

RES 22-080

Wilmington, Delaware  
December 8, 2022

#0258

Sponsor:

Council  
Member  
Harlee

**WHEREAS**, on December 8, 2022, an ordinance (the “Ordinance”) was introduced before City Council proposing an amendment to the “Building Zone Map of Wilmington, Delaware” to change the zoning classification of fourteen parcels of land located within the area generally bounded by Maryland Avenue, the Amtrak Railroad Corridor, I-95, and Lower Elm Street (being Tax Parcel Nos. 26-042.20-015, 26-042.20-016, 26-042.20-017, 26-042.20-018, 26-042.20-019, 26-042.20-020, 26-042.20-021, 26-042.20-023, 26-042.20-024, 26-042.20-025, 26-042.20-026, 26-042.20-027, 26-042.20-095, and 26-042.20-096) from a zoning classification of M-1 (Light Manufacturing) to a zoning classification of C-2 (Secondary Business Centers); and

**WHEREAS**, the City Planning Commission is scheduled to consider the rezoning proposed in the Ordinance at its December 13, 2022 regular meeting, after holding a duly advertised public hearing; and

**WHEREAS**, City Code Section 48-51 requires that a duly advertised public hearing be held by City Council prior to the adoption of the Ordinance; and

**WHEREAS**, City Council proposes to schedule a public hearing for review of the Ordinance, or a substitute thereto, to be duly advertised in conformity with City Code Section 48-51 by publication in any newspaper of general circulation, at least once, not less than fifteen (15) days prior to the date of the public hearing.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF WILMINGTON** that Council hereby schedules a public hearing on the Ordinance, or a substitute thereto, to be held on January 19, 2023 at 6:30 p.m. in the City Council Chambers to consider the Ordinance’s proposal to rezone fourteen parcels of land located within the area

generally bounded by Maryland Avenue, the Amtrak Railroad Corridor, I-95, and Lower Elm Street (being Tax Parcel Nos. 26-042.20-015, 26-042.20-016, 26-042.20-017, 26-042.20-018, 26-042.20-019, 26-042.20-020, 26-042.20-021, 26-042.20-023, 26-042.20-024, 26-042.20-025, 26-042.20-026, 26-042.20-027, 26-042.20-095, and 26-042.20-096) from a zoning classification of M-1 (Light Manufacturing) to a zoning classification of C-2 (Secondary Business Centers).

**BE IT FURTHER RESOLVED** that members of the public will be allowed to participate in the public hearing (i) in person in the City Council Chambers and (ii) virtually in accordance with 29 *Del. C.* § 10006A. The instructions for virtual participation will be provided on the agenda for the January 19, 2023 Council meeting.

**BE IT FURTHER RESOLVED** that the President of City Council and the City Clerk are hereby directed to give public notice of said hearing in the manner and form required by the provisions of the Wilmington City Charter and City Code.

Passed by City Council,

ATTEST: Akira Chenardo  
Deputy City Clerk

**SYNOPSIS:** This Resolution schedules a public hearing on January 19, 2023 at 6:30 p.m. in the City Council Chambers regarding an ordinance proposing the rezoning of fourteen parcels of land located within the area generally bounded by Maryland Avenue, the Amtrak Railroad Corridor, I-95, and Lower Elm Street (being Tax Parcel Nos. 26-042.20-015, 26-042.20-016, 26-042.20-017, 26-042.20-018, 26-042.20-019, 26-042.20-020, 26-042.20-021, 26-042.20-023, 26-042.20-024, 26-042.20-025, 26-042.20-026, 26-042.20-027, 26-042.20-095, and 26-042.20-096) from a zoning classification of M-1 (Light Manufacturing) to a zoning classification of C-2 (Secondary Business Centers). Members of the public will be allowed to participate in the public hearing (i) in person in the City Council Chambers and (ii) virtually in accordance with 29 *Del. C.* § 10006A. The instructions for virtual participation will be provided on the agenda for the January 19, 2023 Council meeting.