

ORDINANCE 24-11-01

Introduced: Nov. 4, 2024

Approved:

AN ORDINANCE FOR THE REZONING OF TAX PARCEL 23-005.00-014 (305 N. SCOTT STREET) FROM R-1A TO C-2 ZONING AND THE AMENDMENT OF MAP 5 OF THE 2022 COMPREHENSIVE PLAN FOR THE TOWN OF MIDDLETOWN

WHEREAS, the Town of Middletown received certification for the 2022 Comprehensive Plan on Jan. 17, 2023; and

WHEREAS, the owner of Tax Parcel No. 23-005.00-014 (305 N. Scott Street) has requested rezoning from R-1A to C-2, to allow for potential development of the property as commercial use; and

WHEREAS, the Town of Middletown has requested an amendment to the certified Comprehensive Plan in accordance with the requirements of the Delaware Office of State Planning and Coordination to ensure the requested rezoning is consistent with the Comprehensive Plan; and

WHEREAS, the Town of Middletown attended a PLUS review on Oct. 23, 2024, to discuss the amendment and has received favorable comments from the State of Delaware; and

WHEREAS, the Town of Middletown's Planning and Zoning Commission met on _____ and reviewed the ordinance and voted to approve with a vote of _____, and; Now, it is therefore

ORDAINED that the Town of Middletown Mayor & Council approve to amend Map 5. Future Land Use, of the Town of Middletown Comprehensive Plan, to amend the future land use designation of Tax Parcel 23-005.00-014 from residential to commercial, and to rezone Tax Parcel 23-005.00-014 from R-1A to C-2; and it is

FURTHER ORDAINED that this Ordinance shall be effective upon adoption.

ADOPTED THIS _____ DAY OF _____, 2024.

THE MAYOR AND COUNCIL OF MIDDLETOWN

(SEAL)

Kenneth L. Branner, Jr., MAYOR

ATTESTED TO BY: _____
WITNESS, TOWN OF MIDDLETOWN