

**Board of Appeals Meeting (Thursday, April 10, 2025)**

*Generated by Sherrie Young, BOA Recording Secretary on Friday, April 11, 2025*

**1. CALL TO ORDER:** Meeting called to order at 6:30 PM

A. April 10, 2025 Board of Appeals Meeting

**2. ROLL CALL:**

A. Attendance of Members & Staff Support

**Board of Appeals Members**

George Allan Hayden, Sr., Chair

Guy Bradley, Vice Chair

John Brown, Member (**Recused from case: Tidal Wave Auto Spa Appeal & Variance**)

Rita Weaver, Member

Ronald Payne, Sr., Member

Donald LaRocco, Alternate Member

Steve Scott, Board Attorney

**SMCG Supporting Staff**

John Sterling Houser, Deputy County Attorney

Stacy Clements, Planner III - LUGM

Andrew Beckman, Video / Media Producer

**3. AGENDA:**

A. April 10, 2025 Board of Appeals Agenda

**4. PUBLIC HEARINGS:**

**A. TIDAL WAVE AUTO SPA ZAAP 23-0309 - WITHDRAWN;** Continued from the 1/9/2025 and 2/27/2025 Board of Appeals Meeting; Appeal the decision of the St. Mary's County Planning Commission on October 7, 2024, denying Concept Plan approval.

CASE HAS BEEN WITHDRAWN BY APPLICANT.

**B. TIDAL WAVE AUTO SPA VAAP 23-0309 - WITHDRAWN;** Continued from the 1/9/2025 and 2/27/2025 Board of Appeals Meeting; Variances from Schedule 63.3.a to reduce the 32.5' half of the "B" type buffer yard required along the northwestern boundary adjacent to Lots 20 & 21 to a 10' buffer yard with a fence, Schedule 32.1 to reduce the landscaping requirement from 20% to 10.3%, Section 63.2.6.c to reduce parking landscaping requirement from 10% of net parking area to 6.5%, and Section 64.3.6 to eliminate the required extra landscaping of 1,600 sq. ft. (to mitigate 8 extra parking spaces).

CASE HAS BEEN WITHDRAWN BY APPLICANT.

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

**A. Review and Approve the March 13, 2025 BOA Meeting Minutes**

"I move to approve the minutes of the March 13, 2025, BOA meeting."

Motion by Guy Bradley, second by John Brown.

Final Resolution: Motion Carries

Yea: Ronald Payne Sr, Guy Bradley, Rita Weaver, George Allan Hayden Sr, John Brown

Not Present at Vote: Donald LaRocco

**B. Review and Approve the March 27, 2025, BOA Meeting Minutes**

"I move to approve the minutes of the March 27, 2025, BOA meeting."

Motion by Guy Bradley, second by John Brown.

Final Resolution: Motion Carries

Yea: Ronald Payne Sr, Guy Bradley, Rita Weaver, George Allan Hayden Sr, John Brown

Not Present at Vote: Donald LaRocco

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

**A. SOHN ORDER VAAP 24-2067**

"I move to approve and for Chairman, George Allan Hayden, Sr., to sign the SOHN ORDER VAAP 24-2067."

Motion by Guy Bradley, second by Rita Weaver.

Final Resolution: Motion Carries

Yea: Ronald Payne Sr, Guy Bradley, Rita Weaver, George Allan Hayden Sr, John Brown

Not Present at Vote: Donald LaRocco

**B. REING ORDER VAAP 24-1624**

"I move to approve and for Chairman, George Alan Hayden, Sr., to sign the REING ORDER VAAP 24-1624."  
(With correction to remove word: "the" on page 4, paragraph 3, and line 3)

Motion by Guy Bradley, second by Rita Weaver.

Final Resolution: Motion Carries

Yea: Ronald Payne Sr, Guy Bradley, Rita Weaver, George Allan Hayden Sr, John Brown

Not Present at Vote: Donald LaRocco

**7. ADJOURNMENT:**

**A. Adjourn the April 10, 2025 Board of Appeals meeting**

"I move to adjourn the April 10, 2025 Board of Appeals meeting at 6:38 pm."

Motion by Guy Bradley, second by Rita Weaver.

Final Resolution: Motion Carries

Yea: Ronald Payne Sr, Guy Bradley, Rita Weaver, George Allan Hayden Sr, John Brown

Not Present at Vote: Donald LaRocco