



**Thursday, October 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, October 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, October 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. October 12, 2023 Board of Appeals Meeting

**2. ROLL CALL:**

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

**3. AGENDA:**

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## A. Board of Appeals October 12, 2023 Agenda

### **4. PUBLIC HEARINGS:**

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A. NETWORK TOWERS ST. MARY'S COLLEGE CUAP 23-0010; The Applicant requests conditional use approval pursuant to Chapter 25 of the Comprehensive Zoning Ordinance for use type 91, Communication Tower, Commercial. Additionally, the Applicant requests a variance from Section 51.3.91.b.(11) waiving the requirement that the enclosure shall be buffered from adjoining properties with at least two rows of fast growing evergreen species such as red cedar or Leyland cypress and a variance from Schedule 63.3.a to waive the requirement of a 65' type B buffer yard from Mattapany Road.

B. NORRIS VAAP 23-1210; Variance from the St. Mary's County Comprehensive Zoning Ordinance Section 71.5.2.b to disturb the non-tidal wetland buffer and Section 72.3.1.c(2) for clearing more than 30% of the existing forest cover to construct a house.

C. TIPPETT VAAP 23-1003; Variances from Section 71.8.3 to disturb the 100' Critical Area Buffer to construct a single-family dwelling.

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

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A. Review and Approve the September 14, 2023 BOA Meeting Minutes

### **7. ADJOURNMENT:**

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A. Adjourn the October 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.