



AGENDA
ST. MARY'S COUNTY BOARD OF APPEALS
6:30 P.M. July 14, 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 #16-0687, [Taylor-Heatwole Property](#)
Property owner: Matthew Taylor and Amanda Heatwole
Location: 48206 Waterview Drive, St. Inigoes, MD
Parcel ID: tax map: 63 grid: 21 parcel: 301 Lot: 4
Election District: 1
Zoning: Rural Preservation District (RPD), Limited Development Area (LDA)
Acreage: 1.09 acres
Action requested: Variance from Section 71.5 of the Comprehensive Zoning Ordinance (CZO) to construct a deck within the expanded buffer from nontidal wetlands

 2. **Application/Case No:** 16-131-006, [Futcha, LLC Property](#)
Property owner: Futcha, LLC
Location: 28265 Three Notch Road, Mechanicsville, MD
Parcel ID: tax map: 09 grid: 07 parcel: 75
Election District: 5
Zoning: Town Center Mixed Use District (TMX)
Acreage: .40 acres
Action requested: Approval to expand a nonconforming structure by more than 25 percent pursuant to Section 52.3 of the Comprehensive Zoning Ordinance.

 3. **Application/case:** VAAP #15-2478, Feicht Property
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

4. **Application/case no:** CUAP 15-135-008, Browne/Williams Property, Commercial Communication Tower (continued from May 12, 2016)
Property owner: Justin Browne and Bonnie Jean Williams
Location: 21790 Point Lookout Road, Leonardtown, MD
Parcel ID: tax map: 50 grid: 13 parcel: 300 lot: 500-5
Election District: 2
Zoning: Rural Preservation District (RPD)
Acreage: 5 acres
Action requested: Conditional Use approval pursuant to Chapter 25 of the Comprehensive Zoning Ordinance to construct a commercial communication tower

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.