

AGENDA

BOARD OF ADJUSTMENT

Thursday, January 19, 2023

6:00 p.m.

NOTE: In accordance with 29 Del. C. Section 10006A, Board of Adjustment Hearings will be held as a virtual meeting utilizing Zoom Webinar. The Multi-Purpose Room of the James H. Gilliam, Jr. Building, 67 Reads Way, New Castle, DE 19720 will be accessible during the scheduled hearing time for members of the public to attend the virtual meeting in-person.

Additional information regarding Virtual Public Meetings may be found at: [Virtual Meetings-Land-Use](#)

**ZOOM Webinar log-in beginning at 5:45 P.M.
Log-in information for this meeting is posted below.**

When: January 19, 2023 6:00 PM Eastern Time (US and Canada)
Topic: Board of Adjustment Hearing

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/87227799407?pwd=YjUyKzIEM1pwUnA3OTJwV2xVYVhldz09>

Passcode: 088495

Or One tap mobile:

US: +13052241968,,87227799407#,,,,*088495# or +13092053325,,87227799407#,,,,*088495#

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Dial(for higher quality, dial a number based on your current location):

US: +1 305 224 1968 or +1 309 205 3325 or +1 312 626 6799 or +1 646 931 3860 or +1 929 205 6099 or +1 301 715 8592 or +1 719 359 4580 or +1 253 205 0468 or +1 253 215 8782 or +1 346 248 7799 or +1 360 209 5623 or +1 386 347 5053 or +1 507 473 4847 or +1 564 217 2000 or +1 669 444 9171 or +1 669 900 6833 or +1 689 278 1000

Webinar ID: 872 2779 9407

Passcode: 088495

AGENDA

1. [208 Grommet Circle, Middletown, DE 19709](#). Area variance: To construct an addition 14 feet from the rear property line (25-foot rear yard setback) see UDC Table 40.04.110.B. **Carl**

Gaines, Jr. ST Zoning. CD 6. (App 2022-0725-A) TP 13-013.42-005.

2. **217 Carlow Drive, Wilmington, DE 19808**. **Area variance:** To construct an addition 12 feet from the rear property line (25-foot rear yard setback) see UDC Table 40.04.110.B. **Kathleen & Donald Irvine**. S Zoning. CD 9. (App 2022-0753-A) TP 08-049.10-113.

3. **229 Silky Dogwood Avenue, Middletown, DE 19709**. **Area variance:** To construct an addition 26 feet from the rear property line (30-foot rear yard setback) see UDC Table 40.04.110.B. **SRA Home Products**. S Zoning. CD 12. (App 2022-0767-A) TP 13-014.34-132.

4. **4305 Kirkwood Highway, Wilmington, DE 19808**. **Area variance:** To permit a shopping center identification ground sign 88 feet from an existing ground sign (100-feet required between ground signs) see UDC Table 40.06.060. **Gordy Management, Inc.** CR Zoning. CD 9. (App 2022-0614-A) TP 08-044.20-029.

5. **1059 S. Market Street, Wilmington, DE 19801**. **Area variance:** To permit a ground sign 4 feet from the S. Market Street right-of-way (40-foot ground sign setback) see UDC Table 40.06.060. **Waterfront Market Investors, LLC**. CR Zoning. CD 10. (App 2022-0697-A) TP 10-001.00-079.

6. **380 Port Penn Road, Middletown, DE 19709**. **Area variances to facilitate the recordation of a Land Development Plan:** To permit 76 percent disturbance within a Water Resource Protection Area (WRPA) Recharge Area (50-percent protection level) see UDC Table 40.10.010. **McKee Builders, LLC**. S Zoning. CD 12. (App 2022-0702-A) TPs 13-009.30-098, 13-009.00-089, 13-009.10-068, 13-009.10-061, 13-009.10-062, 13-009.10-065, 13-009.30-098, 13-009.30-218, 13-009.30-095, 13-009.30-094, 13-009.30-093, 13-009.30-112, 13-009.30-113, 13-009.30-114, 13-009.30-115, 13-009.30-116, 13-008.40-211, 13-008.40-212, 13-008.40-213, 13-009.30-156, 13-008.40-209, 13-008.20-077, 13-008.20-076, 13-008.20-075, 13-008.20-074, 13-008.20-073, 13-008.20-072, 13-008.20-071, 13-008.20-070, 13-008.20-069, 13-008.40-210.

Individuals needing reasonable accommodations according to the *Americans with Disabilities Act*, please call 395-5400 (DRS, 1-800-232-5460) at least (5) business days before the meeting/hearing. Information is available in the Department of Land Use, New Castle County Government Center, 87 Reads Way, Corporate Commons, New Castle, DE from 8:00 a.m. to 4:00 p.m., or call 395-5400.