



## CALVERT COUNTY BOARD OF APPEALS

The Calvert County Board of Appeals has scheduled the following cases for public hearing at the times listed below on **Thursday, January 2, 2020** in the Commissioners Hearing Room in the Calvert County Circuit Courthouse, located at 175 Main Street, Prince Frederick, Maryland. For additional information, please contact the Board of Appeals staff at (410) 535-2348 or (301) 855-1243, ext. 2335. Entire case files are available for review by contacting the Board of Appeals staff in the Department of Planning & Zoning.

Note: Part of the meeting may be closed to the public in accordance with Open Meetings Act procedures.

### **Case Scheduled for 9:00 A.M.:**

Case No. 19-4005: Elmer and Jaime Ward, on behalf of Southern MD Investments, LLC, have applied for a Decision on an Alleged Error made by the Zoning Officer, the Zoning Officer's designee and other administrative officials charged with the administration and enforcement of the Zoning Ordinance when denying Permit #COM2019-1539 on the basis that property owners failed to comply with conditions 1 and 2 under Solomons Business & Personal Service Uses, Use #5 of Article 3-2.07.A of the Ordinance. The subject property is located at 14451 S. Solomons Island Road, Solomons (Tax Map 44, Parcel 730) and is zoned Solomons Town Center/Limited Development Area (TC/LDA). [APPLICATION](#) **POSTPONED**

Case No. 20-4013: Timothy & Amy Dent, Patrick McGlohn, and Vankirk & Cynthia Fehr have applied for a Decision on Alleged Error made by the Zoning Officer, the Zoning Officer's designee and other administrative officials charged with the administration and enforcement of the Zoning Ordinance when issuing Permit #COM2018-1427 on the basis that the permit to reconstruct a community pier should not have been issued and its issuance is contrary to applicable law and the requirements of the Calvert County Zoning Ordinance in general and the requirements of Article 9 in particular. The subject property is located at 2730 Spout Lane, Lusby (Tax Map 42, Parcel 335) and is zoned Farm and Forest District (FFD). [APPLICATION](#) **POSTPONED UNTIL THE MARCH 5, 2020 HEARING**

### **Case Scheduled for 1:00 P.M.:**

Case No. 20-4014: Joseph Tompkins, on behalf of Jennifer Callan, has applied for special exception approval to keep livestock on a non-farm property less than 3 acres in size; a variance in the side setback requirements from 25' to 0'; and a variance in the front setback requirements from Cedar Lane from 25' to 18' both for the structure for the keeping of the

animals. The livestock consists of 8 hens. The subject property is located at 6549 Long Beach Drive, St. Leonard (Tax Map 32A, Lot 7R, Section A) and is zoned Residential District (RD). [APPLICATION](#) **APPROVED WITH CONDITIONS 3-0**

Case No. 20-4015: Dorothea Libby and Barbara Whipp have applied for a variance in the minimum lot size requirement for replatting of a property to relocate the well and septic for the subject property onto their lot. As the property currently sits, the well and septic are located on the adjacent property. This will reduce the required lot size from 1 acre to .75 acres. The subject property is located at 240 Wilson Road, Huntingtown (Tax Map 22, Parcel 138) and is zoned Rural Community District (RCD). [APPLICATION](#) **APPROVED 3-0**