



MEMORANDUM

City of Dover, Delaware
Department of Planning & Inspections
P.O. Box 475 Dover, Delaware 19903
Phone: 302.736.7196 Fax: 302.736.4217

DATE: December 27, 2023
TO: Applicants and Interested Parties
FROM: Planning Office
SUBJECT: Meeting Announcement for
Applicant D.A.C. Meeting of Wednesday, January 03, 2024

The Development Advisory Committee (D.A.C.) will hold an applicant meeting on **Wednesday, January 03, 2024 at 10:00 AM** to review and comment on the following applications that will be considered by the Planning Commission at its meeting of **January 16, 2024**.

The Applicant Development Advisory Committee (D.A.C.) Meeting for Wednesday, January 03, 2024 at 10:00 AM will be held both In-Person in the City Hall Conference Room at 15 Loockerman Plaza, Dover, DE 19901 and as a Virtual Meeting using WebEx. Regular DAC member participants will receive a specific invitation to attend the meeting as a Panelist; see email for participation information.

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.

**Public Participation Information To Attend City of Dover
Applicant Development Advisory Committee (D.A.C.) Meeting of January 03, 2024**

Dial by Phone: 1-650-479-3208

Access code: 253 0409 2217 (Password: 36837277)

Join Online by link: <https://bit.ly/AppDAC1032024>

Webinar Number: 2530 409 2217

Webinar Password: DoverAppDAC

The Planning Office provided the submitted Applications to our Department and Agency reviewers and the Applications are on file in the Planning Office. This meeting will focus on any questions regarding the DRAFT DAC Report & Comments that are expected to be released to the Applicants on **December 29, 2023**.

APPLICATIONS FOR REVIEW

1. Z-23-02 Lands of Draper Farm Properties at 1617 Forrest Avenue - Review and Recommendation of a Rezoning application for a parcel of land consisting of 5.04 acres. The property is zoned R-10 (One Family Residence Zone) subject to the COZ-1 (Corridor Overlay Zone). The proposed zoning is C-1A (Limited Commercial Zone) subject to the COZ-1 (Corridor Overlay Zone). The property is located on the north side of Forrest Avenue and adjacent to Cranberry Run Drive. The owner of record is Draper Farm Properties LLC. Property Address: 1617 Forrest Avenue. Tax Parcel: ED-05-075.00-01-07.00-000. Council District 1. Ordinance #2023-12

2. Z-24-01 Lands of City of Dover (Old Post Office) at 55 Loockerman Plaza - Review and Recommendation of a Rezoning application for a parcel of land consisting of approximately 1.27 acres (Old Dover Post Office property). The property is zoned IO (Institutional and Office Zone), subject to the SWPOZ (Source Water Protection Overlay Zone), and subject to the H (Historic District Zone). The proposed zoning is C-2 (Central Commercial Zone), subject to the SWPOZ (Source Water Protection Overlay Zone), and subject to the H (Historic District Zone). The property is located on the north side of Loockerman Plaza and adjacent to Innovation Way. The owner of record is the City of Dover. Property Address: 55 Loockerman Plaza. Tax Parcel: ED-05-077.05-04-53.00-000. Council District 4. Ordinance #2023-13

The Planning Commission Meeting will be held as an In-Person Meeting and Virtual Meeting on **TUESDAY, January 16, 2024** at 7:00 PM with participation information to be released in the future.

Please be advised that the Planning Commission meeting agenda will include other items in addition to the item above. Applicants will receive a packet of information for the Planning Commission meeting including the meeting agenda and Final D.A.C. Report.

CC to Applicants:
Jonathan Street, Becker Morgan Group
Michael Riemann, PE, Becker Morgan Group
Eric Good
Douglas S. Walker
Brendan S. Mullaney
David S. Hugg, III, City Manager, City of Dover