

Kent County

Department of Planning Services Division of Planning

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DATE OF PUBLICATION: June 28, 2021

LEGAL NOTICE

The Kent County Board of Adjustment will hold a Public Hearing on **Thursday, July 15, 2021 at 6:30 p.m.** in Room 203, Kent County Complex, Levy Court Chamber, 2nd Floor, 555 Bay Rd, Dover, Delaware, to hear and decide the following applications:

Board Members will meet in the Levy Court Chamber. Applicants and the public are welcome, but capacity is limited due to social distancing. The meeting will also be held virtually by video conferencing to enable the applicant, owner, and/or members of the public to provide testimony. The call in number is 1-408-418-9388. Use Access Code 1733081673 to enter the meeting.

A-21-22 Jackie M. Johnson Jr. seeks a variance from the 30% maximum impervious surface coverage to place a lean to off an existing garage (**§205-128 of the Kent County Code**). The property is located on the northwest corner of the intersection of Division St. and McKee Rd. (Co. Rd. 156), 446 ft. south of School Ln., west of Cheswold. Levy Court District: 3rd. Zoning District: RMH. **Tax Map No. KH-00-046.15-01-04.00-000 DOVER FD.... DOVER**

A-21-23 Lisa Scuse Solloway seeks a variance from the required 75 ft. front yard setback to construct a porch (**§205-52.B of the Kent County Code**). The property is located on the southwest corner of Smyrna Leipsic Rd. (Co. Rd. 12) and Big Oak Rd. (Co. Rd. 325), east of Smyrna. Levy Court District: 1st. Zoning District: AC. **Tax Map No. DC-00-020.00-01-37.00-000 SMYRNA FD.... SMYRNA**

A-21-24 John Cox (Owners: Abel Rivas Ortiz, Josefina B. Mendez Lopez) seeks a variance from the required 75 ft. front yard setback to construct a single family dwelling (**§205-52.B. of the Kent County Code**). The property is located on the north side of S. Little Creek Rd. (Co. Rd. 67), approx. 216 ft. east of Signal St., south of Dover. Levy Court District 3rd. Zoning District: AC. **Tax Map No. ED-00-077.12-01-01.01-000 DOVER FD.... DOVER**

A-21-25 Shawn Bowman, Executor (Owners: Janice S. Bowman Estate) seeks a variance from the required 200 ft. of road frontage to enable a minor subdivision (**§205-70.A.(1) of the Kent County Code**). The property is located on the northwest side of the intersection of S. DuPont Hwy (US Rt. 13) and Nine Foot Rd. (Co. Rd. 62), approx. 0.71 miles south of School St. (Co. Rd. 117), south of Farmington. Levy Court District: 6th. Zoning District: AR. **Tax Map No. MN-00-193.00-01-59.00-000 FARMINGTON FD.... FARMINGTON**

A-21-26 Scott B. Hardesty seeks a variance from the requirement that an accessory structure may not dominate in area the principal use or structure in order to build a pole building (**§205-24.D. of the Kent County Code**). The property is located on the east side of Blue Heron Rd. (Co. Rd. 164), approx. 469 ft. northwest of W. Denneys Rd. (Co. Rd. 100), west of Dover. Levy Court District 2nd. Zoning District: AR. **Tax Map No. ED-00-065.00-01-22.00-000 CHESWALD FD..... DOVER**

A-21-27 Wilkar Ochoa (Owner: FAV Properties, LLC) seeks a variance from the required 25 ft. parking front setback, 15 ft. parking side setback from adjacent non-residential properties, 10 ft. planted area for off street parking that abuts a road right-of-way, and interior planting area requirements for single row parking with 10 or more spaces to submit a site plan (**§205-223.B.(1), §205-223.B.(2), §205-224.A.(2), and §205-224.B.(1) of the Kent County Code**). The property is located between N. DuPont Hwy (US Rt. 13) and Hatchery Rd. (Co. Rd. 154), 727 ft. south of Dyke Branch Rd. (Co. Rd. 331), north of Dover. Levy Court District: 3rd. Zoning District: BG. **Tax Map No. ED-00-057.01-02-09.00-000 CHESWALD FD..... DOVER**

A-21-28 Kent and Faren Brown (Owner: June Seamans) seek a variance from the required 25% maximum impervious surface coverage to legalize the existing impervious surface coverage on the property (**§205-397.2.C.(2) of the Kent County Code**). The property is located on the north side Fencepost Ln. (Co. Rd. 237), 483 ft. southeast of Turkey Point Rd. (Co. Rd. 240), north of Viola. Levy Court District: 5th. Zoning District: AR. **Tax Map No. NM-00-120.00-01-41.06-000 FELTON FD.... VIOLA**

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

Scott Blaier, Hearing Officer