
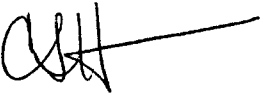


TOWN OF OCEAN VIEW  
DELAWARE

January 9, 2026

TO: Honorable Mayor and Council

FROM: Kenneth L. Cimino, Director of Planning, Zoning & Development 

VIA: Carol S. Houck, Town Manager 

SUBJECT: Monthly Update for the Dept. of Planning, Zoning & Development as of  
January 9, 2026

**Maintenance and Operations**

Invitation for bids will be placed in two print publications and on our website on Monday, January 12, 2026, for OVPZ&D 26-05, Woodland Sidewalks, Hudson Avenue to Betts Avenue.

Requests for Proposals (RFP) will be placed in two print publications and on our website on Monday, January 12, 2026, seeking two construction firms for OVPZ&D 26-07, Municipal Maintenance Services.

Invitation for bids will be placed in two print publications and on our website on Monday, January 12, 2026, for OVPZ&D 26-08, FY 2026 Street Paving. This project will include the milling and paving of Hudson Avenue, Tingle Street, and Longview Drive.

**Land Use and Development**

Shore Vista Residential Community – Contractors left the site idle for many weeks resulting in numerous violations identified by the Sussex Conservation District. The Town of Ocean View has fined the developer, the DRB Group, for the Sediment and Stormwater violations.

Silver Woods Mixed Use Planned Community - Construction of dwelling units in Phase 2A-2, and Phase 2B continues.

The Wilkinson Residential Subdivision, located at the end of Demarie Drive is scheduled for preliminary site plan approval before the Planning and Zoning Commission on Thursday, January 15, 2026.

### **Capital Improvement Projects**

The Eastgate Boulevard Culvert Replacement Project has been successfully completed on time and on budget. The Avon Park Community sent the Town the attached letter thanking the town for their efforts.

### **Code Enforcement**

Staff issued **8** violations for failure to obtain a business license and/or building permit and property maintenance.

### **Permits & Certificates of Occupancy (C.O.'s)**

Total building & sign permits issued in November & December: **68**

Total C.O.'s issued in December: **22**

### **Business & Rental Licenses**

- Total Business Licenses issued for CY25: **773**
- Total Rental Licenses issued for CY25: **565**

Avon Park Board of Directors

Ocean View Delaware 19970

01/06/2026

Town Council Members

Subject: Heartfelt Thanks for Tax Ditch Renovation

Dear Council Members of the Town of Oceanview,

On behalf of the Avon Park Board of Directors and our residents, we wish to extend our deepest gratitude for the recent tax ditch renovation completed in our community. This critical project has greatly enhanced the safety of two homes that were at risk of structural damage due to the proximity of the tax ditch.

We are especially thankful to Ken Cimino, Planning, Zoning & Development Director, whose tireless efforts and unwavering commitment were key to advancing this important project. Ken's dedication, guidance, and advocacy ensured that this substantial and complex undertaking was completed successfully, safeguarding both the homes directly affected and the overall integrity of our development.

The impact of the work goes far beyond the immediate safety improvements—it demonstrates a genuine care for the residents and the long-term well-being of our community. The residents of Avon Park now feel a renewed sense of security and pride in their neighborhood, knowing that their safety and property are protected thanks to his leadership.

Please accept our sincere thanks for your dedication, hard work, and thoughtful attention to this matter. Avon Park is fortunate to have such committed officials advocating for its safety and improvement, and we are truly grateful for the positive difference you have made in our community.

With deepest appreciation,

Mark Sewak

President, Avon Park Board of Directors