

**Town of Bethany Beach**  
**Planning and Zoning Commission Meeting**  
**August 21, 2021**

The Bethany Beach Planning and Zoning Commission held a meeting on Saturday, August 21, 2021, at 9:00 am in the Bethany Beach Town Hall Meeting Room.

Present: Mike Boswell (Chairmen), Lew Killmer, John Gaughan, Diane Fogash, Kathy Shorter, Scott Edmonston and Susan Frederick (Building Inspector).

Also present: Andrea Brosius (Secretary).

Mr. Boswell called the meeting to order at 9:01 am.

**Approval of the Agenda**

Mr. Gaughan made a motion to approve the agenda. Seconded by Ms. Fogash, the motion was unanimously approved.

**Discussion/Approval of the Planning and Zoning Commission Minutes of July 17, 2021**

Mr. Gaughan made a motion to approve the minutes. The motion was seconded by Ms. Fogash and unanimously approved.

**Announcements/Comments/Updates**

The Non-Residential Design Review Committee met on August 4<sup>th</sup>, 2021. The first application heard was a request from the applicant Carlos Granados for a new wall sign for his new business "Lili's Place", located at 99 Garfield Parkway, Unit 4, Bethany Beach, DE 19930. It was unanimously approved by the NRDR Committee.

The second application to be reviewed by the Board was for Topsail Steamer. They requested approval of one new wall sign and two hanging signs for a new business "Topsail Steamer.", located at 98 Garfield Parkway, Bethany Beach, DE 19930. It was unanimously approved by the NRDR Committee.

The third application was for review of a newly created exterior area consisting of eight newly installed 4x4 posts, cemented into the parking area at 115 Garfield Parkway. Market lights have been strung across the posts. The Committee determined that it was within their purview to review this based upon it's (and possible future others) possible impact on the overall design standards for the Commercial Districts. The Committee determined that the install structure

met the intent of the Bethany Beach Non-Residential Design Guidelines, was installed using appropriate materials and in a professional manner.

It was unanimously approved by the NRDR Committee.

Mr. Killmer gave the members an update on the Town Council meeting held on August 20, 2021. The Town Council recognized the end of term for Joseph Healy. Scott Edmonston was selected as the new Town Council member. Mr. Edmonston will be stepping down as a voting member of the Planning and Zoning Commission and will now act as the liaison for the Town Council during Planning and Zoning meetings. The Town Council will be updating the Town's purchasing policy as required by the state. The Town has purchased two 2021 Chevy Tahoe police package vehicles. Also mentioned was the approval of the Adel Contracting contract for the Central Blvd drainage project. With this project the Town is hopeful that it will resolve most of the drainage issues associated with Central Blvd.

There will be no Town Council meeting in September, however there will be a reorganizational meeting held on September 20<sup>th</sup>.

**New Business:**

Discuss adding language to the Town Code concerning pervious paving to Section 425-27 Exterior Design requirements for residential buildings. During discussion it was decided that this topic required further detail and a more in-depth discussion. Mrs. Frederick will be following up with us regarding this topic.

**Old Business:**

General Review of the Comprehensive Plan has been completed. Further changes may be done on Google Docs for everyone preview.

There will be no meeting during the month of September.

The next meeting will be held on Saturday, October 16, 2021, at 9:00 am.

**Adjourn:**

Mr. Gaughan made a motion to adjourn the meeting. Ms. Shorter seconded the motion, and it was unanimously approved. The meeting was adjourned at 10:52 a.m.

Respectfully submitted:

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Andrea Brosius, Secretary