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**AGENDA**  
**ST. MARY'S COUNTY BOARD OF APPEALS**  
**July 13, 2017 at 6:30 PM**  
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 no:** VAAP 17-0518, Kurtz Property (continued from June 8, 2017)  
**Property owner:** Gary and Carol Kurtz  
**Location:** 45894 Patuxent Lane, California, Maryland 20619  
**Parcel ID:** tax map: 35 grid: 01 parcel: 01  
**Election District:** 8  
**Zoning:** Residential Low-Density District, Limited Development Area Overlay and Buffer Management Overlay  
**Acreage:** 11,500 square feet  
**Action requested:** Variance from Section 41.5.3.i of the Comprehensive Zoning Ordinance to exceed the lot coverage limit in the Critical Area to construct a walkway and expand a patio.
  - 2. Application/case no:** [VAAP 17-0040, Woodward Property](#)  
**Property owner:** John L. and Flora M. Woodward  
**Location:** 24818 Half Pone Point Road, Hollywood, Maryland 20636  
**Parcel ID:** tax map: 27 grid: 12 parcel: 241  
**Election District:** 6  
**Zoning:** Rural Preservation (RPD) District, Limited Development Area (LDA) Overlay  
**Acreage:** 25,536 square feet  
**Action requested:** Variance from Section 71.8.3 of the Comprehensive Zoning Ordinance to disturb the Critical Area Buffer to construct an addition to the existing single-family dwelling.
  - 3. Application/case no:** [VAAP 16-1573, Perraut Property](#)  
**Property owner:** Edward and Sharon Perraut  
**Location:** 21660 Potomac View Drive, Leonardtown, Maryland 20650  
**Parcel ID:** tax map: 40A grid: 01 parcel: 02

**Election District: 3**

**Zoning:** Residential Neighborhood Conservation (RNC) District, Limited Development Area (LDA) Overlay

**Acreage:** 3 acres

**Action requested:** Variance from Section 71.8.3 of the Comprehensive Zoning Ordinance to disturb the Critical Area Buffer to construct a concrete pad and an addition to the existing single-family dwelling.

**4. Application/case no:** ZAAP 16-0957, Lumpkins Property

**Property owner:** James D. and Christine C. Lumpkins

**Location:** 44737 Lighthouse Road, Piney Point, Maryland

**Parcel ID:** tax map: 65 grid: 22 parcel: 204 (Lot 5000-12, Tolson Subdivision)

**Election District:** 9

**Zoning:** Residential, Low-Density District, Intensely Developed Area Overlay

**Acreage:** 13,233 square feet

**Action requested:** Appeal of the decision by the Director of Land Use and Growth Management on December 6, 2016 to approve a variance request to reduce the side yard setbacks on the northeast and southwest sides of the property to construct a replacement single-family dwelling.

**IV. Review and Approval of Minutes and Orders**

**V. Adjournment**

The next scheduled Board of Appeals meeting is August 10, 2017.

The meeting may be videotaped and aired live and may be rebroadcast on Cable Channel 95. To view the schedule for Channel 95, please log on to <http://www.stmarysmd.com/broadcast.asp>.

For more information, please call Yvonne Chaillet, Zoning Administrator, at 301-475-4200, ext. \*1523, or e-mail at [Yvonne.Chaillet@stmarysmd.com](mailto:Yvonne.Chaillet@stmarysmd.com).