



SPONSOR: Rep. Spiegelman & Sen. Wilson

HOUSE OF REPRESENTATIVES
150th GENERAL ASSEMBLY

HOUSE BILL NO. 227

AN ACT TO AMEND TITLE 9 OF THE DELAWARE CODE RELATING TO KENT COUNTY ZONING.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF DELAWARE:

1 Section 1. Amend § 4901, Title 9 of the Delaware Code by making deletions as shown by strike through and
2 insertions as shown by underline as follows:

3 § 4901. Power of county government; area subject to regulation.

4 (d) Notwithstanding any regulation or ordinance to the contrary, any zoning use that is not specifically allowed in
5 the zoning district or not specifically prohibited in the zoning district must be considered and determined as a conditional
6 use.

SYNOPSIS

Zoning laws address what land uses are allowed in a zoning district.

In Kent County, many uses are not automatically allowed but may be allowed as conditional uses.

This bill makes it clear that a use not automatically allowed or prohibited must be considered as a conditional use.