CO-CHAIR, JOSEPH M. REDA
COUNCILMAN FIRST DISTRICT
CO-CHAIR, DAVID L. TACKETT
COUNCILMAN ELEVENTH DISTRICT

COUNCIL

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Meeting Minutes

LAND USE COMMITTEE MEETING
Tuesday, May 6, 2014
3:00 P.M.

City County Building, 800 N. French Street, 8th Floor Conference Room

1. Call to Order

The meeting was called to order by Co-Chairman Tackett at 3:10pm. Council Members present were:

Mr. Reda	Mr. Smiley
Mr. Weiner	Mr. Cartier
Ms. Kilpatrick	Mr. Sheldon
Mr. Hollins	Mr. Street
Ms. Diller	Mr. Bullock
Mr. Powers	

Mr. Bell did not attend.

2. Review / Adoption of Minutes

Motion to accept the minutes of the Land Use Meeting from April 15, 2014 was made by Mr. Smiley, seconded and unanimously approved by Council.

3. Review/Discussion of Ordinance(s)

Ordinance No. 13-047: **Introduced by: Mr. Weiner**

º13-047: REVISE ZONING MAP: CHRISTIANA HUNDRED; EAST SIDE MONTCHANIN ROAD, SOUTH SIDE BUCK ROAD AND OPPOSITE MONTCHAN DRIVE; 12.01 ACRES FROM SE (SUBURBAN ESTATE) TO S (SUBURBAN). (The Exploratory Major Land Development Plan and Rezoning for Wagoner's Row proposes to rezone a portion of the existing parcel to S and to create an Open Space Subdivision, Option 2 Development with 12 single-family detached lots with 52% open space and to amend the 2012 Comprehensive Plan Update. In addition, the plan proposes to subdivide the remaining SE zoned parcel to create two single-family detached lots. 2013-0123-S/Z).

- Mr. Weiner read the title of the Ordinance and General Manager of Land Use, Eileen Fogarty, gave a brief presentation on the history of the project and the reasoning for a positive recommendation for this plan. Representative for the applicant, Wendy Stabler Esq., gave an additional brief presentation of the plan.
- Questions and discussion from Council. Questions were responded to by Eileen Fogarty and Brad Shockley from New Castle County Land Use and by Wendy Stabler, Esq., Ted Williams, and Ellen Tracey.
- Questions and comments from the public. John Danzison, President of the Kennett Pike Association, commented that while they neither oppose nor support this particular plan they were asked by the neighborhood of Centennial to assist them in developing and enforcing private deed restrictions.
- No vote was taken

Ordinance No. 13-097: **Introduced by: Mr. Powers**
Mr. Sheldon

º13-097: TO REVISE CHAPTER 40 OF THE NEW CASTLE COUNTY CODE (ALSO KNOWN AS THE UNIFIED DEVELOPMENT CODE – UDC), ARTICLE 22 (DRAINAGE, UTILITIES, SEPTIC SYSTEMS, PARKING, LOADING, AND LIGHTING) REGARDING ON-SITE WASTEWATER TREATMENT (SEPTIC) SYSTEMS.

- Brief presentation by Eileen Fogarty, General Manager of Land Use, describing the history of this article and the need to revise this section to eliminate redundancy between New Castle County and DNREC.
- Questions and discussion from Council:
- No questions and comments from the public.
- No vote was taken

4. Other

- Mr. Street, Mr. Bullock and Mr. Hollins updated Council on a meeting with the Mayor of Wilmington regarding the Redding statue. Mr. Street expressed that, per Mayor Williams, the statue may be cleaned.

5. Public Comment: Peggy Shultz, representative of the League of Women Voters.

6. Motion to adjourn was made by Mr. Smiley; it was seconded and unanimously approved by Council at 4:15pm

Respectfully submitted by Valerie George, Legislative Aide to Councilman Tackett, Co-Chairman, Land Use Committee. The meeting also was taped. The tape is incorporated herein by reference and is available by contacting the legislative aide to the Land Use Committee.