

Town of Elsmere  
Planning Commission Agenda  
May 5, 2026

**Council Chambers - 6:30 pm**

The Chairman and Commissioners may call for and go into Executive Session to discuss legal matters. The agenda of any meeting shall be subject to change to include additional items including Executive Sessions. Executive Sessions will be closed to the public, and no action shall be taken during an Executive Session. All action will be taken in open public session.

**Call to Order:**

**Pledge of Allegiance:**

**Moment of Silent Prayer for Those Wishing to do so:**

**Roll Call:**

**Public Comment: Limit three (3) minutes per person**

**Approval of Minutes:**

1. Minutes from April 7, 2026, Planning Commission meeting.

**Opening Statement:**

**Old Business: None**

**New Business:**

- 1. Review of Petition 26-14 Tax Parcel Number 1900-400-803**

The applicant is requesting a variance to build a side yard deck and stairs with a one-foot setback in lieu of the five-foot setback requirement on lot two in the R1 Residential Zoning District at 117 Forrest Avenue. The Planning Commission would need to determine whether the proposed meets the Harmonious Development Intent of the Town of Elsmere Code Chapter 225-9. The Planning Commission will review and make a recommendation to the Board of Adjustment.

- 2. Review of Petition 26-15 Tax Parcel Number 1900-800-208**

The applicant is requesting a variance to install a privacy fence versus a Shadow Box fence in the R2 Residential Zoning District at 1225 Sycamore Avenue. The Planning Commission would need to determine whether the proposed meets the Harmonious Development Intent of the Town of Elsmere Code Chapter 225-9. The Planning Commission will review and make a recommendation to the Board of Adjustment.

**Anyone wishing to attend the meeting who may require special accommodations should contact Ms. Denise Lardani at (302) 998-2215. Public Notice of this meeting was made on April 24, 2026, prior to 4:00 pm.**

**Statements Submitted by Chairperson and Committee Members:**

**Adjournment:**

**Anyone wishing to attend the meeting who may require special accommodations should contact Ms. Denise Lardani at (302) 998-2215. Public Notice of this meeting was made on April 24, 2026, prior to 4:00 pm.**