

## AGENDA

**\*Revised 3/21/22**

### BOARD OF ADJUSTMENT

Thursday, April 7, 2022

6:00 p.m.

**NOTE: In accordance with 29 Del. C. Section 10006A, Board of Adjustment Hearings will be held as a virtual meeting utilizing Zoom Webinar. ~~The Multi-Purpose Room of the James H. Gilliam, Jr. Building, 67 Reads Way, New Castle, DE 19720~~ \*The New Castle Room, Government Center, 87 Reads Way will be accessible during the scheduled hearing time for members of the public to attend the virtual meeting in-person.**

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: April 7, 2022 6:00 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/85849940609?pwd=T0dybDBuYUhzZmFpQYUFTNW5qYkRsUT09>

Passcode: 720345

**Or One tap mobile:**

US: +13126266799,,85849940609# or +19292056099,,85849940609#

**Or Telephone:**

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

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

or +1 253 215 8782

Webinar ID: 858 4994 0609

## AGENDA

**1. [102 Greenfield Road, Newark, DE 19713](#). Area variances:** **1.** To maintain a dwelling 4 feet from the southerly side lot line (6-foot side yard setback) see UDC Table 40.04.110.B. **2.** To maintain paving 0 feet from the southerly side lot line (2-foot paving setback) see UDC Section 40.04.110.E. **3.** To maintain pool decking 4 feet from the southerly side lot line (6-foot setback for pool decking) see UDC Section 40.03.410.H. Longo & Associates. NC6.5 Zoning. CD 9. (App 2022-0122-A) TP 09-017.30-055.

**2. [5904 Stone Pine Road, Wilmington, DE 19808](#). Area variance:** To construct an addition 3 feet from the easterly side lot line (6-foot side yard setback) see UDC Table 40.04.110.B. Michael Clifford. NC6.5 Zoning. CD 3. (App 2022-0123-A) TP 08-036.10-025.

**3. [138 Parker Drive, Middletown, DE 19709](#). Area variance:** To construct an addition 21 feet from the rear property line (25-foot rear yard setback) see UDC Table 40.04.110.B. David Balint. S Zoning. CD 12. (App 2022-0124-A) TP 13-003.40-123.

**4. [1506 Goldeneye Court, New Castle, DE 19720](#). Area variance:** To construct a deck 9 feet from the rear property line (25-foot setback for decks) see UDC Section 40.04.110.E. David Lyons. NC21 Zoning. CD 7. (App 2022-0126-A) TP 10-034.30-136.

**5. [96 Washington Avenue, Wilmington, DE 19808](#). Area variances:** **1.** To maintain stairs with a landing 0 feet from the easterly side lot line (3-foot setback for stairs) see UDC Section 40.04.110.E. **2.** To construct an addition 14 feet from the rear property line (25-foot rear yard setback) see UDC Table 40.04.110.B. **3.** To construct a deck 12 feet from the rear property line (12.5-foot setback for decks) see UDC Section 40.04.110.E. Mayra Alemar. NC6.5 Zoning. CD 9. (App 2022-0133-A) TP 08-039.10-264.

**6. [103 Brookmeadow Road, Greenville, DE 19807](#). Area variance:** To construct a detached accessory structure 15 feet from the northerly side lot line (40-foot setback detached accessory structure) see UDC Section 40.03.410.A. Jed Patterson. NC2A Zoning. CD 2. (App 2022-0153-A) TP 07-023.00-034.

**7. [101 Wildel Avenue, New Castle, DE 19720](#). Area variances:** **1.** To construct a dwelling 20

feet from the Wildel Avenue right-of-way (25-foot street yard setback) see UDC Table 40.04.110.B. **2.** To construct a dwelling 5 feet from the easterly side lot line (6-foot side yard setback) see UDC Table 40.04.110.B. **3.** To construct a dwelling 5 feet from the rear property line (25-foot rear yard setback) see UDC Table 40.04.110.B. Habitat for Humanity of New Castle County. NC5 Zoning CD 10. (App 2022-0154-A) TP 10-010.10-047.

**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.**