

# Kent County

## Department of Planning Services Division of Planning

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### **DATES OF PUBLICATION: January 1, 2018 LEGAL NOTICE**

The Kent County Board of Adjustment will hold a Public Hearing on **Thursday, January 18, 2018 at 6:30 p.m.** in Room 203, Kent County Complex, Levy Court Chamber, 2<sup>nd</sup> Floor, 555 Bay Road, Dover, Delaware, to hear and decide the following applications:

**A-17-50 Jessica R. Valladares (Owners: Jessica R. & Jacqueline Valladares)** seeks a variance from the required front parking setback of 25 ft., 15 ft. rear parking setback, and 20 ft. parking setback from a residential property line; the maximum allowable impervious surface coverage of 75%; and the conditions of screening along a residential property line, the storage of damaged vehicles within an enclosed building, and the minimum operational setback of 20 ft. to enable the legalization of an auto sales and repair business (**Sect. 205-223B, 205-173, & 205-169.5, 7, & 1 of the Kent County Code**). The property is located on the east side of N DuPont Hwy. (US Rt. 13), approx. 390' north of Fast Landing Rd. (DE Rt. 42), east of Cheswold. Levy Court District: 3<sup>rd</sup>. Zoning District: BG. Tax Map No.: **LC-00-046.02-01-25.00-000**

**A-18-01 Clement F. Aiken, Jr. (Owner: Roy T. Huff Trust c/o John C. Huff)** seeks a variance from the provision prohibiting an accessory structure to be placed within a front yard area to legalize a detached garage (**Sect. 205-24F(1) of the Kent County Code**). The property is located on the north side of Bowers Beach Rd. (Co. Rd. 18), approx. 175' northeast of the intersection with Skeeter Neck Rd. (Co. Rd. 372), southeast of Magnolia. Levy Court District: 4<sup>th</sup>. Zoning District: AC. Tax Map No.: **SM-00-122.00-02-19.00-000**

**A-18-02 John & Danielle Wetherall** seek variances from the required front setback of 40 feet and the side setback of 15 feet to enable the construction of an attached garage (**Sect. 205-216A(1) of the Kent County Code**). The property is located on the north side of Springwood Dr., approx. 178' west of E. Huntington Cir., being lot 88 of the Hidden Acres subdivision, west of Dover. Levy Court District: 6<sup>th</sup>. Zoning District: AR. Tax Map No.: **WD-00-074.04-01-88.00-000**

Additional information pertaining to the above referenced applications may be obtained at the Department of Planning Services, Division of Planning, 555 Bay Road, Dover, Delaware. Office hours are 8:00 a.m. to 5:00 p.m.

**Elizabeth Caufield**  
Hearing Officer