

## AGENDA

### BOARD OF ADJUSTMENT

Thursday, June 17, 2021

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.

**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 posted below.**

When: June 17, 2021 06:00 PM Eastern Time (US and Canada)  
Topic: Board of Adjustment Hearing

**Please click the link below to join the webinar:**

<https://us02web.zoom.us/j/89130577126?pwd=V0NGO1JjQ2tFUGhweEFoMnRERzFjZz09>

Passcode: 340553

Or One tap mobile :

US: +19292056099,,89130577126# or +13017158592,,89130577126#

Or Telephone:

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

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

Webinar ID: 891 3057 7126

International numbers available: <https://us02web.zoom.us/j/89130577126?pwd=V0NGO1JjQ2tFUGhweEFoMnRERzFjZz09>

## AGENDA

**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.**

**THE BOARD OF ADJUSTMENT OF NEW CASTLE COUNTY will hold a public hearing utilizing ZOOM Webinar on Thursday, June 17, 2021 at 6:00 p.m. The appropriate weblink, call-in number(s) and meeting ID number can be found approximately two (2) business days prior to the scheduled hearing date at [www.newcastlede.gov/389/Board-of-Adjustment](http://www.newcastlede.gov/389/Board-of-Adjustment)**

1. 101 Cypress Drive, Newark, DE 19713 . Area variance: To construct a detached accessory structure 10 feet from the Arrowwood Drive right-of-way (25-foot street yard setback) see UDC Section 40.03.410.A. Darin & Elizabeth Lorenzen. NC6.5 Zoning. CD 5. (App 2021-0281-A) TP 09-028.40-097.

2. 345 Acasta Drive, Middletown, DE 19709 . Area variances: 1. To maintain an uncovered patio 0 feet from the rear property line (2-foot paving setback) see UDC Section 40.04.110.E. 2. To construct an inground pool 1 foot from the rear property line (6-foot setback for pools) see UDC Section 40.03.410.H. Daryl Stanford. S Zoning. CD 12. (App 2021-0282-A) TP 12-041.20-131.

3. 1100 Pulaski Highway, Bear, DE 19701. Area variances: 1. To permit a ground sign 5 feet from the Pulaski Highway right-of-way (25-foot setback for ground sign) see UDC Table 40.06.060. 2. To permit a ground sign 10 feet from the Bear Corbit Road right-of-way (25-foot setback for ground sign) see UDC Table 40.06.060. Wawa, Inc. CR Zoning. CD 12. (App 2021-280-A) TP 10-039.00-003.

4. 1811 Middle Neck Road, Middletown, DE 19709 . Special Use Permit to permit a 148 foot tall cell tower disguised as a windmill: Special Use Permit to permit a 148 foot tall cell tower disguised as a windmill on a residentially zoned property see UDC Sections 40.03.326 & 40.31.430. Cellco Partnership. SR Zoning. CD 6 (App 2021-0247-A) TP 13-021.00-010.

5. 4137 Concord Pike, Wilmington, DE 19803. Area variances to facilitate the recordation of a Land Development Plan: 1. To permit a building 5 feet from the northerly side of a proposed unnamed street (40-foot street yard setback) see UDC Table 40.04.110.B. 2. To permit a building 5 feet from the southerly side of a proposed unnamed street (40-foot street yard setback) see UDC Table 40.04.110.B. 3. To permit paving 4 feet from the northerly side of a proposed unnamed street (25-foot paving setback) see UDC Table 40.04.110.B. 4. To permit paving 4 feet from southerly side of a proposed unnamed street (25-foot paving setback) see UDC Table 40.04.110.B. 5. To permit a 0.0 bufferyard opacity along the northerly side of a proposed unnamed street (0.3 bufferyard opacity required) see UDC Table 40.04.111.A. 6. To permit a 0.0 bufferyard opacity along the southerly side of a proposed unnamed street (0.3 bufferyard opacity required) see UDC Table 40.04.111.A. 7. To permit 25 street trees along the proposed unnamed street right-of-way (35 street trees required) see UDC Table 40.04.111.A. Becker Morgan Group, Inc. CR Zoning. CD 2 (App 2021-0157-A) TP 06-040.00-005.

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.