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Preliminary Land Use Service (PLUS) Meeting

This meeting will be conducted on-line and in person

Room 133, Haslet Armory

122 Martin Luther King Jr. Blvd., South

Please see <https://publicmeetings.delaware.gov/> for link to on-line access

June 28, 2023

Applicants should arrive or log in at least 15 minutes before their appointed time. Times are approximate and are subject to change.

Public comment will be heard at the end of each PLUS application after the State Agencies have shared their comments with the applicants. Each person wishing to comment on the application under review will have up to 3 minutes.

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| I. | 8:30 AM | Pre-Meeting Discussion – PLUS Reviewers |
| II. | 9:00 AM | Review and Discussion: Waste Management of Delaware Inc. (2023-06-01)
County: Sussex County Municipality: Unincorporated
Location: 32120 Old Stage Road
Project: Review of a proposed Rezoning and Site Plan to rezone 5.219 acres from AR-1 to C-3 for the repurposing of a vacant property to be used as storage and employee parking for an adjacent waste management facility. |
| III. | 9:30 AM | Review and Discussion: Cooper (2023-06-05)
County: Sussex County Municipality: Unincorporated
Location: South side of Burton Road, west of the corporate limits of Millville
Project: Review of a proposed Rezoning and Site Plan to rezone 92.9 acres from AR-1 to MR/RPC for a proposed Mixed Residential Type community consisting of a total of 300 units. |
| IV. | 10:00 AM | Review and Discussion: Delaware State Police – Troop 4 (2023-06-08)
County: Sussex County Municipality: Unincorporated
Location: Patriots Way, Millsboro, DE
Project: Review of a proposed Site Plan to construct a new State Police facility, maintenance building, and other associated improvements on a portion of a 44 acre parcel zoned AR-1. This application requires a conditional use. |

The agenda items times are approximate and subject to change. This agenda is subject to change to include additional items or the deletion of items, which arise at the time of the meeting.

- V. 10:30 AM **Review and Discussion: Cypress Landing (2023-06-02)**
County: Sussex County **Municipality:** Blades
Location: 8668 Concord Road, Seaford, DE
Project: Review of a proposed Subdivision Plan for the construction of 94 townhomes and other improvements on 12.4 acres zoned R-3.
- VI. 11:00 AM **Review and Discussion: Town of Bethany Beach 2023 Comprehensive Plan (2023-06-07)**
County: Sussex County **Municipality:** Bethany Beach
Location: Town of Bethany Beach
Project: Review of the Draft 2023 Comprehensive Plan for the Town of Bethany Beach.
- VII. 11:30 AM **Review and Discussion: 610 W 7th Street (2023-06-04)**
County: New Castle County **Municipality:** City of New Castle
Location: 610 W. 7th Street and 200 Larkin Street, New Castle, DE
Project: Review of a proposed Site Plan for the construction of 10 apartment buildings containing a total of 396 units and a 2,400 SF clubhouse building on 16.281 acres zoned DG (downtown Gateway).
- VIII. 12:00 PM **Review and Discussion: Janie's Way (2023-06-06)**
County: New Castle County **Municipality:** Middletown
Location: 410 Brick Mill Road, Middletown, DE
Project: Review of a Subdivision Plan for a 22-lot Single-Family semi-detached (Twin home) age restricted (55+) subdivision on 9.2 acres zoned R-2.

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