



NEW CASTLE COUNTY COUNCIL LAND USE COMMITTEE MEETING

Co-Chair: David Tackett, Eleventh District
Co-Chair: Janet Kilpatrick, Third District

October 19, 2021
3:00 PM

VIRTUAL ZOOM WEBINAR MEETING*** &
LOUIS L. REDDING CITY/COUNTY BUILDING
1ST FLOOR COUNCIL CHAMBERS
800 N. FRENCH STREET, WILMINGTON, DE 19801

MINUTES

A. Meeting Call to Order

The meeting was called to order by Ms. Kilpatrick at 3:00 p.m.

Councilmembers present: Mr. Bell, Mr. Carter, Mr. Cartier, Ms. Diller, Ms. Durham, Ms. Hartley-Nagle, Mr. Hollins, Ms. Kilpatrick, Mr. Smiley, Mr. Tackett, Mr. Woods

Absent: Mr. Sheldon, Mr. Street

B. Approval of Minutes

Motion by George Smiley, **seconded** by J. William Bell, to adopt the minutes of the September 21, 2021 Land Use Committee meeting. The minutes were approved by voice vote.

C. Review/Discussion of Resolution(s)

R21-__:PLAN OF PORTER INDUSTRIAL; PENCADER HUNDRED; EAST SIDE OF PORTER ROAD, 2000 FEET NORTH OF WRANGLE HILL ROAD; MAJOR LAND DEVELOPMENT PLAN THAT PROPOSES 111,300 SQUARE FEET OF WAREHOUSE SPACE; I ZONING; [APPLICATION NO. 2020-0554-S](#); COUNCIL DISTRICT 12 Introduced by: Mr. Bell

- Mr. Bell introduced the resolution.
- Peter Yingst, attorney for the applicant, spoke and gave a presentation.

D. Review/Discussion of Ordinance(s)

°21-035: REVISE ZONING MAP: WHITE CLAY CREEK HUNDRED, SOUTHWESTERLY CORNER OF CHURCHMANS ROAD AND GOODING DRIVE; 665 CHURCHMANS ROAD, [TAX PARCEL NO. 09-019.00-029](#), 0.48 ACRES FROM NC 6.5 (NEIGHBORHOOD CONSERVATION) TO ON (OFFICE NEIGHBORHOOD) AND AMEND THE 2012 COMPREHENSIVE DEVELOPMENT PLAN CONSISTENT THEREWITH (The purpose of the Site Plan and Rezoning for 665 Churchmans Road is to rezone the 0.48 acres to ON (Office Neighborhood) to reflect the historical and existing office use of the parcel. [2020 0712-S/Z](#).) Introduced by: Mr. Woods

- Mr. Woods introduced the ordinance.
- John Tracey, attorney for the applicant, spoke and gave a presentation.

°21-116: (STATUS: TABLED) TO AMEND *NEW CASTLE COUNTY CODE* CHAPTER 6 ("BUILDING CODE"), ARTICLE 3 ("ADMINISTRATION") AND ARTICLE 10 ("ENERGY CONSERVATION CODE") RELATING TO NEW RESIDENTIAL CONSTRUCTION, ELECTRIC VEHICLES, AND CHARGING INFRASTRUCTURE. Introduced by: Ms. Durham

- Ms. Durham introduced the ordinance.
- Council discussion.
- Mike Migliore, Counsel to Council, spoke.
- Rich Hall, General Manager of the Department of Land Use, spoke.
- Public comment: Henry Miller

E. Presentations

None

F. Other

- Update on the status of this year's State's Agricultural Preservation Program

- Rich Hall, General Manager of the Department of Land Use, spoke.
- Tracy Surles, General Manager of the Department of Public Works, spoke.

G. Public Comment

- Ms. Kilpatrick asked Ms. Durham about Ordinance 21-116.

H. Adjournment

- Mr. Smiley moved to adjourn the meeting. The motion was seconded by Mr. Cartier and approved. The meeting was adjourned at 4:04 p.m.