



Preliminary Land Use Service

Application Form
Submitted Time:
January 17, 2023 10:42 AM

PLUS ID: 2023-02-01

State Strategy Level: 2

PLUS Application Type – Comprehensive Plan Amendment

Title: Rezoning of Property on 100 Buena St. Dewey Beach., Delaware 19971

County: Sussex County

Municipality: Dewey Beach

Description of PLUS project/plan:

Rezoning from Resort Business 2 District (RB2) to the Resort Residential District (RR).

Section I: Project Location

How many parcels are involved in this project?

One Parcel

Total number of parcels being reviewed for this project

Parcel ID(s): 334-20.18-74.00

Project Location: 100 Buena Rd., Dewey Beach, DE 19971

If contiguous to a municipality, are you seeking Annexation? No

Section II: Project Contact Information

Owner Contact Information

RICHARDSON K ANN TTEE REV TR

28 Montchanin Rd. STE 270

Greenville,, DE 19807

Phone: (302) 654-5449

Email: howardr@gmail.com

Fax:

Equitable Owner/Developer Contact Information

Is there and Equitable Owner/Developer for this project? **No**

Project Engineer/Designer Contact Information

Is there a Project Engineer or Designer for this project? No

Phone: () -

Email:

Fax: () -

Please designate a Primary Contact for this Project/Application.
Owner

Section III: Project Details

Project Area (Acres): 0

Type of Development: **Commercial**

If Mixed Use, what types are included:

Previous PLUS Information

Was this property a subject of a previous PLUS Review? **No**

If Previous PLUS, what was the PLUS ID:

Zoning Information

Present Zoning for this project area: **RB 2**

Proposed Zoning for this project: **RR**

Land Use Information

Present Use for this project area: **RESIDENTIAL**

Proposed Use for this project: **RESIDENTIAL**

Residential Development Information

Type of Residential:

If mixed residential, what types of residential?

Residential Target Market:

Type of Homeownership:

Total number of Homeownership units:

Type of Rental Units:

Total number Rental Units:

Table of Residential Units Proposed

Total Res. Units	Single Family	Multi-Family	Duplex/Townhouse

Commercial Development Information

Type of Commercial: **Other Currently zoned in a commercial mixed use district.
Retail on first floor and residential 2nd floor.**

Type of Industrial:
Institution Type:
Total Square footage: **4,900**

School Development Information

School Level:

Estimated Square Footage of School:

Estimated Number of Students:

What Fiscal Year (FY) do you anticipate applying for the Certificate of Necessity (CN)?

Does this project require a Conditional Use decision? **Yes**
If yes, please provide a brief description of the conditional use justification:
Owner desires to demolish and build a single family residential home. Current zoning does not allow this.

Are there any Federal permits, licensing, or funding anticipated for this project?
No
If yes, please describe/elaborate

Site Visit Option

To promote an accurate review of your project's features, would you permit a State agency site visit? **Yes**

If yes, please provide a contact name and phone number to schedule a site visit:
James Dedes 302-227-6363

Section IV: Utilities

Water Supply Details

What type of water provider will be used for this project? **Public Utility**
Who is the Water Service Provider: **Municipal**
Will a new public well be located at this site? **No**

Wastewater Supply Details

What type of wastewater Supply provider will be used for this project? **Public Utility**
Who is the Wastewater Service Provider: **Municipal**
Will a new public wastewater system be located at this site?
No

Section V: Environmental Details

Forestland detail

Existing Forested Area (Y/N)	Existing Forest (acres)	Will any forest be removed? (Y/N)	Estimated Removed Forest (acres)
No			

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Wetlands Details

Based on your PLUS Pre-Check report, are there any wetlands, as defined by the U.S. Army Corps of Engineers OR the Delaware Department of Natural Resources and Environmental Control (DNREC) on this site?

No

Tidal Wetlands

Are there Tidal Wetlands?

If yes, estimated Acres of Tidal Wetlands:

Non-tidal Wetlands

Are there Non-Tidal Wetlands?

If yes, estimated Acres of Non-Tidal Wetlands:

Wetland Impact

Will the site design proposed directly impact these wetland areas and/or do you anticipate a wetlands permit will be required?

If yes, estimated acres of wetlands impacted:

Wetland Delineation

Have the wetlands been delineated?

If delineated, has the U.S. Army Corps of Engineers signed off on the delineation?

Tax Ditch Details

Based on your PLUS Pre-Check report, is this site within the buffer area or contain a Tax Ditch, public ditch, or private ditch (that directs water off-site)?

No

Stormwater Management Details

List the proposed stormwater management practices for this site:

N/a

Open Space Details

Is there Open Space proposed for this project? **No**

Estimated acres of Open Space proposed:

What kind of Open Space?

Please list the "other" type of Open Space:

Will any land from this project be dedicated for community use (e.g. police, fire, school)?

