Board of Appeals - Oct 08 2026 Minutes

Thursday, October 8, 2026 at 6:30 PM

Chesapeake Building, 41770 Baldridge St., Leonardtown, MD

Draft

1. CALL TO ORDER

2. ROLL CALL

A. Attendance of Members and Staff Support

Board of Appeals Members

George Allan Hayden, Sr., Chair

John Brown, Vice Chair

Rita Weaver, Member

Ronald Payne, Sr., Member

Donald LaRocco, Member

Michael Valcke, Alternate Member

Steve Scott, Board Attorney

SMCG Supporting Staff

John Sterling Houser, Deputy County Attorney

Stacy Clements, Planner IV - LUGM

Daniel Saucier, Video Production Technician

3. AGENDA

4. PUBLIC HEARINGS

A. VAAP26-0180 / Henderson (Withdrawn)

B. VAAP25-1761/Wicomico Valley Foundation

1st Motion

In the matter of VAAP25-1761, the Wicomico Valley Foundation of Southern Maryland, Inc. Property, having made a finding of consistency with CZO section 71.9.8.f to disturb the 100 - foot critical area buffer for a stone revetment above mean high water has been met.

Moved by: Donald LaRocco; seconded by: John Brown

Yea: John Brown, Ronald Payne Sr, Rita Weaver, George Hayden Sr, and Donald LaRocco

Not Present at Vote: Michael Valcke

Motion Carries 5-0

2nd Motion

Based on testimony and evidence presented tonight that we find that the other similar situated property factor is not applicable to this variance, I recommend to approve the variance as submitted.

Moved by: Donald LaRocco; seconded by: John Brown

Yea: John Brown, Ronald Payne Sr, Rita Weaver, George Hayden Sr, and Donald LaRocco

Not Present at Vote: Michael Valcke

Motion Carries 5-0

5. REVIEW AND APPROVAL OF MINUTES

A. Approve the September 24, 2026 BOA meeting minutes

Motion to approve Minutes as written

Moved by: John Brown; seconded by: Donald LaRocco

Yea: John Brown, Ronald Payne Sr, Rita Weaver, George Hayden Sr, and Donald LaRocco

Not Present at Vote: Michael Valcke

Motion Carries 5-0

6. ADJOURNMENT

A. Adjourn the Board of Appeals Meeting for October 8, 2026

Motion to adjourn

Moved by: Donald LaRocco; seconded by: John Brown

Yea: John Brown, Ronald Payne Sr, Rita Weaver, George Hayden Sr, and Donald LaRocco

Not Present at Vote: Michael Valcke

Motion Carries 5-0

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