

# City of Wilmington



**MICHAEL S. PURZYCKI**  
Mayor

CITY OF WILMINGTON  
BOARD OF ADJUSTMENT  
ZONING APPEAL

Hearing Location: Office of the Board of Adjustment  
Virtual meeting via Zoom (see below for meeting instructions)

Hearing Date: March 22, 2021                      Hearing Time: 5:00 PM

Old Business:

- Approval of the Minutes for the Board's Meeting held on March 8, 2021.

New Business:

Case # 3.12.20                      Application of VanDemark & Lynch, Inc., 4305 Miller Road, Wilmington, DE 19802 on behalf  
Zoned R-3                              of the Ministry of Caring requesting permission to vary the rear yard and side yard requirements  
Posted: 11/11/20                      to allow construction of a three-story rear addition to the building located at 403 Washington  
Street. The required rear yard is 20 feet. Requesting 15 feet. The required side yard is 5 feet.  
Requesting 0 feet on southerly side.

48-70    Variances

Case # 6.1.21                      Application of Thomas Jackson, 14 Andries Road, Newark, DE 19711 requesting permission  
Zoned R-3                              to reestablish a taproom at 401 South Claymont Street.  
Posted 11/15/20

48-70    Variances

Case # 2.3.21                      Application of Andrew Kuznicki, 212 N. Lincoln Street, Wilmington, DE 19805 requesting  
Zoned R-3                              permission to vary the accessory structure size limitation to allow placement of a shed in the  
Posted 2/26/21                      rear yard of the property located at 212 North Lincoln Street. The maximum accessory structure  
size permitted is 96.6 sq. ft. Requesting 113 sq. ft.

48-70    Variances

Case # 3.3.21                      Application of AOTACAP, LLC, 105 Foulk Road, Wilmington, DE 19803 requesting permission to  
Zoned W-4                              vary the height, floor area ratio, building coverage ratio and landscaping requirements to allow  
Posted 2/9/21                      construction of an 11 story, 136-unit apartment house at 101 Avenue of the Arts.

48-70    Variances

Due to complications created by the Coronavirus outbreak, the public hearing associated with the attached agenda will be conducted via a Zoom webinar.

All are invited to participate.

March 22, 2021

5:00 PM Eastern Time (US and Canada)

Link: <https://zoom.us/j/89191479182>

Meeting ID: 891 9147 9182

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