meeting.

This Agenda is subject to change to include the addition or deletion of items, including Executive Sessions, which arise at the time of the Meeting.

Agenda items listed may be considered out of sequence.

Revised: September 21, 2016 (to include approval of Minutes and Finding of Facts for August 1, 2016 and Old Business Case No. 11844)

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