**PUBLIC NOTICE AND AGENDA**

**TOWN OF DEWEY BEACH**

**PLANNING COMMISSION PUBLIC HEARING & MEETING**

**TO BE CONTINUED**

**SATURDAY MARCH 1, 2014 AT 10:00 AM**

**AT THE DEWEY BEACH LIFESAVINGS MUSEUM**

**1 DAGSWORTHY AVE., DEWEY BEACH, DE 19971**

**Purpose:** To 1) hold an organizational meeting of the Planning Commission to elect commission officers, including Chair; 2) hold a public hearing regarding a conditional use application from Dewey Beer & Food Company, LLC for expansion and significant change in use for a restaurant at 2100 Coastal Highway, Dewey Beach, DE 19971 that is proposing to operate under Delaware ABCC restaurant alcohol and brewpub licenses; 3) conduct a general meeting to approve the abovementioned conditional use application and to reconsider the amendment to 185-60. B of the Town Code regarding sea-level rise and coastal flooding previously recommended to the Town Commissioners for their approval and adoption.

**Opening (10:00 AM)**

Pledge to the Flag

Roll Call

Approval of Previous Meeting’s Minutes

Regular Agenda (10:10 AM)

1. **Organizational meeting** (10 min) Elect Planning Commission Chair and Vice-Chair.

**Public Hearing** (40 min)

**On A DRAFT RESOLUTION OF THE COMMISSIONERS OF THE TOWN OF DEWEY BEACH APPROVING A CONDITIONAL USE APPLICATION SUBMITTED BY DEWEY BEER & FOOD COMPANY, LLC FOR A RESTAURANT BUSINESS WITH DELAWARE ABCC RESTAURANT ALCOHOL AND BREWPUB LICENSES TO BE LOCATED AT 2100 COASTAL HIGHWAY, DEWEY BEACH, DELAWARE 19971. Synopsis:** This Resolution approves the Applicant’s request for a conditional use regarding a restaurant business, Dewey Beer & Food Company, that will operate with Delaware ABCC restaurant alcohol and brew pub licenses as an expansion and change in use from the current non-conforming restaurant, Bubba’s, which occupies this location and which does not have a Delaware ABBC liquor license. It additionally serves to identify conditions under which a “brewpub” might be defined and approved as a conditional use in Dewey Beach.

III **Planning Commission Meeting**

Discuss and vote on a recommendation to the Town Commissioners regarding the above detailed DRAFT RESOLUTION OF THE COMMISSIONERS OF THE TOWN OF DEWEY BEACH APPROVING A CONDITIONAL USE APPLICATION SUBMITTED BY DEWEY BEER & FOOD COMPANY, LLC FOR A RESTAURANT BUSINESS WITH DELAWARE ABCC RESTAURANT ALCOHOL AND BREWPUB LICENSES TO BE LOCATED AT 2100 COASTAL HIGHWAY, DEWEY BEACH, DELAWARE 19971. (40 min)

Discuss and possibly vote to amend the November 16, 2013 recommendation to Town Commissioners regarding an amendment to section 185-60 of the Town zoning code (Extension of nonconforming use or building) sub-section B (which currently prohibits expansion “either vertically or horizontally in the setback area”) to provide a conditional-use process for elevating residential structures which encroach in any required setback area(s) and which are located in any VE or AE flood zone area to the Town minimum base flood elevation provided the final height of the elevated structure does not exceed the town-wide 35’ building height limit. (10 min)

**Closing (11:50 AM)**

Comments from the Public (5 min.)

Comments from Committee Members and Chair. (5 min.)

Date and Time of Next Meeting.

Adjournment (12:00 noon)

The Agenda items listed above may be considered in a different sequence if scheduling so dictates. This Agenda is also subject to change in accordance with the Delaware Freedom of Information Act. Public comment on any Agenda item may be submitted in writing by mail (Dewey Beach Town Hall, 105 Rodney Ave., Dewey Beach, DE 19971) or email, provided such comments are received by Town Hall two business days prior to the scheduled meeting.

Persons with disabilities requiring special accommodation should contact Town Hall at

(302) 227-6363 seventy-two (72) hours in advance.