

AGENDA

NEW CASTLE COUNTY

PLANNING BOARD BUSINESS MEETING

Tuesday, September 20, 2022

9:00 A.M.

NOTE: The Planning Board has resumed in-person hearings in the Multi-Purpose Room of the James H. Gilliam, Jr. Building, 67 Reads Way, New Castle, DE 19720. Planning Board hearings will also be live-streamed on the Zoom platform (see below). The Board will take public comments from in-person attendees and via Zoom.

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

ZOOM Webinar log-in beginning at 8:45 A.M.

Log-in information for this meeting is as follows:

When: September 20, 2022 9:00 AM Eastern Time (US and Canada)

Topic: Planning Board Business Meeting

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/87965922792?pwd=N1I4cHlFZnpQemdvUzFKZHZmejlJQT09>

Passcode: 982404

Or One tap mobile:

US: +13017158592,,87965922792# or +13126266799,,87965922792#

Or Telephone:

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

US: +1 301 715 8592 or +1 312 626 6799 or +1 929 205 6099 or +1 253 215 8782 or +1 346 248 7799 or +1 669 900 6833

Webinar ID: 879 6592 2792

AGENDA

ROLL CALL

MINUTES - August 16, 2022

DEFERRALS

[App. 2020-0004-T](#). Text amendment to amend Chapter 40, Article 3 (“Use Regulations”) and Article 33 (“Definitions”) regarding Industrial Uses. Ord. 20-008 is a text amendment to amend Article 3 and Article 33 of the Unified Development Code regarding Industrial Uses.

BUSINESS

[2022-0435-DRC](#), Southeasterly corner of Foulk Road Corner Road and Grubb Road intersection at **2038 Foulk Road**. To amend a **Declaration of Restrictions** dated February 23, 1985, further amended on August 12, 1995, by Stanley’s Investment Group. The proposed amendment will revise the restriction that prohibits permanent outdoor seating to instead allow for 3,000 square feet of permanent outdoor seating . CN zoning. CD 2. Brandywine Hundred (T.P. 06-043.00-207)

[2022-0317-T](#) (**Ord. 22-101**), To amend New Castle County Code Chapter 40 (“Unified Development Code”), Article 10 (“Environmental Standards”), Division 40.10.100. (“Resource Protection Standards”) Relating to Critical Natural Areas.

[2022-0185-T](#) (**Ord. 22-023**), To amend New Castle County Code Chapter 40 (“Unified Development Code”), Article 2 (“Establishment of Zoning Districts”) and Article 4 (“District Intensity and Bulk Standards” relating to the Suburban Zoning District.

2022-0557. East Side of Blackbird Greenspring Road, North of Vandyke Greenspring Road. Proposed Agricultural Preservation District in New Castle County. Agricultural Preservation Districts that meet State Code requirements 3 Del. C. § 907 and requires Planning Board approval following the Criteria of Del. C. § 908 (b) SR Zoning. CD 6. Blackbird Hundred. (T.P. 15-021.00-016)

OTHER BUSINESS

REPORT OF COMMITTEES

REPORT OF GENERAL MANAGER

REPORT OF CHAIRMAN

OTHER BOARD MEMBER COMMENTS

COMMENTS FROM THE PUBLIC

ADJOURNMENT

Address comments by mail to: Department of Land Use, Zoning Section, 87 Reads Way, New Castle, DE 19720 **or by email to:** LandUse@newcastlede.gov