

Posted October 15, 2025 at 4:15pm



AGENDA

**TOWN OF DEWEY BEACH
BOARD OF ADJUSTMENT PUBLIC HEARING & MEETING
Dewey Beach LifeSaving Station
1 Dagsworthy Ave
Dewey Beach, DE 19971**

**Wednesday, November 5, 2025
6:00pm**

**This meeting will also be livestreamed on [YouTube](#)
With the option to participate via [Zoom](#)
(Meeting ID 608 759 4237, Dial In 1(646)931-3860)**

I. Opening of Meeting

- a. Convene Meeting
- b. Pledge of Allegiance
- c. Roll Call & Introductions
- d. Adoption of Agenda
- e. Public Comments

II. Open Public Hearing 1

**112 St. Louis St
334-20.14-82.00
Neighborhood Residential (NR) Zoning District**

A REQUEST FOR A VARIANCE from Chapter 185 Table 2 of the Code of the Town of Dewey Beach to permit an egress stairway to extend 37" into the 8-foot side yard setback. The request has been submitted by Tamir Ezzat, Architect of Record.

At the close of this Public Hearing, the Board will discuss and vote on this request.

III. Open Public Hearing 2

**1601 Coastal Hwy
334-20.18-75.00
Resort Business 2 (RB2) Zoning District**

A REQUEST FOR A VARIANCE from Chapter 185-51(F) of the Code of the Town of Dewey Beach to permit the installation of impervious material for a driveway and parking area for a mixed-use structure. The request has been submitted by Heather Morrison, Architect of Record.

At the close of this Public Hearing, the Board will discuss and vote on this request.

IV. Open Public Hearing 3

1601 Coastal Hwy

334-20.18-75.00

Resort Business 2 (RB2) Zoning District

A REQUEST FOR A VARIANCE from Chapter 185-25.1(A) of the Code of the Town of Dewey Beach to permit the construction of four enclosed residential garages on the first floor of the mixed-use structure. The request has been submitted by Heather Morrison, Architect of Record.

At the close of this Public Hearing, the Board will discuss and vote on this request.

V. Closing of Meeting

- a. Board Member Comments
- b. Adjournment

Please be advised that this agenda is subject to amendment in accordance with FOIA. Agenda items are subject to deletion at any time, including during the course of the meeting. This meeting will be recorded and/or live-broadcast via audio and/or video. A technological failure that prevents, or a technological limitation that limits public access does not invalidate this meeting or any action taken at this meeting.

These hearings were published in the Cape Gazette on 10/21/2025.