No

Please describe anticipated community use

Section VI: Transportation / Mobility / Connectivity

Vehicle Trip Details

Do you have estimated vehicle trip information? **No**
Please provide estimated vehicle trips this project will generate on an average weekday.

What percentage of these trips will be from school buses, large commercial trucks such as Tractor-trailers, and/or delivery trucks (larger than a van or pick-up)?
N/A

Road Connectivity Details

Will this project connect to State maintained roads? **Yes**

Please list any locations where this project could physically be connected to existing or future development or adjacent land for connectivity/mobility and indicate your willingness to discuss making these connections.

Not applicable

Mobility Details

Is there a proposed or existing accessway (sidewalk transition from infrastructure in ROW to internal pathways)?
No

Have there already been discussions with DTC Planning staff of the need for new or improving existing transit stops on-site, near the site but within right-of-way, and/or as a companion stop?
No

Is there an opportunity to connect to a larger bike, pedestrian, or transit network?
No

Table of Mobility Connectivity Parameters

	Sidewalks	Bike Paths	Bus Stops
Currently exist?	No	No	No
Type existing			
Proposed to add?	No	No	
Type proposed			

Section VII: Historic / Cultural Information

Based on your PLUS Pre-Check report, has a cultural resource professional previously evaluated the site for historic and/or cultural resources?

No

If no, I acknowledge that the Pre-Check against the CHRIS system did not identify any historic/cultural resource areas on this site.

Acknowledge

If yes, please provide details regarding evaluation by a cultural resource professional.

Based on your PLUS Pre-Check report, is this site in the VICINITY of any known historic/cultural resources or sites?

No

If no, I acknowledge that the Pre-Check against the CHRIS system did not identify any historic/cultural resource areas near this site.

Acknowledge

If yes, please provide details regarding known historic/cultural resources near the project site.

Section IX: Signatures

Is the person completing this form the Property Owner? **No**

If yes, Signature of Owner completing form

If no, after you submit this application, you will be emailed with a request to upload the Owner Signature Form to the Delaware Planning Drop Box site.

Signature of Person completing form on behalf of the Property Owner

A handwritten signature in black ink that reads "James Dale". The signature is written in a cursive style with a large initial "J" and "D".

As the project contact, I acknowledge that this application will not be complete until OSPC receives the Owner Signature

Acknowledge

LAW OFFICES


**TUNNELL
& RAYSOR, P.A.**

HAROLD E. DUKES, JR.
 KELLY DUNN GELOF
 CHRISTOPHE CLARK EMMERT
 JAMIE C. KING
 A. DEAN BETTS, JR.
 ETTA R. MAYERS
 BRANDON K. RICKWOOD
 ASIM E. GULAB
 ADAM D. GELOF

OF COUNSEL
 MINDI MOORE TUNNELL

REHOBOTH BEACH OFFICE:

PLAZA FIVE
 323E REHOBOTH AVENUE
 REHOBOTH BEACH, DE 19971

 PHONE (302) 227-1314
 (800) 533-2897
 FAX (302) 227-5829

 visit our website at:
www.tunnellraysor.com

BETHANY BEACH:
 32892 COASTAL HIGHWAY, UNIT 1
 STARBOARD CENTER
 P.O. BOX 156
 BETHANY BEACH, DE 19930
 (302) 539-8222
 FAX (302) 539-1089

GEORGETOWN:
 30 EAST PINE STREET
 GEORGETOWN, DE 19947
 (302) 856-7313
 FAX (302) 856-7329

LEWES OFFICE:
 770 KINGS HIGHWAY
 LEWES, DE 19958
 (302) 644-4442
 FAX (302) 644-4405

MILFORD:
 820 SEABURY AVE.
 MILFORD, DE 19963
 (302) 491-6758

August 4, 2022

Daune Hinks
 Town of Dewey Beach
 105 Rodney Avenue
 Dewey Beach, DE 19971


RE: tax map parcel no. 334-20.18-74.00
 Richardson Property

Dear Ms. Hinks,

Our law firm represents the K. Ann Richardson Trust and Howard C. Richardson who are the owners of 100 Buena Street, Dewey Beach, DE. There is an existing small structure located on that site. During the Richardson period of ownership and its predecessors in title, the building has always been used as a residence. The building has now reached a point where it needs to be replaced. In that regard, the Richardson family is requesting permission to build a residence on the property even though it is zoned commercial. They have engaged Turnstone Builders to design a house that will meet their needs. They have submitted the plans to the town of Dewey Beach and are hereby requesting a variance to construct the residential house on this commercial site. I believe these plans are now in your office.

The above factors in mind, we are requesting that you set a hearing with the Board of Adjustment in order for the Richardson Family to proceed with the construction of their residence if you have any questions regarding this matter feel free to contact me at your convenience. Thank you for your help and guidance as always.

