

**CITY OF MILFORD
NOTICE OF ORDINANCE ADOPTION**

NOTICE IS HEREBY GIVEN that the following ordinance was adopted during a meeting of Milford City Council on September 22, 2025:

ORDINANCE 2025-15

Application MJSP 002-2024 / Cypress Hall Residential – Phase III
Applicant & Owner: Shawnee Farm, LLC
105 Foulk Road, Wilmington, DE 19803
Application Type: Preliminary Major Subdivision
Comprehensive Plan Designation: Moderate Density Residential
Zoning District: R-3 with PUD
Present Use: Planned Unit Development
Proposed Use: Planned Unit Development
Area and Location: 1.69 +/- acres of land located on the west side of
Kirsten Drive between Scottish Fold Way and Lexus Drive.
Tax Map & Parcel: 1-30-3.00-261.01

WHEREAS, the applicant is seeking Preliminary Major Subdivision approval for Phase III of the Cypress Hall development consisting of 16 single-family semi-detached dwellings; and

WHEREAS, the application is consistent with the requirements of the Code of the City of Milford Zoning and Subdivision Chapters and the Construction Standards and Specifications; and

WHEREAS, the City of Milford Planning Commission has considered the application at a Public Hearing where public comment was permitted on Tuesday, September 16, 2025; and

WHEREAS, Milford City Council held a Public Hearing on Monday, September 22, 2025, allowing for additional review and public comment at which time a final determination was made.

NOW THEREFORE BE IT RESOLVED, by the City of Milford:

In accordance with Chapter 200 of the City of Milford Code, the City Council hereby finds and determines, as follows:

Section 1. The Application for a Preliminary Major Subdivision is consistent with Chapter 230 Zoning and Chapter 200 Subdivision of Land.

Section 2. The Application is compliant with the City's construction Standards and Specifications; and

Section 3. Agency and Department Comments shall be addressed prior to the approval of the Final Major Subdivision Plan.

Section 4. The Final Major Subdivision Plan will not be detrimental to the public health, safety and general welfare of the community.

Section 5. These changes and additions will not adversely affect the orderly development of adjacent properties and will maintain the preservation of property values.

Section 6. Dates.

City Council Introduction: September 8, 2025

Planning Commission Review & Public Hearing: September 16, 2025

City Council Public Hearing: September 22, 2025

Effective: October 2, 2025

To review a complete list of City of Milford Ordinances or the City of Milford Code, please access the City of Milford website at www.cityofmilford.com or contact the City Clerk's Office at 302-422-1111.

DSN 12-19-2025