



MEMORANDUM

Department of Planning & Inspections
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DATE: March 18, 2019
TO: Development Advisory Committee
FROM: Planning Office
SUBJECT: D.A.C. Meeting of WEDNESDAY, March 27, 2019

The Development Advisory Committee (D.A.C.) will hold a staff meeting on **WEDNESDAY, March 27, 2019 at 10:00 AM** in the **City Hall CAUCUS Room, 15 Lookerman Plaza** to review and comment on the following applications that will be considered by the Planning Commission at its meeting of Monday, April 15, 2019.

Participation in the D.A.C. meetings is limited to agency reviewers and project applicants. While the public is welcome to attend, public comment will not be accepted. The opportunity for public comment will be available at the Planning Commission meeting.

- 1) **SB-19-01 Minor Subdivision Plan Lands of Kraft Foods Group Inc. at 1250 W. North Street** - Review of a Minor Subdivision Plan application to permit the subdivision of 105.6689 +/- acres of land into: the new Lot 1 of 16.3949 acres and the Residual of 89.2740 acres. The property is located on the south side of West north Street and west of POW-MIA Parkway. The property is zoned IPM (Industrial Park Manufacturing Zone). The owner of record is General Foods Corp. (Kraft Foods Group, Inc.) Property Address: 1250 West North Street. Tax Parcels: ED-05-076.00-01-12.00-000 and ED-05-076.00-01-10.00-000. Council District 2.
- 2) **S-19-07 Retail Facility at 515 South DuPont Highway** – Review of a Site Development Plan Application to permit construction of a one-story 8,050 SF retail building and accompanying site improvements. The site is currently vacant. The subject area is 0.91 +/- acres located on the east side of South DuPont Highway south of Cowgill Street and north of Public Safety Boulevard. The property is zoned C-4 (Highway Commercial Zone). The owner of record is Kent Del Properties, LLC. Property Address: 515 South DuPont Highway. Tax Parcel: ED-05-077.00-01-12.00-000. Council District 2. *The site was subject of Site Plan S-08-08 Nastatos Office Building granted conditional approved by the Planning Commission at their March 2008 meeting; it did not achieve Final Plan approval and has since expired. Waivers Requested: Reduction in Number of Loading Spaces and Reduction of the Arterial Street Buffer.*

Please be reminded that we will meet with the applicants on **Wednesday, April 3, 2019 at 10:00 AM** in the **City Hall Conference Room of City Hall, 15 Lookerman Plaza, Dover**. Please plan to attend this meeting as well.

CC: Planning Staff	Jason Lyon	Todd Sammons	Sarah Keifer
Inspections Staff	Electric Department	Stephen Wright	Matt Jordan
Fire Marshal	Parks & Recreation	Jim Galvin	Milton Melendez
City Manager	Tax Assessor	Kent County Mapping	Anita Evans
Mayor	Police Chief	Michael Tholstrup	Office of State Planning
City Clerk	Patricia Marney	Jim Sullivan	State Historic Preservation Office
City Council	Mark Nowak	Robert Ehemann	Capital School District
City Comptroller	Dover Fire Chief	Cathy Smith	Caesar Rodney School District
Sharon Duca	Jared Adkins	Shane Breakie	Fred Tolbert
	Elaine Webb	Jennifer Vandervort	Dr. Bobby Jones