Sincerely,



Harold E. Dukes, Jr., Esquire

HED/ajk

TAX MAP AND PARCEL #:
3-34 20.18 74.00
PREPARED BY & RETURN TO:
Morris James LLP
107 W. Market Street
Georgetown, DE 19947

**NO TITLE EXAMINATION
PERFORMED OR REQUESTED**

THIS DEED, made this 15th day of January, 2020,

- BETWEEN -

K. ANN RICHARDSON, TRUSTEE OF THE K. ANN RICHARDSON
REVOCABLE TRUST DATED MARCH 2, 1993, as to an undivided one-half (1/2) tenant in
common interest, AND HOWARD C. RICHARDSON AND STEPHANI RICHARDSON, as
to an undivided one-half (1/2) tenant in common interest, of 20 Montchanin Road, Suite 270,
Greenville, DE 19807, parties of the first part,

- AND -

K. ANN RICHARDSON, TRUSTEE OF THE K. ANN RICHARDSON
REVOCABLE TRUST DATED MARCH 2, 1993, as to an undivided ninety-nine percent
(99%) tenant in common interest, AND HOWARD C. RICHARDSON, as to an undivided one
percent (1%) tenant in common interest, of 20 Montchanin Road, Suite 270, Greenville, DE
19807, parties of the second part;

WITNESSETH: That the said parties of the first part, for and in consideration of the sum
of **ONE DOLLAR (\$1.00)**, lawful money of the United States of America, the receipt whereof
is hereby acknowledged, hereby grant and convey unto the parties of the second part, and their
heirs and assigns, in fee simple, the following described lands, situate, lying and being in Sussex
County, State of Delaware:

ALL that certain tract, piece or parcel of land, together with all improvements thereon,
erected, situate, lying and being located in the **TOWN OF DEWEY BEACH**, formerly Indian
Beach, Lewes and Rehoboth Hundred, Sussex County, Delaware, more particularly described as
follows:

BEGINNING at a found $\frac{3}{4}$ inch pipe set in the Easterly right of way line of Buena Road,
said pipe marking a common corner for this parcel and lands now or formerly of Lido Realty
Co.; thence by and with the lands now or formerly of Lido Realty Co., the following six courses
and distances, viz: (1) North 84 degrees 33 minutes 00 seconds East 70.00 feet to a set chisel

mark 0.12 feet into wall; thence (2) South 05 degrees 27 minutes 00 seconds East 22.00 feet to a found $\frac{3}{4}$ inch pipe; thence (3) North 84 degrees 33 minutes 00 seconds East 3.50 feet to a point; thence (4) South 05 degrees 27 minutes 00 seconds East 29.00 feet to a point; thence (5) South 84 degrees 33 minutes 00 seconds West 3.50 feet to a found $\frac{3}{4}$ inch pipe; thence (6) South 05 degrees 27 minutes 00 seconds East 19.00 feet to a set $\frac{1}{2}$ inch pipe; thence turning and running South 84 degrees 33 minutes 00 seconds West 70.00 feet to a set mag. nail on the Easterly right of way line of Buena Street; thence by and with the Easterly right of way line of Buena Street North 05 degrees 27 minutes 00 seconds West 70.00 feet to the point and place of beginning, said to contain 5,001.5 square feet of land, more or less, with all improvements located thereon, as surveyed by Wingate & Eschenbach, dated January 27, 2000.

BEING the same land conveyed unto K. Ann Richardson Revocable Trust dated March 2, 1993, as to an undivided one-half (1/2) tenant in common interest and Howard C. Richardson and Stephani Richardson, as to an undivided one-half (1/2) tenant in common interest, by a Deed of John G. Farrow, Trustee and Dorothea P. Farrow, Trustee, dated January 27, 2000 and filed for record in the Office of the Recorder of Deeds, in and for Sussex County, at Georgetown, Delaware, in Deed Book 2459, Page 162.

SUBJECT to any and all restrictions, reservations, conditions, easements, and agreements of record in the Office of the Recorder of Deeds in and for Sussex County, Delaware.

IN WITNESS WHEREOF, the party of the first part has hereunto set her hand and seal
the day and year first above written.

Witness

K. Ann Richardson TGE (SEAL)
K. Ann Richardson, Trustee

STATE OF DELAWARE, COUNTY OF SUSSEX: to-wit

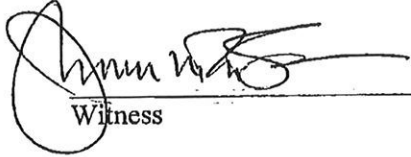
BE IT REMEMBERED, that on January 20th, 2020, personally came before me, the
subscriber, K. Ann Richardson, Trustee, party of the first part to this Indenture, known to me
personally to be such, and acknowledged this Indenture to be her act and deed.

GIVEN under my Hand and Seal of Office the day and year aforesaid.

