

## Scott Parker

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**From:** Vinc, Janet <Janet.Vinc@newcastlede.gov>  
**Sent:** Friday, January 31, 2025 1:12 PM  
**To:** Scott Parker  
**Subject:** Zoning Verification for App. 2019-0812-S/Port St. Georges

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Good afternoon Scott,

As requested, please see below re: the zoning verification for the Port St. Georges project:

The New Castle County Department of Land Use in receipt of your request for a verification of use for the proposed major land development project, Port St. Georges.

Application 2019-0812-S (Port St. Georges) proposes a Hamlet and Village design on tax parcels 13-003.00-014 and 12-035.00-001. Both tax parcels are zoned S (Suburban).

Under *New Castle County's Unified Development Code (UDC) Table 40.03.11.B – "General Use Table"*, the Hamlet and Village design option is considered a Limited Use in the S (Suburban) zoning district.

As proposed, Application 2019-0812-S meets the intent and minimum requirements outlined in *UDC Division 40.25.100 "Hamlet and Village Design"* and is therefore considered an approved, permitted use in the S (Suburban) zoning district.

Please let me know if you need any additional information or have any questions.

Thank you.

**Janet L. Vinc**  
*Planning Manager*

New Castle County  
Department of Land Use  
87 Reads Way  
New Castle, DE 19720  
[janet.vinc@newcastlede.gov](mailto:janet.vinc@newcastlede.gov)