



AGENDA
ST. MARY'S COUNTY BOARD OF APPEALS
September 27, 2018 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. 16-0225, Fitzgerald Property**
Property owner: Lori W. and Gary Michael Fitzgerald
Location: 45918 Patuxent Lane, California, Maryland
Parcel ID: tax map 35 grid 02 parcel 01
Election District: 8
Zoning: Residential, Low-Density (RL), Limited Development Area (LDA) and Buffer Management Overlay (BMO)
Acreage: 8,750 square feet
Action requested: Applicants will be requesting that the Board of Appeals continue their hearing on a variance from Section 71.9.6.h(1) of the Comprehensive Zoning Ordinance to construct a boatlift within 25 feet of the extended property line on the west side of the property.
 - 2. Application/case no. [VAAP 18-1092, Lee Property](#)**
Property owner: Wendy A. Lee
Location: 18943 Hodges Lane, Leonardtown, Maryland
Parcel ID: tax map 61 grid 03 parcel 250
Election District: 2
Zoning: Rural Preservation District (RPD), Resource Conservation Area (RCA)
Acreage: 1.11 acres
Action requested: Variance from Section 71.8.3 of the Comprehensive Zoning Ordinance to disturb the Critical Area Buffer to construct a deck.
 - 3. Application/case no. [CUAP 16-131-005, Fisher's Custom Butcher Shop](#)**
Property owner: Rachel and Israel Fisher
Location: 37404 Westham Lane, Mechanicsville, Maryland
Parcel ID: tax map 8 grid 22 parcel 90
Election District: 5
Zoning: Rural Preservation District (RPD)

Acreage: 82.65 acres

Action requested: Modification of an approved conditional use, use type 86-slaughterhouse, pursuant to Chapter 25 of the Comprehensive Zoning Ordinance to utilize additional buildings for this use.

4. Application/case no. [VAAP 18-1053, Nicol Property](#)

Property owner: Bruce Nicol and Ryan Nicol

Location: 45093 Smiths Nursery Road, Hollywood, Maryland

Parcel ID: tax map 27 grid 05 parcel 35

Election District: 6

Zoning: Rural Preservation District (RPD), Limited Development Area (LDA)

Acreage: 33,280 square feet

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.

5. Application/case no. [VAAP 18-0976, Armour Property](#)

Property owner: Robert K. and Barbara L. Armour

Location: 37520 River Springs Road, Avenue, Maryland

Parcel ID: tax map 46 grid 10 238parcel

Election District: 7

Zoning: Rural Preservation District (RPD), Limited Development Area (LDA)

Acreage: 39,431 square feet

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.

IV. Review and Approval of Minutes and Orders

V. Adjournment

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>.

The next scheduled Board of Appeals meeting is October 18, 2018. For more information, please call Yvonne Chaillet, Zoning Administrator, at 301-475-4200, ext. *1523, or e-mail at Yvonne.Chaillet@stmarysmd.com.