SUSAN LYNN GOFF
Notary Public
STATE OF DELAWARE
My Commission Expires 03-15-2020

Susan Lynn Goff
Notary Public
My Commission Expires: _____

IN WITNESS WHEREOF, the party of the first part has hereunto set his hand and seal
the day and year first above written.



Witness


 (SEAL)

Howard C. Richardson

STATE OF DELAWARE, COUNTY OF SUSSEX: to-wit

BE IT REMEMBERED, that on January 15, 2020, personally came before me, the
subscriber, Howard C. Richardson, party of the first part to this Indenture, known to me
personally to be such, and acknowledged this Indenture to be his act and deed.

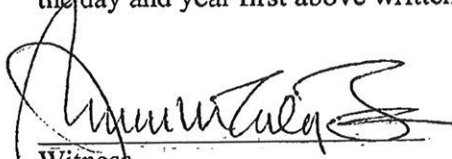
GIVEN under my Hand and Seal of Office the day and year aforesaid.



Notary Public
My Commission Expires: 2-19-2021



IN WITNESS WHEREOF, the party of the first part has hereunto set her hand and seal
the day and year first above written.

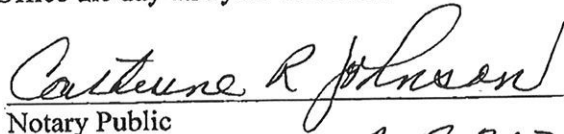

Witness

 (SEAL)
Stephani Richardson

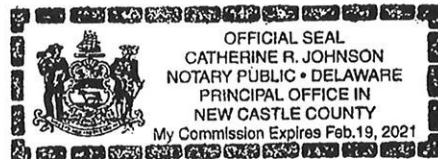
STATE OF DELAWARE, COUNTY OF SUSSEX: to-wit

BE IT REMEMBERED, that on January 15th, 2020, personally came before me, the
subscriber, Stephani Richardson, party of the first part to this Indenture, known to me personally
to be such, and acknowledged this Indenture to be her act and deed.

GIVEN under my Hand and Seal of Office the day and year aforesaid.


Notary Public
My Commission Expires: 2-19-2021

THE TOWN OF DEWEY
REALTY TRANSFER TAX
SERIAL NO. 23458
AMOUNT OF TOWN TAX 0
DATE RECORDED 1-22-20
RECEIVED BY dmorris



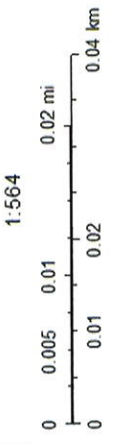


Sussex County



PIN:	334-20.18-74.00
Owner Name	RICHARDSON K AN TTEE REV TR
Book	5189
Mailing Address	20 MONTCHANIN RC GREENVILLE DE E/BUENA RD COR S/MCKINLEY AV N/A
City	GREENVILLE
State	DE
Description	E/BUENA RD
Description 2	COR S/MCKINLEY AV
Description 3	N/A
Land Code	

- polygonLayer Override 1
- polygonLayer Override 1
- Tax Parcels
- 911 Address
- Streets
- County Boundaries



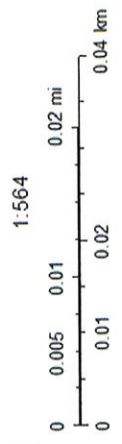


Sussex County



PIN:	334-20.18-74.00
Owner Name	RICHARDSON K AN TTEE REV TR
Book	5189
Mailing Address	20 MONTCHANIN RC
City	GREENVILLE
State	DE
Description	E/BUENA RD
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Description 3	N/A
Land Code	

