

ZONING MAP DESIGNATIONS

Town of Cheswold 1856



EXHIBIT "B"

State of Delaware

1787

Cheswold Planning Commission MEMORANDUM 2022-006

Page 1 of 3

To:

Town Council

From:

Cheswold Planning Commission

Date:

October 21, 2022

RE:

ACTION TAKEN

October 13, 2022 - Public Hearing Recommendation

Four, (4), Ordinances

Mayor and Council.

The Planning Commission conducted a properly posted Public Hearing on Thursday, October 13, 2022, at 5:00 p.m., at the Cheswold Town Hall, 691 Main St. There was a quorum of Commissioners present and throughout the meeting.

The purpose of the Public Hearing was for the Planning Commissioners to sit and hear comments and opinions from any concerned party regarding the following Ordinances and to obtain public opinion and legislative fact finding. Per the Town Charter, the Commissioners were in no way bound, to act in response to any information or comments offered at the Public Hearing.

Ordinances for Planning Commission Review:

• 08-29-22-067 Ordinance to Re-Zone Parcels with Outdated M-1 Designations to I-1, (Industrial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan

Purpose: This Ordinance is in accordance with the Charter and the amendment of the current 2020 Comprehensive Plan of the Town of Cheswold and is intended to provide for the rezoning designations of Map ID's identified within the Ordinance, and located in the Central Delaware Business Park, from a M-1, (*Industrial*), zoning code to the specific designation of I-1, (*Light Industrial*), zoning code to comply with the rezoning designations currently applicable to the zoning codes of the Town's Land Use Ordinance.

Cheswold Planning Commission MEMORANDUM 2022-006

Page 2 of 3

Ordinances for Planning Commission Review: "continued"

 08-29-22-068 Ordinance to Re-Zone Parcels with Outdated M-1 Designations to I-2 (Industrial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan

Purpose: This Ordinance is in accordance with the Charter and the amendment of the current 2020 Comprehensive Plan of the Town of Cheswold and is intended to provide for the rezoning designations of Map ID's identified within the Ordinance, and located in the Central Delaware Business Park, from a M-1, (*Industrial*), zoning code to the specific designation of I-2, (*Heavy Industrial*), zoning code to comply with the rezoning designations currently applicable to the zoning codes of the Town's Land Use Ordinance.

 08-29-22-069 Ordinance to Re-Zone Parcels with Outdated M-1 Designations to C-2, (Commercial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan

Purpose: This Ordinance is in accordance with the Charter and the amendment of the current 2020 Comprehensive Plan of the Town of Cheswold and is intended to provide for the rezoning designations of Map ID's identified within the Ordinance, and located in the Central Delaware Business Park, from a M-1, (*Industrial*), zoning code to the specific designation of C-2, (*Highway Commercial*), zoning code to comply with the rezoning designations currently applicable to the zoning codes of the Town's Land Use Ordinance.

 08-29-22-070 Ordinance to Amend the Town of Cheswold Land Use Ordinance to Delete Section 16-6 in its Entirety

Purpose: This Ordinance is in accordance with the Charter and the amendment of the current 2020 Comprehensive Plan of the Town of Cheswold and is intended to provide for the removal of Section 16-6 in its' entirety from the Town Land Use Ordinance which is no longer applicable due to the passage and approval of Ordinances 07-28-22-065 and 07-28-22-066

Cheswold Planning Commission MEMORANDUM 2022-006

Page 2 of 3

<u>PLANNING COMMISSION RECOMMENDATION:</u> After reviewing the above Ordinances as submitted, the Commissioners voted unanimously to recommend the approval and passage of such Ordinances as presented without additional comments, questions, or suggestions for revision.

Carl Schultz, Chairperson

TCheswold Planning Commission



Town of Cheswold 1856 State of Delaware 1787

PUBLIC NOTICE Of PUBLIC HEARING

PUBLIC HEARING for REVIEW of FOUR, (4) ORDINANCES by the TOWN COUNCIL of the TOWN OF CHESWOLD

A Public Hearing is scheduled to be held by the Planning Commission of the Town of Cheswold as follows:

NOVEMBER 7, 2022 5:00 P.M. CHESWOLD TOWN HALL 691 MAIN STREET CHESWOLD, DELAWARE 19936

In person attendance is limited to members of the Planning Commission and representatives of or for the Central Delaware Business Park. FACE MARKS ARE REQUIRED. All others may attend via the following ZOOM connection:

ViaComputer: https://us02web.zoom.us/i/9728359352 Meeting ID: 9728359352

Via Cell Phone: 1-929-205-6099 Meeting ID: 9728359352#

The following Ordinances will be reviewed:

Dover Post

- a. 08-29-22-067 Ordinance to Re-Zone Parcels with Outdated M-1 Designations to I-1, (Industrial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan
- b. 08-29-22-068 Ordinanceto Re-Zone Parcels with Outdated M-1 Designations to I-2 (Industrial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan
- c. 08-29-22-069 Ordinance to Re-Zone Parcels with Outdated M-1 Designations to G-2, (Commercial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan
- d. 08-29-22-070 Ordinance to Amend the Town of Cheswold Land Use Ordinance to Dalete Section 16-6 in its Entirety

Additional information may be obtained from Town Half, 691 Main Street, Cheswold, DE 19936

C)Y

Please view a more detailed notice on the Town website at: http://cheswold.delaware.gov

Anyone desiring to provide comments at the Public Hearing must submit their names to the Town Clerk at 302-734-6991, by close of business, (4:30 pm), on Friday, November 4, 2022.

Exhibit "D"

RE-SCHEDULING PUBLIC NOTICE Of **PUBLIC HEARING**

PUBLIC HEARING for REVIEW of FOUR, (4) ORDINANCES by the TOWN COUNCIL of the TOWN OF CHESWOLD

A Public Hearing is scheduled to be held by the Planning Commission of the Town of Cheswold as follows:

DECEMBER 5, 2022 5:00 P.M. CHESWOLD TOWN HALL 691 MAIN STREET CHESWOLD, DELAWARE 19936

In person attendance is limited to members of the Planning Commission and representatives of or for the Central Delaware Business Park.

FACE MARKS ARE REQUIRED. All others may attend via the following ZOOM connec-

Via Computer: https://us02web.zoom.us/j/9728359352 Meeting ID: 972 835 9352

Via Cell Phone: 1-929-205-6099 Meeting ID: 9728359352#

The following Ordinances will be reviewed:

- a. **08-29-22-067** Ordinance to Re-Zone Parcels with Outdated M-1 Designations to I-1, (Industrial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan
- b. **08-29-22-068** Ordinance to Re-Zone Parcels with Outdated M-1 Designations to I-2 (Industrial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan
- O8-29-22-069 Ordinance to Re-Zone Parcels with Outdated M-1 Designations to C-2, (Commercial) Designations Consistent with the Current Land Use Ordinance and the 2020 Comprehensive Plan
- d. 08-29-22-070 Ordinance to Amend the Town of Cheswold Land Use Ordinance to Delete Section 16-6 in its Entirety

Additional information may be obtained from Town Hall

691 Main Street, Cheswold, DE 19936

ОГ Please view a more detailed notice on the Town website at: http://cheswold.delaware.gov

Anyone desiring to provide comments at the Public Hearing must submit their names to the Town Clerk at 302-734-6991, by close of business, (4:30 pm), on Friday, December 2, 2022. 569285 DSN 11/9/2022

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