

**REVISED 9/4/2019**  
**REGIONAL PLANNING COMMISSION**  
**Business Meeting Agenda**  
**Thursday, September 12, 2019 at 6:30 p.m.**  
**Levy Court Chambers**  
**555 Bay Road, Dover, Delaware**

**Call to Order for Business Meeting**

**The Pledge of Allegiance**

**Roll Call and Determination of Quorum**

**Additions, Deletions to, and Approval of Agenda**

**Approval of Minutes – July 11, 2019**

**Levy Court Action on Commission Recommendations:**

<u>Application</u>	<u>RPC Rec.</u>	<u>L.C. Action</u>
C-19-04 King, Freeman	Cond. Approval	Approved
Z-19-01 Patel, Nik (Holderbaum)	Approval	Approved

**New Business:**

- 1. C-19-05 Gearhart, John C. & Michele:** Request Conditional Use approval of a Home Based Contractor Establishment, No Outdoor Storage located outside the Growth Zone Overlay District
- 2. CS-15-06(REV) Lakeland Mini Storage (Millstone):** Request Revisions to the Conditional Use with Site Plan approval of an Office Building and Mini Storage located inside the Growth Zone Overlay District.
- 3. CS-19-03 Hillandale Farms:** Request Conditional Use with Site Plan approval of a Wholesale Trade with Facilities for Storage & Transport of Farm Products Establishment located outside the Growth Zone Overlay District.
- 4. CS-19-04 Rose Industries:** Request Conditional Use with Site Plan approval of a Contractor Establishment / Outdoor Storage located inside the Growth Zone Overlay District.
- 5. CS-19-05 Redeemed Christian Church of God:** Request Conditional Use with Site Plan approval of a Church located inside the Growth Zone Overlay District.
- 6. CZ-19-05 / LC19-16 Picuski, Raymond A.:** Request to amend the Zoning Map / Comprehensive Plan from BG (General Business) / Highway Commercial & AR (Agricultural Residential) / Low Density Residential to BG (General Business) / Highway Commercial located outside the Growth Zone Overlay District.
- 7. CZ-19-06 / LC19-17 FAM Investments, LLC:** Request to amend the Zoning Map / Comprehensive Plan from BN (Neighborhood Business) / Neighborhood Commercial to AR (Agricultural Residential) / Low Density Residential located outside the Growth Zone Overlay District.
- ~~**8. S-19-01 Little Heaven Commercial Development:** Request Site Plan approval of a Convenience Store with Gas Pumps (without repair facility) and a 6,771sq.ft. Retail Building located outside the Growth Zone Overlay District.~~
- 9. SL-05-06 (REV) Lynnwood Village:** Request revisions to Landscaping plan located inside the Growth Zone Overlay District.

- 10. LC19-18 Amendments to Chapter 187 (Subdivision and Land Development)** - An Ordinance to amend Kent County Code, Vol. II, Chapter 187, Subdivision and Land Development, as amended by revising the following sections: Article II, §187-5, Definitions; Article III, §187-13, Jurisdiction of the Department of Planning Services; and, Article VII, §187-33.B., Administrative Approvals, for the purpose of designating the County Administrator as the staff level administrative decision making authority for Kent County Code, Chapter 187.
  
- 11. LC19-19 Amendments to Chapter 205 (Zoning)** - An Ordinance to amend Kent County Code, Vol. II, Chapter 205, Zoning, as amended by revising language throughout Chapter 205, Zoning, and revising the following sections: Article I, §205-4, Interpretation; Article II, §205-6, Definitions; and, Article XXVII, §205-404, Administrative Variance, for the purpose of designating the County Administrator as the staff level administrative decision making authority for Kent County Code, Chapter 205.

## **Public Comment**

## **Commission Comments**

## **Adjournment**

29 Del. C. 10004 (e) (2). The Agenda items as listed may not be considered in sequence. This Agenda is subject to change to include additional items including Executive Sessions or the deletion of items including Executive Sessions, which arise at the time of the Meeting.

**NOTE:** This meeting is held in a building that is accessible to the handicapped.