



**Thursday, January 12, 2023  
Board of Appeals Meeting**

**TENTATIVE AGENDA; PUBLIC HEARING GUIDELINES ARE SUBJECT TO CHANGE WITHOUT NOTICE AND TIMES ARE APPROXIMATE.**

**Meeting of: Board of Appeals**

**Time: 6:30 p.m.**

**Location: Chesapeake Building, 41770 Baldrige St., Leonardtown, MD**

**Residents may view the meeting on Channel 95 and YouTube.**

**Comments may be submitted by the following methods: \*Please include contact information: Name, Address, Phone Number and Email.\***

- a. Appear at the Chesapeake Building Commissioners' Meeting Room during hearing for Public Testimony.**
- b. Email written comments to Sherrie.Young@stmaryscountymd.gov no later than 12:00 pm on Wednesday, January 11, 2023.**
- c. Mail written comments to the Department of Land Use & Growth Management - BOA, PO Box 653 Leonardtown, MD, 20650.**
- d. Submit a 3-minute video clip to publicmtgs@stmaryscountymd.gov by 12:00 pm on Friday, January 6, 2023.**

**All submissions will be considered by the Board of Appeals Members at hearing. For additional information please contact Sherrie.Young@stmaryscountymd.gov.**

**1. CALL TO ORDER:**

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- A. January 12, 2023 Board of Appeals

**2. ROLL CALL:**

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

**3. AGENDA:**

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- A. Jan 12, 2023 - Board of Appeals Meeting

Nomination and Election of Board Officers

**4. PUBLIC HEARINGS:**

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A. OKONIEWSKI VAAP 22-1484; Applicant is requesting variances from the St. Mary's County Comprehensive Zoning Ordinance Section 71.8.3 to disturb the Critical Area for an after the fact wood ramp, from Schedule 32.1 for a reduction of the mandatory front and side setbacks for an after the fact shed.

B. TAYLOR ZAAP 22-2139; Applicant is requesting a variance from the St. Mary's County Comprehensive Zoning Ordinance Section 71.8.3 to disturb the Critical Area for a replacement shed.

C. BRETON BAY LANDINGS HOA VAAP 22-1666; Applicant is requesting a variance from the St. Mary's County Comprehensive Zoning Ordinance Section 71.8.3 to disturb the Critical Area for a retaining wall.

D. BOWLES ZAAP 22-2229; Applicant is requesting variances from the St. Mary's County Comprehensive Zoning Ordinance Section 71.4.2 to disturb the 100' Perennial Stream Buffer and Section 71.5.2b to disturb the expanded Nontidal Wetland Buffer for a replacement house.

**5. REVIEW AND APPROVAL OF MINUTES:**

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A. Review and Approve Minutes of the December 8, 2022 Meeting

**6. REVIEW AND APPROVAL OF ORDERS:**

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A. Guntow VAAP 22-0836

B. Fleury VAAP 22-1961

C. Ferber VAAP 22-2084

**7. ADJOURNMENT:**

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A. Adjourn the January 12, 2023 Board of Appeals meeting

Appropriate accommodations for individuals with special needs will be provided upon request. In order to meet these requirements, we respectfully ask for one week's prior notice. Please contact Sherrie Young at 301-475-4200, Ext 1522. Proceedings are televised live and/or recorded for later broadcast on television. All content of these proceedings is subject to disclosure under the Maryland Public Information Act. Photographic and electronic audio and visual broadcasting and recording devices are used during the Public Hearings. These are public meetings and attendance at these meetings automatically grants St. Mary's County Government permission to broadcast your audio and visual image.