

A RESOLUTION PROPOSING THAT A PUBLIC HEARING BE HELD ON MARCH 1, 2021, AT 7:00 P.M., AT THE TOWN HALL, 1 W. CHURCH STREET, SELBYVILLE, SUSSEX COUNTY, DELAWARE, TO CONSIDER THE REZONING OF REAL PROPERTY IDENTIFIED AS SUSSEX COUNTY TAX MAP AND PARCEL NUMBER 5-33 17.00 182.00 FROM R-4 RESIDENTIAL TO GC GENERAL COMMERCIAL.

WHEREAS, following a lengthy and thorough study and review process, the Town of Selbyville has revised, updated, amended and readopted the Town's Comprehensive Plan, all in accordance with 22 Del.C. § 702; and

WHEREAS, the Town has received the final certification of its revised, updated, amended and readopted Comprehensive Plan from the State of Delaware and, in furtherance of the Town's obligation under 22 Del.C. § 702(c) to amend its official zoning map and rezone all lands with the Town in accordance with the uses of land provided for in the Town's Comprehensive Plan, the Mayor and Town Council, in accordance with § 200-147.B. of the Zoning Code of the Town of Selbyville ("Zoning Code"), hereby initiate the rezoning process for the following parcel of real property located within the jurisdictional limits of the Town: Sussex County Tax Map and Parcel Number 5-33 17.00 182.00; and

WHEREAS, more specifically, the Mayor and Town Council hereby propose to rezone the real property identified as Sussex County Tax Map and Parcel Number 5-33 17.00 182.00 from R-4 Residential to GC General Commercial; and

WHEREAS, 22 Del. C. §304 and §200-147.C. of the Zoning Code provide that any amendment to any zoning ordinance shall be after a public hearing following fifteen (15) days' notice thereof by publication in an official paper or a paper of general circulation within the municipality; and

WHEREAS, §200-147.C. of the Zoning Code further provides that notice of the public hearing to be held shall be sent, by First Class Mail at least fifteen (15) days prior to the date set forth in this Resolution for the public hearing, to all property owners within 100 feet of the boundaries of the properties which are the subject of the proposed rezoning; and

NOW THEREFORE BE IT RESOLVED that a Public Hearing shall be held on **Monday, March 1, 2021**, at 7:00PM, at the Town Hall, 1 W. Church Street, Selbyville, Sussex County, Delaware, to consider the rezoning of the real property identified as Sussex County Tax Map and Parcel Number 5-33 17.00 182.00 from R-4 Residential to GC General Commercial.

AND BE IT FURTHER RESOLVED that the Town Administrator be and she is hereby authorized and directed to cause a notice, which shall consist of a true copy of this Resolution by title to be published in a newspaper of general circulation in the Town of Selbyville, at least fifteen (15) days prior to the date set forth in this Resolution for the public hearing.

AND BE IT FURTHER RESOLVED that the Town Administrator be and she is hereby authorized and directed to cause a notice of the public hearing to be sent, by First Class Mail at least fifteen (15) days prior to the date set forth in this Resolution for the public hearing, to all property owners within 100 feet of the boundaries of the properties which are the subject of the proposed rezoning.

I, Deborah L. McCabe, Secretary of the Town Council of the Town of Selbyville, do hereby certify that the foregoing is a true and correct copy of a Resolution adopted by the Mayor and Council at its Regular Meeting held on February 1, 2021, at which a quorum was present and voting throughout and that the same is still in full force and effect.


Deborah L. McCabe
Deborah L. McCabe, Secretary