

Board of Appeals Meeting (Thursday, January 23, 2025)

Generated by Appeals Bd on Friday, January 24, 2025

1. CALL TO ORDER: Meeting called to order at 6:30 PM

A. January 23, 2025 Board of Appeals Meeting

2. ROLL CALL:

A. Attendance of Members, Staff Support, Applicants, Representatives and Speakers

Board of Appeals Members Via: CSMC Meeting Room

George Allan Hayden, Sr., Chair
Guy Bradley, Vice Chair
John Brown, Member
Rita Weaver, Member
Ronald Payne, Sr., Member
Donald LaRocco, II, Alternate Member
Steve Scott, Board Attorney

SMCG Supporting Staff to be in Attendance Via: CSMC Meeting Room

John Sterling Houser, Deputy County Attorney
Brandy Glenn, Deputy Director-LUGM
Amanda Yowell, Planner IV - LUGM
Stacy Clements, Planner III - LUGM
Jim Gotsch, Director - DPW &T

Applicants, Representatives & Speakers to be in Attendance Via: CSMC Meeting Room

Christopher Longmore, Esq.
Robert Trautman, Surveyor - Great Mills Trading Post
James Gass
Spencer Quade
Stephanie Quade
Thomas Quade
Eleanor Quade
Thomas Tippet
La Donna Mary Tippet

Via: Media Control Room

Amy Carter, Video / Media Producer

3. AGENDA:

A. January 23, 2025 Board of Appeals Agenda

4. PUBLIC HEARINGS:

A. MOLL DYER MINOR SUBDIVISION VAAP 24-0144: Variance from the private road standards of the St. Mary's County Subdivision Ordinance Section 30.14.5.

"In the matter of VAAP 24-0144, Moll Dyer Minor Subdivision, having made a finding that the granting of this variance is in accordance with the purpose and intent of the St. Mary's County Subdivision Ordinance, I move to approve the variance request to allow 24 lots and 6 farmsteads to be served by Josie Way, Beem Lane, and Cartwright Road without upgrading Beem Lane to private road standards."

Motion by John Brown, second by Guy Bradley.

Final Resolution: Motion Carries

Yea: Ronald Payne, Sr., Guy Bradley, Rita Weaver, George Allan Hayden, Sr., John Brown

Not Present at Vote: Donald LaRocco, II

B. QUADE VAAP 24-1125: Variance from the St. Mary's County Zoning Ordinance Section 71.8.3 to disturb the 100' Critical Area Buffer to construct a replacement house and driveway.

“In the matter of VAAP 24-1125, the Quade Property, having made a finding that the standards for granting a variance and the objectives of Sections 24.4 of the St. Mary’s County Comprehensive Zoning Ordinance have been met, I move to approve the variance request from Section 71.8.3 to disturb the Critical Area Buffer for a replacement house.”

Motion by John Brown, second by Guy Bradley.

Final Resolution: Motion Carries

Yea: Ronald Payne, Sr., Guy Bradley, Rita Weaver, George Allan Hayden, Sr., John Brown

Not Present at Vote: Donald LaRocco, II

C. REING VAAP 24-1624; WITHDRAWN BY APPLICANT

D. TIPPETT VAAP 23-1003; Variance from St. Mary’s County Comprehensive Zoning Ordinance (CZO) Section 71.8.3 to disturb the 100’ Critical Area Buffer to construct a porch and areaway and Schedule 32.1 to reduce the side yard setback from 10 feet to 5 feet Buffer to construct a porch.

“In the matter of VAAP 23-1003, the Tippet Property, having made a finding that the standards for granting a variance and the objectives of Sections 24.4 of the St. Mary’s County Comprehensive Zoning Ordinance have been met, I move to approve the variance request from Section 71.8.3 to disturb the 100' Critical Area Buffer to construct a porch and areaway and Schedule 32.1 to reduce the side yard setback from 10 feet to 5 feet to construct a porch with the additional proviso that the scope of the variance would be such that it would accommodate ADA requirements should the property owner wish to construct the porch in accordance with the ADA.”

Motion by Guy Bradley, second by John Brown.

Final Resolution: Motion Carries

Yea: Ronald Payne, Sr., Guy Bradley, Rita Weaver, George Allan Hayden, Sr., John Brown

Not Present at Vote: Donald LaRocco, II

5. REVIEW AND APPROVAL OF MINUTES:

A. Review and Approve the January 9, 2025 BOA Meeting Minutes

"I move to disapprove the minutes of the January 9, 2025 BOA meeting."

Motion by John Brown, second by Rita Weaver.

Final Resolution: Motion Carries

Yea: Ronald Payne, Sr., Guy Bradley, Rita Weaver, George Allan Hayden, Sr., John Brown

Not Present at Vote: Donald LaRocco, II

6. ADJOURNMENT:

A. Adjourn the January 23, 2025 Board of Appeals meeting

"I move to adjourn the January 23, 2025 Board of Appeals meeting at 8:47 pm."

Motion by Guy Bradley, second by Rita Weaver.

Final Resolution: Motion Carries

Yea: Ronald Payne, Sr., Guy Bradley, Rita Weaver, George Allan Hayden, Sr., John Brown

Not Present at Vote: Donald LaRocco, II