- polygonLayer
Override 1
- polygonLayer
Override 1
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- 911 Address
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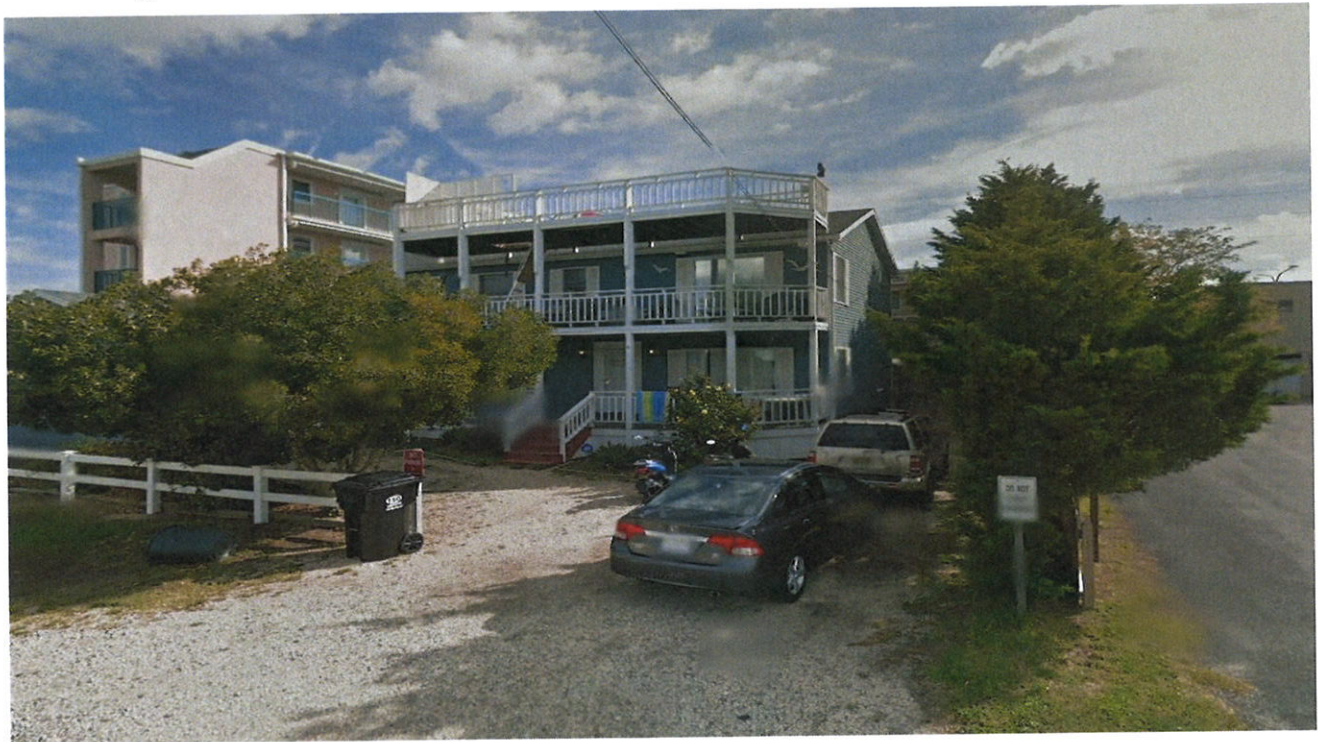
100 Buena Street is a single family dwelling located behind the former site of Grotto's Pizza and the Opal Hotel in Dewey Beach, Delaware.



100 Buena Street is currently zoned as RB-2

§ 185-25.1. RB-2 Resort Business District-2.

- A. Purpose of the district. This district represents the middle level of commercial development intensity in a main-street-like district lining the Coastal Highway corridor (S.R.1). The features of this zone include structures that are either entirely dedicated to commercial land use, or mixed-use structures of floor-area footage of not less than 1/3 commercial land use and not greater than 2/3 residential land use, providing use of the first floor or street level is restricted to commercial land use activities. Single-family detached dwellings and multifamily dwellings in a building or structure dedicated to residential use are prohibited.



100 Buena Street should be zoned as RR

§ 185-24. RR Resort Residential District.

- A. Purpose of the district. The purpose of this district is to provide for residential development of greater density than that provided for in an NR District, together with low-impact community and municipal functions and servicing of adjacent resort business properties owned by the same person, corporation or entity.
- B. Permitted uses: any use permitted in a Neighborhood Residential District, dedicated multifamily residential structures, and municipal buildings and uses.

§ 185-24. RR Resort Residential District.

- A. Purpose of the district. The purpose of this district is to provide for residential development of greater density than that provided for in an NR District, together with low-impact community and municipal functions and servicing of adjacent resort business properties owned by the same person, corporation or entity. See Table 1, Uses in Residential Districts.¹
- B. Permitted uses: any use permitted in a Neighborhood Residential District, dedicated multifamily residential structures, and municipal buildings and uses. See Table 1, Uses in Residential Districts.
- C. Permitted accessory uses: any permitted use in a Neighborhood Residential District. See Table 1, Uses in Residential Districts.
- D. Conditional uses. See Table 1, Uses in Residential Districts.
- E. Uses permitted by special exception. See Table 1, Uses in Residential Districts.
- F. Permitted signs: all signs permitted by § 185-29, but limited in area to seven square feet, and signs permitted within the RR District by § 185-31.
- G. Height, area and bulk requirements. See Table 2, Bulk Zoning Standards in All Districts.²
- H. Reference to additional regulations. The regulations contained in this section are supplemented or modified by regulations contained in other articles of this and other chapters of the Town's municipal code, especially the following:
 - (1) Article V, General Sign Regulations.
 - (2) Article VI, Off-Street Parking.
 - (3) Article VII, Conditional Uses.
 - (4) Article VIII, Supplementary Height, Area and Bulk Regulations.
 - (5) Article X, Board of Adjustment.
 - (6) Definitions contained in Chapter 1, Article III.
 - (7) Restrictions specific to development in flood-prone areas (including FEMA-designated VE, AE and AO flood zones) contained in Chapter 101, Article IV. **[Amended 1-11-2014 by Ord. No. 708]**

§ 185-25.1. RB-2 Resort Business District-2.

