

AGENDA

BOARD OF ADJUSTMENT

Thursday, April 11, 2019

6:00 p.m.

Department of Land Use Conference Room

New Castle County Government Center

87 Reads Way, New Castle

- 1. 16 Candate Court, Newark, DE 19711. Area variance:** To maintain an enclosed porch 1 foot from the southerly side lot line (6-foot side yard setback) see UDC Table 40.04.110.B. Ward & Taylor LLC. NC6.5 Zoning. CD 9. (App 2019-0142-A) TP 08-048.20-010.
- 2. 210 N. Dillwyn Road, Newark, DE 19711. Area variance:** To maintain a dwelling 12 feet from the rear property line (25-foot rear yard setback) see UDC Table 40.04.110.B. 5815 Capitol LLC. NC6.5 Zoning. CD 5. (App 2019-0140-A) TP 09-016.30-166.
- 3. 1628 W. Willow Run Drive, Wilmington, DE 19805. Area variances:** **1.** To maintain a dwelling 20 feet from the Centre Road right-of-way (25-foot street yard setback) see UDC Table 40.04.110.B. **2.** To construct a detached accessory structure 3 feet from the Centre Road right-of-way (25-foot street yard setback) see UDC Table 40.04.110.B. Patrick Coen. NC6.5 Zoning. CD 1. (App 2019-0128-A) TP 07-035.10-170.
- 4. 7 Bandur Court, Wilmington, DE 19810. Area variances:** **1.** To maintain paving 1-foot from the westerly side lot line (2-foot paving setback) see UDC 40.04.110.E. **2.** To construct a carport 0 foot from the westerly side lot line (6-foot side yard setback) see UDC Table 40.04.110.B. Celestino Iacono. NC6.5 Zoning. CD 2. (App 2019-0131-A) TP 06-024.00-131.
- 5. 4608 Simon Road, Wilmington, DE 19803. Area variance:** To construct a detached accessory structure 3 feet from the westerly side lot line (12-foot side yard setback) see UDC Table 40.04.110.B. Kevin Cleaver. NC15 Zoning. CD 8. (App 2019-0169-A) TP 06-112.00-023.
- 6. 116 Middleboro Road, Wilmington, DE 19804. Special Use Permit:** Special Use Permit to permit playing field lighting 420 feet from residential zoned properties along the Middleboro Road right-of-way (500-foot setback from residentially zoned property) see UDC Section 40.22.740 & 40.31.430. McBride & Ziegler. I Zoning. CD 1. (App 2019-0155-A) TP 07-043.30-179.

7. 48 Lark Avenue, Bear, DE 19701. Area variances to facilitate the recordation of a Land Development Plan: **1.** To maintain a building 35 feet from the Lark Avenue right-of-way (40-foot street yard setback) see UDC Table 40.04.110.B. **2.** To maintain an inground pool 18 feet from the rear property line (40-foot rear yard setback) see UDC Table 40.04.110. **3.** To permit a 36 square foot ground sign (20-square foot maximum sign area) see UDC Table 40.06.060. Rebuilders Apostolic Ministries. NC6.5 Zoning. CD 7. (App 2019-0147-A) TP 10-039.20-004.

8. 6300 Limestone Road, Hockessin, DE 19707. Area variances to facilitate the recordation of a Land Development Plan: **1.** To permit paving 20 feet from the Limestone Road right-of-way (40-foot paving setback) see UDC Table 40.040.110.B. **2.** To provide a 0.0 bufferyard opacity along the Limestone Road right-of-way (0.3 bufferyard opacity) see UDC Table 40.04.111.A. **Limestone Partners LLC.** ON Zoning. CD 3. (App 2017-0806-A) TP 08-018.00-002.

9. 618 Lambson Lane, New Castle, DE 19720. Area variances to facilitate the recordation of a Land Development Plan: **1.** To maintain existing building 29 feet from the Harbor View Drive right-of-way (40-foot street yard setback) see UDC Table 40.04.110.B. **2.** To maintain paving 3 feet from the Lambson Lane right-of-way (40-foot paving setback) see UDC Table 40.04.110.B. **3.** To maintain paving 7 feet from the Harbor View Drive right-of-way (40-foot paving setback) see UDC Table 40.04.110.B. **4.** To maintain paving 0 feet from the easterly side lot line (10-foot other yard paving setback) see UDC Table 40.04.110.B. **5.** To permit paving 18 feet from the Harbor View Drive right-of-way (40-foot paving setback) see UDC Table 40.04.110.B. **6.** To permit paving 2 feet from the easterly side lot line (10-foot other yard paving setback) see UDC Table 40.04.110.B. **7.** To provide a 0.0 bufferyard opacity along the Lambson Lane right-of-way (0.6 bufferyard opacity) see UDC Table 40.04.111.A. **8.** To provide a 0.0 bufferyard opacity along the Harbor View Drive right-of-way (0.6 bufferyard opacity) see UDC Table 40.04.111.A. **9.** To provide a 0.0 bufferyard opacity along the easterly side lot line (0.2 bufferyard opacity) see UDC Table 40.04.111.B. **10.** To provide a 0.0 bufferyard opacity along the northerly side lot line (0.2 bufferyard opacity) see UDC Table 40.04.111.A. John Harvey. HI Zoning. CD 10. (App 2019-0084-A) TP 10-011.00-027. **(Continued from the March 14, 2019 Hearing).**

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.