



**CITY OF DOVER, DELAWARE
PLANNING COMMISSION
Tuesday, January 19, 2021 at 7:00 PM**

Virtual Meeting

AGENDA

Written comments are accepted via mail to City of Dover – Planning Commission, P.O. Box 475 Dover DE 19903 and via email at CompPlan@dover.de.us.

VIRTUAL MEETING NOTICE

The Planning Commission Meeting for Tuesday, January 19, 2021 will be held only as a Virtual Meeting using WebEx. Representatives of each Project Application will receive a specific invitation to attend this meeting. Regular Planning Commission member participants will receive a specific invitation to attend the meeting as a Panelist.

PUBLIC PARTICIPATION INFORMATION

City of Dover Planning Commission Meeting of Tuesday, January 19, 2021

Dial: 1-408-418-9388

Event number/Access code: 179 665 6580

Event password: DoverPC

Event Address: <https://bit.ly/PCMeeting011921>

If you are new to WebEx get the app now at <https://www.webex.com/> to be ready when the meeting starts. For problems accessing the meeting, please call the Planning Office at (302) 736-7196.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

ADOPTION OF AGENDA

APPROVAL OF MINUTES

1. Adoption of Minutes of December 21, 2020.

COMMUNICATIONS & REPORTS

Meeting Reminder: The next Planning Commission regular meeting date Tuesday, February 16, 2021 at 7:00 PM.

Update on City Council Actions

Department of Planning & Inspections Updates

2. Summary of Applications 2020

Education and Training Opportunities

3. University of Delaware: Institute for Public Administration - Training Opportunities

OPENING REMARKS CONCERNING MEETING PROCEDURES FOR APPLICATIONS

OLD BUSINESS

Request Extension of Planning Commission Approval: None

NEW APPLICATION

4. C-21-01 Cassidy Commons at 101-1001 Cassidy Drive - Public Hearing and Review of a resubmission of an expired Conditional Use Site Plan for the construction of six (6) additional manufacturing/warehousing buildings (in addition to the four (4) already constructed) for a total of ten (10) 9,950 SF manufacturing/warehousing buildings on one parcel of land and other associated site improvements at 101-1001 Cassidy Drive. The property is 10 acres ± and is zoned M (Manufacturing Zone) and is subject to the AEOZ (Airport Environs Overlay Zone) APZ I and Noise Zones A and B. The property is located on the south side of Lafferty Lane west of Horsepond Road along a private drive known as Cassidy Drive. The owner of record is Cassidy Commons, LLC. Property Address: 101-1001 Cassidy Drive. Tax Parcel: ED05-077.00-01-28.04-000. Council District 2. *This Plan was originally submitted as Conditional Use Site Plan Application C-09-03 then superseded by C-11-04 M & L Ventures at Lafferty Lane. C-11-04 received Conditional Approval by the Planning Commission in June 2011 and as amended in February 2012 with Final Plan Approval granted on April 23, 2012. Four of the originally proposed ten building were constructed, but due to a prolonged period of inactive construction the Plan C-11-04 has since expired. Waivers Requested: Reduction of Bicycle Parking, Partial Elimination of Curbing, and Partial Elimination of Sidewalk and Consideration of a Performance Standards Review Application.*

NEW BUSINESS

ADJOURN

Posted Agenda: January 8, 2021

THE AGENDA ITEMS AS LISTED MAY NOT BE CONSIDERED IN SEQUENCE. PURSUANT TO 29 DEL. C. §10004(e)(2), THIS AGENDA IS SUBJECT TO CHANGE TO INCLUDE THE ADDITION OR THE DELETION OF ITEMS, INCLUDING EXECUTIVE SESSIONS, WHICH ARISE AT THE TIME OF THE MEETING