- A. Purpose of the district. This district represents the middle level of commercial development intensity in a main-street-like district lining the Coastal Highway

1. Editor's Note: Table 1 follows § 185-23C.

2. Editor's Note: Table 2 is included as an attachment to this chapter.

corridor (S.R. 1). The features of this zone include structures that are either entirely dedicated to commercial land use, or mixed-use structures of floor-area footage of not less than 1/3 commercial land use and not greater than 2/3 residential land use, providing use of the first floor or street level is restricted to commercial land use activities. Single-family detached dwellings and multifamily dwellings in a building or structure dedicated to residential use are prohibited.

- B. Permitted uses. See Table 3, Uses in Resort Business Districts.³
- C. Permitted accessory uses. See Table 3, Uses in Resort Business Districts.
- D. Conditional uses. See Table 3, Uses in Resort Business Districts.
- E. Uses permitted by special exception. See Table 3, Uses in Resort Business Districts.
- F. Special events permitted for a limited period of time. See Table 3, Uses in Resort Business Districts.
- G. Permitted signs. All signs permitted by § 185-29 and signs permitted within the RB Districts by § 185-32.
- H. Height, area and bulk requirements. See Table 2, Bulk Zoning Standards in All Districts.⁴
- I. Reference to additional regulations. The regulations contained in this section are supplemented or modified by regulations contained in other articles of this and other chapters of the Town's municipal code, especially the following:
 - (1) Article V, General Sign Regulations.
 - (2) Article VI, Off-Street Parking.
 - (3) Article VII, Conditional Uses.
 - (4) Article VIII, Supplementary Height, Area and Bulk Regulations.
 - (5) Article X, Board of Adjustment.
 - (6) Definitions contained in Chapter 1, Article III.
 - (7) Restrictions specific to development in flood-prone areas (including FEMA-designated VE, AE and AO flood zones) contained in Chapter 101, Article IV. **[Amended 1-11-2014 by Ord. No. 708]**

3. Editor's Note: Table 3 follows § 185-25C.

4. Editor's Note: Table 2 is included as an attachment to this chapter.



ORDINANCE NO 797

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN BY CHANGING THE ZONING DESIGNATION OF THE PROPERTY LOCATED AT 100 BUENA STREET, DEWEY BEACH, DELAWARE, TMP 334-20.18-74.00 FROM RESORT BUSINESS-2 (RB-2) TO RESORT RESIDENTIAL (RR) AND TO ACCORDINGLY AMEND THE DEWEY BEACH ZONING MAP CLASSIFICATION REFERRED TO IN CHAPTER 185, SECTION 185-6 OF THE MUNICIPAL CODE OF THE TOWN OF DEWEY BEACH.

WHEREAS, the Town Council of the Town of Dewey Beach have deemed it desirable to consider the question of whether it is in the public interest to change the zoning district designation for the property located at "100 Buena Street" TMP 334-20.18-74.00 from Resort Business 2 to Resort Residential as follows;

WHEREAS, Title 22, Chapter 3, Section 301 of the Delaware Code provides that "for the purpose of promoting health, safety, morals or the general welfare of the community, the legislative body of cities and incorporated towns may regulate and restrict the height, number of stories, and size of buildings and other structures, percentage of lot that may be occupied, the size of yards, courts and other open spaces, the density of population, and the location and use of buildings, structures and land for trade, industry, residence or other purposes":

WHEREAS, Article XV, Chapter 185, Section 73, Changes and Amendments, of the Municipal Code of the Town of Dewey Beach provides that any amendment to the Zoning Ordinance shall be made after Public Hearings conducted by both the Planning Commission and the Town Council;

WHEREAS, the Planning Commission following a duly noticed public hearing recommended approval of the application to rezone said parcel at their meeting on December 17, 2022;

WHEREAS, a Public Hearing was conducted by Town Council on November 18, 2022;

WHEREAS, at least fifteen (15) days' notice of such hearing was provided by publishing notice of the time and place of such hearing in an official paper or paper of general circulation in the Town; and

WHEREAS, the proposed amendment will promote the health, safety, and general welfare of the Dewey Beach Community.

BE IT ORDAINED by Town Council, in session met, a quorum pertaining at all times thereto, in the manner following to-wit:

Section 1. The Comprehensive Plan zoning designation of parcel TMP 334-20.18-74.00 located at 100 Buena Street is hereby changed and amended from Resort Business 2 (RB-2) to Resort Residential (RR); and the Dewey Beach Zoning map referred to in Chapter 185, Section 185-6 of the Municipal Code of the Town of Dewey Beach, Delaware, for the property at 106 Read Avenue be hereby amended to RR, Resort Residential.

