

AGENDA

BOARD OF ADJUSTMENT

Thursday, June 11, 2020

6:00 p.m.

In accordance with Governor Carney's Proclamation and the Declaration of a State of Emergency, New Castle County is holding all public meetings as telephone and video conferences, utilizing Zoom Webinar until further notice.

NOTE: Members of the public interested in joining/participating in a Zoom virtual public hearing/meeting are encouraged to submit a [Public Hearing Virtual Meeting Participation Form](#) prior to the date of the meeting. 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 as follows:

When: June 11, 2020 6:00 PM Eastern Time (US and Canada)

Topic: Board of Adjustment Virtual Public Hearing

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/84767808161?pwd=WHR3S2tlRDlub3k4bXFxTHJlYndKUT09>

Password: 711969

Or Telephone:

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

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

Webinar ID: 847 6780 8161

Or iPhone one-tap:

US: +13126266799,,84767808161# or +19292056099,,84767808161#

AGENDA

1. 54 Winsome Way, Newark, DE 19702. Area variance: To construct an addition 21 feet from the Aikens Court right-of-way (25-foot street yard setback) see UDC Table 40.04.110.B. Zachery Davidson. NC6.5 Zoning. CD 11. (App 2020-0252-A) TP 11-017.20-207.

2. 401 Contemplation Way, Middletown, DE 19709. Area variance to facilitate the recordation of a Land Development Plan: **1.** To permit a community inground pool and associated decking 20 feet from the rear property line (30-foot rear yard setback) see UDC Table 40.04.110.B. **2.** To permit active recreation amenities and associated paving 20 feet from the rear property line (30-

foot rear yard setback) see UDC Table 40.04.110.B. Whispering Woods LLC. S Zoning. CD 12. (App 2020-0137-A) TP 13-012.24-018.

3. 1590 Red Lion Road, Bear, DE 19701. Area variance: To construct a ground sign 0 feet from the Red Lion Road right-of-way (40-foot ground sign setback) see UDC Section 40.06.060. Jeffrey D'Ambrosia. CN Zoning. CD 12. (App 2020-0223-A) 12-006.00-022.

4. 0 Christiana Road, Newark, DE 19702. Area variances: **1.** To permit a shopping identification ground sign 2 feet from the Lawrence Drive right-of-way (40-foot setback for ground sign) see UDC Table 40.06.060. **2.** To permit a shopping identification ground sign 2 feet from the Christiana Road right-of-way (40-foot street yard setback) see UDC Table 40.06.060. 273 Land LLC. CR Zoning. CD 11. (App 2020-0222-A) TP 09-030.00-056.

5. 1010 Renaissance Way, Wilmington, DE 19803. Special Use Permit and area variances: **1.** Special Use Permit to permit a 2-level, 273-space parking structure, a 2-level 186-space parking structure and a 2-level 400-space parking structure pursuant to UDC Sections 40.04.320 (Parking Bufferyard Standards), 40.03.528 (Parking Structures) and 40.31.430 (Standards for Special Use Permit). **2.** To permit 5 additional ground identification signs (1 wall or ground identification sign per building permitted) see UDC Table 40.06.060. **3.** To permit a 280 square foot ground identification for Sign 1 (75-square foot maximum sign area) see UDC Table 40.06.060. **4.** To permit ground identification Sign 1, 8 feet from the Concord Pike right-of-way (25-foot ground sign setback) see UDC Table 40.06.060. **5.** To permit ground identification Sign 1, 8 feet from the Powder Mill Road right-of-way (25-foot ground sign setback) see UDC Table 40.06.060. **6.** To maintain ground identification Sign A, 4 feet from the Concord Pike right-of-way (25-foot ground sign setback) see UDC Table 40.06.060. **7.** To maintain ground identification Sign B, 14 feet from the Powder Mill road right-of-way (25-foot ground sign setback) see UDC Table 40.06.060. **8.** To permit 8, 25-square foot instructional ground signs (4-square foot for instructional signs) see UDC Section 40.06.040.A.2. Landmark Science & Engineering. OR Zoning. CD 2. (App 2020-0225-A) TP 06-100.00-067.

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.