

**Preliminary Land Use Service (PLUS)
Comprehensive Plan Amendments and Municipal Ordinances**

Delaware State Planning Coordination
122 William Penn Street • Dover, DE 19901 • Phone: 302-739-3090 • Fax: 302-739-6958

Name of Municipality: Town of Odessa	
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Date of Most Recently Certified Comprehensive Plan: October 2, 2006

Application Type:

Comprehensive Plan Amendment: Map 6. Future Land Use and Annexation Areas

Ordinance: _____

Other: _____

Comprehensive Plan Amendment or Municipal Ordinance prepared by: Town of Odessa	
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Please describe the submission:

(1) The map below showing “Future Land Use and Annexation Areas” from the October 2006 Comprehensive Plan Update for the Town of Odessa indicates an area made up of three small residential parcels (indicated by black arrow) to be a future “Residential” use contiguous to the large area designated for “Planned Development” shown as “4” below. Area “4” and the three contiguous parcels are currently being proposed as one combined “Planned Neighborhood Development” (PND). The annexation and development of the combined parcels under the PND zoning use has been endorsed by the Planning Commission and Town Council. The PND zoning includes not only residential use, but commercial uses which are integral to the PND concept. Amending the 2006 Comprehensive Plan Update to include the three residential parcels (and adjacent lands of the State) within the “Planned Development” category shown as “4” on the map below would allow for a more integrated and inclusive design consistent with a planned development. (2) Adjacent to the above residential parcels is a parcel of lands owned by the State of Delaware. Amend the “Annexation Areas” to include said parcel and designate the future land use as “Planned Development”. Please see the attached survey showing the subject parcels to be utilized to amend “Map 6. Future Land Use and Annexation Areas”.

