

City of Wilmington



MICHAEL S. PURZYCKI
Mayor

**CITY OF WILMINGTON
BOARD OF ADJUSTMENT
ZONING APPEAL**

Hearing Location: Office of the Board of Adjustment
Council Chambers, 1st Floor
City/County Bldg., 800 N. French Street
Wilmington, DE 19801

Hearing Date: May 13, 2019 Hearing Time: 6:30 PM

Old Business: Approval of Minutes for the Board's meeting held on April 22, 2019.

New Business:

Case # 1.5.19 Application of Roy Johniken, 701 S. Harmony Road, Newark, DE 19713 requesting permission
Zoned R-3 to reactivate a corner commercial use at #2 South Harrison Street to allow the operation of a
Posted: 4/8/19 beauty salon.

48-134(d)(6) Corner Commercial Uses

Case # 2.5.19 Application of Commerce Three LLC, 126 Federal Street, Philadelphia, PA 19147 requesting
Zoned R-3 permission to reestablish a nonconforming use at 709-719 Bayard Avenue to allow the operation
Posted 4/1/19 of a meat processing plant.

48-72 Nonconforming Uses
48-70 Variances

Case # 3.5.19 Application of Evan Lorenz, 2107 N. Franklin Street, Wilmington, DE 19802 on behalf of Nina and
Zoned R-2 Ross Butler requesting permission to convert the carriage house located at the rear of 2101
Posted 3/27/19 Baynard Boulevard to two apartments.

48-70 Variances

Case # 4.5.19 Application of Breckstone Architecture, 2417 Lancaster Avenue, Wilmington, DE 19805 on behalf
Zoned C-1 Solomon's Court LLC requesting permission to vary the height, floor area ratio, street setback,
Posted 4/2/19 parking and per floor apartment limitations to allow construction of a four story, eighteen unit
apartment house, with ground floor retail use, at 1500-1514 West 4th Street.

48-70 Variances