

**BOARD OF ADJUSTMENT**

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**Sussex County**

DELAWARE  
sussexcountyde.gov

(302) 855-7878

**AGENDA**

**December 11, 2023**

**6:00 PM**

**Call to Order**

**Pledge of Allegiance**

**Approval of Agenda**

**Approval of the Minutes for October 2, 2023**

**Approval of the Findings of Fact for October 2, 2023**

**Old Business**

**12867 - Robert Kump**

seeks variances from the rear yard setback for a proposed structure (Sections 115-34 and 115-183 of the Sussex County Zoning Code). The property is located on the northeast side of Sunburst Path within the Peninsula Subdivision. 911 Address: 26961 Sunburst Path, Millsboro. Zoning District: MR. Tax Map: 234-30.00-27.00

**Public Hearings**

**12886 - Destiny LLC**

seeks a special use exception for an off-premises electronic message center (Sections 115-80, 115-81, 115-159.5, 115-161.1, and 115-210 of the Sussex County Zoning Code). The property is located on the northeast side of Parsonage Road approximately 30 ft. from Coastal Highway. 911 Address: 35859 Parsonage Road, Rehoboth Beach. Zoning District: C-1/GR. Tax Parcel: 334-13.00-5.00

**12887 - Joshua Valliant**

seeks variances from the front yard setback requirements for existing and proposed structures (Sections 115-25 and 115-182 of the Sussex County Zoning Code). The property is located on the southeast side of Wilgus Cemetery Road approximately 650 ft. from Honeysuckle Road. 911 Address: 34278 Wilgus Cemetery Road, Frankford. Zoning District: AR-1. Tax Parcel: 533-6.00-109.00

**12888 - Walls Sussex Properties, LLC**

seeks a special use exception to place a telecommunications tower and a variance from the height requirements for a telecommunications tower (Sections 115-25, 115-194.2, and 115-210 of the Sussex County Zoning Code). The property is located on the north

**side of Emory Walls Road approximately 1176 ft. from Seashore Highway. 911 Address: N/A. Zoning District: AR-1. Tax Parcel: 231-7.00-21.00**

**12889 - Abraham L. Huyett**

**seeks variances from the front, side, and rear yard setback requirements for proposed and existing structures (Sections 115-42, 115-182, 115-183, and 115-185 of the Sussex County Zoning Code). The property is located on the northwest side of Thistle Lane within the Oak Meadows Subdivision. 911 Address: 27626 Thistle Lane, Millsboro. Zoning District: GR. Tax Map: 234-29.00-189.00**

**12890 - Geoffrey S. Piotroski**

**seeks a variance from the maximum fence height requirement (Sections 115-25, 115-182, and 115-185 of the Sussex County Zoning Code). The property is located on the corner of Lighthouse Road and Monroe Avenue within the Edgewater Acres Subdivision. 911 Address: 38940 Monroe Avenue, Selbyville. Zoning District: AR-1. Tax Map: 533-20.19-16.00**

**Additional Business**

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-MEETING DETAILS-

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on December 4, 2023, at 4:30 p.m. and at least seven (7) days in advance of the meeting.

The Agenda was prepared by the Director of Planning and Zoning and is subject to change to include the additional or deletion of items, including Executive Sessions, which arise at the time of the meeting.

Agenda items may be considered out of sequence.

The meeting will be streamed live at <https://sussexcountyde.gov/council-chamber-broadcast>

The Board of Adjustment meeting materials, including the “packet” are electronically accessible on the County’s website at: <https://sussexcountyde.gov/>.

If any member of the public would like to submit comments electronically, these may be sent to [pandz@sussexcountyde.gov](mailto:pandz@sussexcountyde.gov). All comments are encouraged to be submitted by 4:30 P.M. on Thursday, December 7, 2023.

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