



AGENDA
ST. MARY'S COUNTY BOARD OF APPEALS
6:30 P.M. September 8, 2016
Main Meeting Room, Chesapeake Building
41770 Baldrige Street
Leonardtown, Maryland

I. Call to Order

II. Agenda Review: Additions-Deletions

III. Public Hearings:

- 1. Application/case:** VAAP #15-0790, [Burch Property](#)
Property owner: Kenneth S. and Kathleen A. Burch
Location: 43628 Abell Farm Way, Valley Lee, MD
Parcel ID: tax map: 56 grid: 24 parcel: 109 lot: 1
Election District: 2
Zoning: Rural Preservation District (RPD), Resource Conservation Area (RCA) Overlay.
Acreage: 1.08 acres
Action requested: Variance from Section 71.8.3 of the Comprehensive Zoning Ordinance to disturb the Critical Area Buffer to construct a replacement single-family dwelling.
- 2. Application/case:** VAAP #14-132-009, [Morelli Auto Group](#)
Property owner: Patuxent Hotel Land, LLC
Contract Purchaser: Morelli Auto Group
Location: Southbound MD Route 235, approximately ¼ mile NW of the intersection of MD Route 235 and Chancellors Run Road, California, MD
Parcel ID: tax map: 43 grid: 01 parcels: 127 and 479 Lots: 1&2, Wingate Subdivision
Election District: 8
Zoning: Corridor, Mixed Use (CMX) District and the Community Commercial (CC) District.
Acreage: 6.89 acres
Action requested: Variance from Schedule 63.3.b of the Comprehensive Zoning Ordinance to reduce the required 65-foot Type B buffer to a variable-width buffer along the property's frontage with MD Route 235, to construct an automobile dealership.
- 3. Application/case:** VAAP #15-2478, [Feicht Property](#) (continued from July 14, 2016)
Property owner: Paul Anthony and Andy Feicht
Location: 45392 Sypher Road, California, MD
Parcel ID: tax map: 27 grid: 24 parcel: 505
Election District: 8
Zoning: Residential, Low-Density District (RL), Limited Development Area (LDA)
Acreage: .99 acres
Action requested: Variance from Section 71.8.3 to disturb the Critical Area Buffer to replace a Single-family dwelling and an existing boathouse

IV. Review/Approval of Minutes and Orders

V. Adjournment

For more information, please call Yvonne Chaillet, Zoning Administrator, at 301-475-4200, ext. *1523, or e-mail at Yvonne.Chaillet@stmarysmd.com.