

Fenwick Island Commercial Zone

Commercial Zone/Mixed Use. (A)(6) All recycle bins and trash receptacles shall be screened from view of all public streets and residential areas with a type of screening such as fencing or landscaping.

General regulations; exceptions. (A)(9)(b)[1][a] A fence is required for new construction along the rear property line on any lot in the Commercial Zone when used for commercial purposes. In the event a preexisting fence owned by either the adjacent residential property owner or the commercial property owner is in place the time of construction and is removed at any time after certificate of compliance is issued for the new construction, it is then the responsibility of the commercial property owner to replace the fence within a reasonable time as determined by the Building Official. Whether a new fence where none previously existed or the replacement of a preexisting fence is at issue, said fence shall be no less than six feet, nor more than seven feet, in height above the curb or crown level of the adjoining street and shall be constructed of a semi-solid design as required in § 160-8A(9)(b)[1][d] below.

Ocean City LC-1

A bulk container (dumpster) pad shall be provided for each dumpster required in section 70-40(b)(1) above.

Collection is municipal so time of collection is not controlled by property owners

Bethany Beach C-1

Screening: Screening is a valuable tool to hide items that generally are not attractive, including but not limited to HVAC equipment, trash collection areas, service, storage and parking areas

Trash collection is municipal, so time of collection is not controlled by property owners

Encouraged: Should be made of wood, synthetic material, or masonry (decorative block, brick, or stone). Landscaping in front of other screening material.

Required: Screen parking, gas tanks, dumpsters, etc to a sufficient height to obstruct the view from a height of five (5) feet. Dumpster screen may be open on the service side and shall be constructed of durable materials to withstand continuous rough service.

Encouraged: Provide landscaping where space is available. It is recommended that trees be planted at property line Eight (8) feet in from alley. Improve parking areas when possible.

Provide treatment of rear façades

Rehoboth Beach

All trash and empty boxes stored outside the establishment shall be stored in such a manner as not to be visible from the street.

Storage of refuse. In C-1, C-2 and C-3 Districts all refuse storage areas and refuse containers shall be screened from public view with an acceptable screen material, including wood, lattice, fine-mesh

fencing, plantings or other suitable material erected in conformance to all building and zoning codes. Said screened refuse storage areas and refuse containers shall not be located within setback areas.

Collection is municipal so time of collection is not controlled by property owners

Recommendations: Further study in best location and screening requirements for dumpsters and other outdoors stored materials, and pickup time of day policies.

Possible requirement dumpsters at least 25' from property lines and screened from street view. Not sure if this is practical on small lots.

Combine/share use of dumpsters where possible.