Section 2. If any provision of this Ordinance shall be deemed or held to be invalid or unenforceable for any reason whatsoever, then such invalidity or unenforceability shall not affect any other provision of this Ordinance which may be given effect without such invalid or unenforceable provision, and to this end, the provisions of this Ordinance are hereby declared to be severable.

Section 3. This Ordinance shall take effect immediately upon its review and approval by the Delaware Office of State Planning.

Adopted by the Commissioners of the Town of Dewey Beach on January 13, 2023.

SYNOPSIS

This Ordinance amends the Dewey Beach Comprehensive Plan and the Dewey Beach Zoning Map designation for TMP 334-20.18-74.00 by changing it from RB-2 to RR.

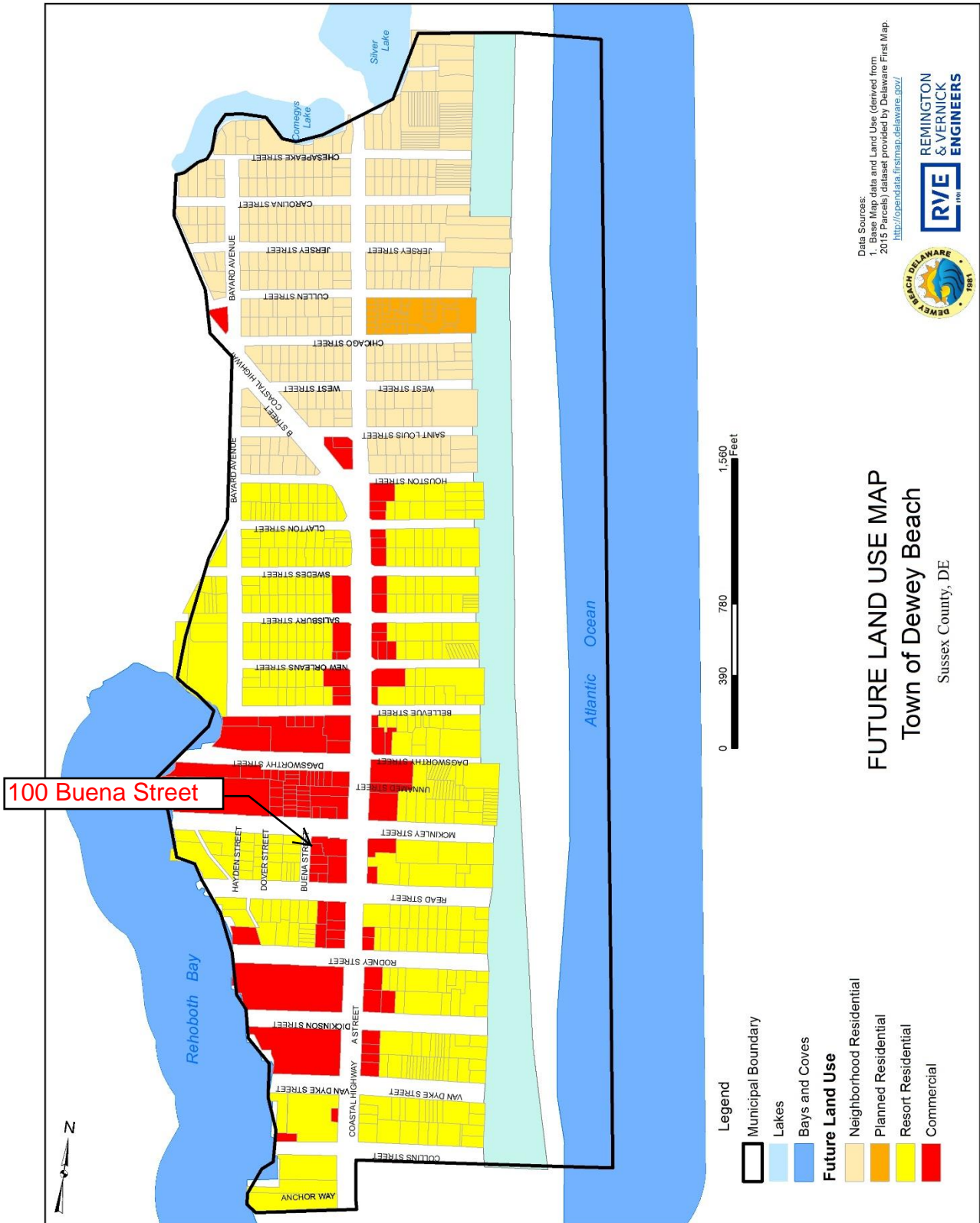


Mayor, William Stevens



Town Manager, Bill Zolper

Map 7



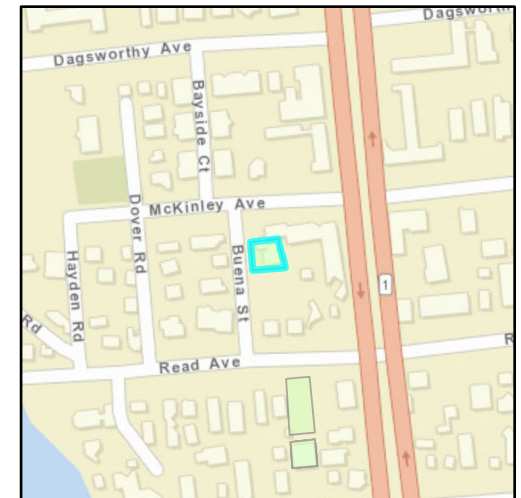
Preliminary Land Use Service (PLUS)

