



CALVERT COUNTY BOARD OF APPEALS PUBLIC HEARING DECEMBER 2, 2021

MINUTES

The Calvert County Board of Appeals heard the following cases at a public hearing held via Zoom videoconference on **Thursday, December 2, 2021**.

For additional information, please contact Board of Appeals staff at 410-535-2348 or 410-535-1600, ext. 2559 or ext. 8552. Entire case files are available for review by contacting 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.

Cases Scheduled beginning at 9:00 a.m. with a tentative lunch break from 12:00-1:00:

Case 21-4086: Denise M. Bowman of Davis, Upton & Palumbo, LLC, on behalf of property owners Harold and Deborah Ward, has applied for a Special Exception for construction and operation of a 10-Megawatt Commercial Solar Power Generating Facility. The subject property is located at 250 Margaret Taylor Road, Lusby (Tax Map 42, Parcel 92), and zoned Employment Center/Residential District (EC/RD).

APPROVED 4-0-1 with CONDITIONS

Case 21-4087: Nelson Arocho of Bay Engineering, Inc., on behalf of property owner KRIS-LEI, LLC, has applied for a Variance in the Forest Conservation Requirements for removal of one (1) specimen tree located along the project frontage of Prince Frederick Blvd. for Phase IV of the Prince Frederick Crossing Townhouses. The project includes multiple parcels; 30 Thoroughbred Drive, 24 Paulowina Lane, and 32 Paulowina Lane. The specimen tree is located at 24 Paulowina Lane, Prince Frederick (Tax Map 24, Grid 16, Parcel 638), and zoned Prince Frederick Town Center (PFTC). **APPROVED 5-0**

Case 21-4088: Jeff Tewell, Collinson, Oliff and Associates, Inc., on behalf of property owners Scott & Sarinya Pochakilo, has applied for two (2) Variances. The first is for a side setback reduction from 30' to 26' on the north side of the property and the second is a side setback reduction from 30' to 15' on the south side of the property for construction of a single-family dwelling with an attached garage, driveway, and septic. The subject property is located at 7055 Penny Lane, Sunderland (Tax Map 11, Parcel 230), and zoned Rural Community District (RCD).

APPROVED 5-0

Administrative Items:

- Anonymous public comment will not be allowed, nor will anonymous comment via email if the person specifically asks to be anonymous. These communications will not be presented to the Board for consideration.
- Verification of participants in videoconferencing will be attempted at roll call of the Zoom Hearings. Phone callers who do not identify themselves when called upon may be permitted to listen in on the proceedings, but those wishing to participate by asking questions or testifying on a case will have to identify themselves by providing their name, address and occupation verbally for the record.

Public Comment:

No public comment was given.