

AGENDA

BOARD OF ADJUSTMENT

Thursday, April 13, 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: April 13, 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/84654648362?pwd=NUlwSk41MGNiMTh3YVJxMENsNEovUT09>

Passcode: 345964

Or One tap mobile :

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Webinar ID: 846 5464 8362

Passcode: 345964

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1. [887 Union Church Road, Townsend, DE 19734](#). **Area variance:** To construct a detached accessory structure 10 feet from the easterly side lot line (40-foot side yard setback) see UDC

Section 40.03.410.A. & Table 40.04.110.B. **Michael Sturgill, Jr.** SR Zoning. CD 12. (App 2023-0106-A) TP 14-013.00-021.

2. 20 Granite Road, Wilmington, DE 19803. Area variances to facilitate the recordation of a Land Development Plan: **1.** To permit a maximum gross floor area ratio of 0.53 (0.50 maximum gross floor area required) see UDC Table 40.04.110.A. **2.** To permit 1,947 parking spaces (3,295 parking spaces required) see UDC Table 40.03.522. **Incyte Corporation.** S & OR. CD 2. (App 2022-0388-A) TPs 06-136.00-028 & 06-136.00-030.

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.