2023-02-01 Rezoning of Property on 100 Buena St. Dewey Beach., Delaware 19971



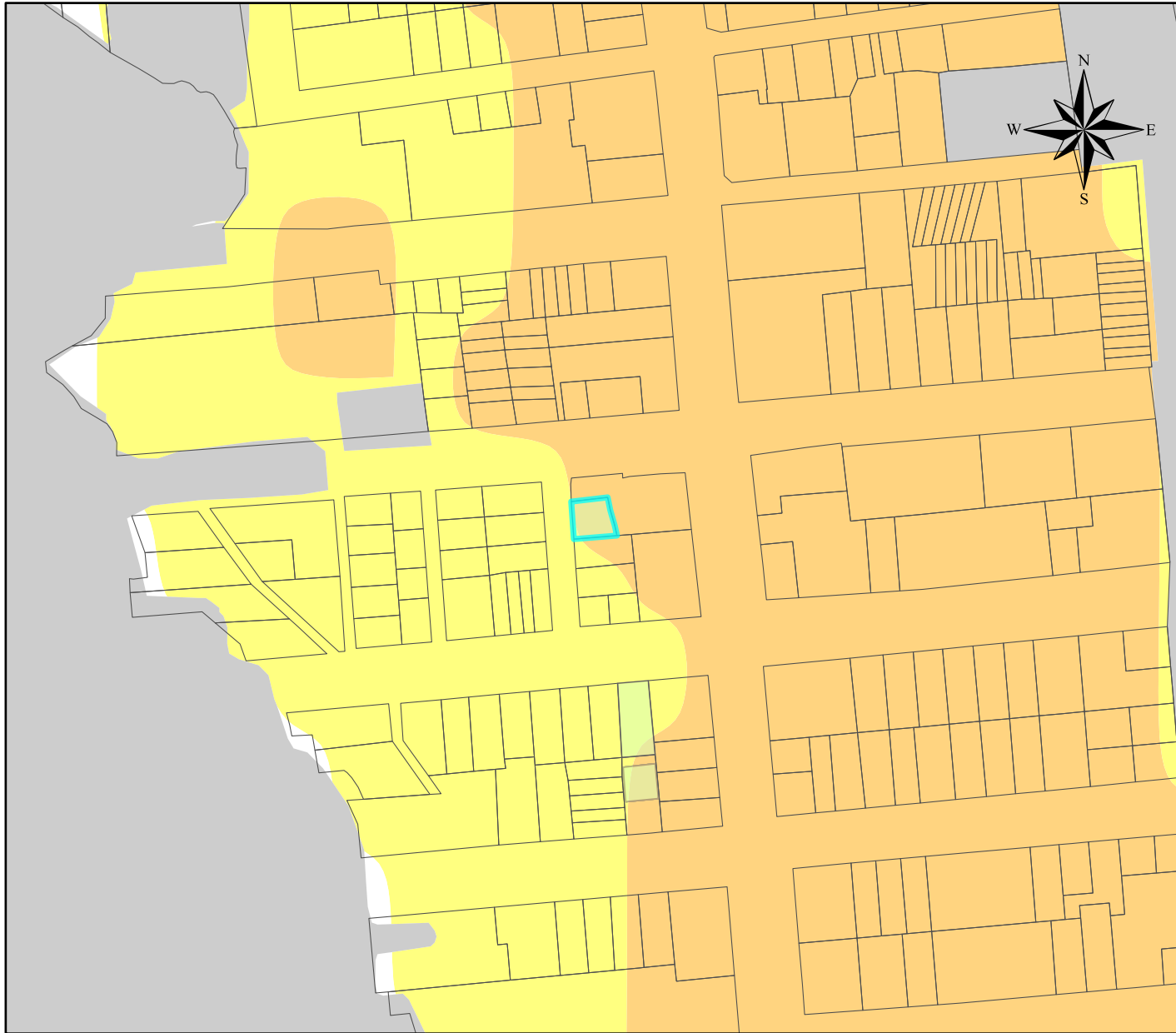
Legend

 PLUS Project Areas



Preliminary Land Use Service (PLUS)

2023-02-01 Rezoning of Property on 100 Buena St. Dewey Beach., Delaware 19971



Legend

 PLUS Project Areas

2020 State Strategies

 1

 2

 3

4

 Out of Play

