



PUBLIC NOTICE

BOARD OF ADJUSTMENT

Regular Meeting

Commissioners Room

Monday, October 28, 2013; 7:00 p.m.

AGENDA

1. Call to Order
2. Roll Call
3. Correspondence
4. Approval of Minutes – Regular Meeting held on September 23, 2013
5. Old Business
6. New Business
 - A. **Case No. 0813-07**. A REQUEST FOR VARIANCE in regard to Section 270-26 of the Municipal Code of Rehoboth Beach to allow construction of a new porch with a setback of 10.5 feet from the easterly property line and 10.25 feet from the westerly property line. The property at 32 Virginia Avenue is located in the R-2 Zoning District on Lot No. 32 and a portion of Lot No. 30. There is a two-family dwelling on the property. The Request for Variance is to allow an encroachment on the west side of 9.75 feet (20 feet less 10.25 feet). The total 20 feet aggregate is required because the existing structure encroaches the entire east side setback area. The Variance is being requested by S. Robert Boardman, owner of the property.
 - B. **Case No. 0813-08**. A REQUEST FOR VARIANCES in regard to Section 270-26 of the Municipal Code of Rehoboth Beach to allow the encroachment into the side yard setbacks of .1 feet for the easterly side and 2.8 feet for the westerly side of the existing house and 2.6 feet for the westerly side of the existing cottage; Section 270-25 of the Municipal Code of Rehoboth Beach to allow 10 feet for the existing patio in the rear yard setback and the encroachment of 1.5 feet for the southerly side of the existing cottage; Section 270-29(B) of the Municipal Code of Rehoboth Beach which requires off-street parking when there is an increase in the size of the structure, and Section 270-35(D)(1) of the Municipal Code of Rehoboth Beach which requires two parking spaces for all residential units including accessory structures used as dwellings or dwelling units. The property is located in the R-1 Zoning District on Lot Nos. 9 & 10, Block 25, at 122 Norfolk Street. The Variances are being requested by Jane R. Patchell, Esq. of the law firm Tunnell & Raysor, PA on behalf of Robert C. Randa and Patton W. Connor, owners of the property.
 - C. **Case No. 0913-09**. A REQUEST FOR VARIANCE in regard to Section 270-24 of the Municipal Code of Rehoboth Beach for a 13.5 feet encroachment of an existing porch in the southerly front yard setback to allow the screened porch to be enclosed

with glass. The property is located in the R-1 Zoning District on Lot No. 29 at 29 Pennsylvania Avenue. The Variance is being requested by Eugene H. Bayard, Esq. of the law firm Morris James LLP on behalf of Mark & Suzanne Matan of 29 Penn LLC, owners of the property.

7. Other Business

A. Consideration of date for Board of Adjustment Meeting to be held in May 2014.

8. Adjournment

* For additional information or special accommodations, please call (302) 227-6181 (TDD Accessible) 48-hours prior to the meeting.

amw: 10/21/13; posted 10/21/13

pc (via Fax) Coast Press, Cape Gazette, State News