

Frederick County Board of Zoning Appeals

Meeting Minutes
May 26, 2022

Members Present: Mr. Shannon Bohrer, Mr. Andrew Brown, Mr. John Greenwell, Mr. Dan Lawton, Mr. Jack Felton

Members Absent: Chairman Farrell

Staff Present: Mr. Tolson DeSa, Zoning Administrator, Mr. Mike Paone, Zoning Planner I, Mr. Tom Sinton, Assistant County Attorney

The meeting was called to order at 6:59 pm.

1. Introductions – Vice Chairman Brown welcomed everyone.
2. Minutes – Are to be presented at the June meeting for approval.

Cases

B-22-10 Frank Chiaramonte (B267917)

Requesting an Appeal of a Subdivision Potential determination by the County Staff in accordance with Section 1-19-2.140 and Section 1-19-2.150 of the Frederick County Zoning Ordinance. Specifically, this application appeals the December 18, 2018, Zoning determination (“Determination”) that the property is not eligible to be subdivided.

The property is described as the north side of Gravel Hill Road, Tax Map 60, Parcel 0030, Tax ID # 11281176 Zoned Agricultural (A), Size 32.29 Acres.

A Request to Dismiss Appeal was read aloud to the board.

B269068 (B-22-14) Clara and Carl Vickers

Requesting a Special Exception Approval for a Limited Agricultural Activity in the Residential Districts in accordance with Section 1-19-3.210 and Section 1-19-8.325 of the Frederick County Zoning Ordinance to allow up to 10 chickens with no roosters, on their residentially zoned property.

The Property is described as 7845 Ridge Road, Frederick, MD 21702, Tax Map 56, Parcel 512, Tax ID #24458326, Zoning Low Density Residential (R1), Size 1.7 Acres.

Applicant Carl Vickers presented his case to the Board. Noted that there would be no roosters, aroma or disturbances to the community.

Vice Chairman Brown asked for a motion. Mr. Lawton made a motion for approval that case B-22-14 requesting a special exception approval for a limited Agricultural Activity in the residential districts in accordance with Section 1-19-3.210 and Section 1-19-8.325 be approved. Mr. Greenwell seconded the motion. It was passed unanimously by the Board members present.

VOTE 5-0-0-1

FOR: 0

AGAINST: 0

ABSTAIN: 0

ABSENT: 0

B267765 (B-22-15)

Richard and Teri Heiland

Requesting a 5 ft. variance to a 25 ft. front building restriction line in order to add a covered porch, in accordance with Section 1-19-3.220 Variances and Section 1-19-6.100 Design Requirements of the Frederick County Zoning Ordinance. If approved the variance would create a 20-foot front building restriction line.

The property is described as 6241 Sawyer Road, New Market, MD 21774 Tax Map 0079, Parcel 0273, Zoning, Planned Unit Development (PUD), Size 10,621 sq. ft.

The applicant Richard Heiland presented his case to the Board.

Vice Chairman Brown asked for a motion. Mr. Lawton made a motion that case B-22-15 requesting a 5 ft variance to a 25 ft. front building restriction line in accordance with Section 1-19-3.220 Variances and Section 1-19-6.100 be approved. Mr. Felton seconded the motion. It was passed unanimously by the Board members present.

VOTE 5-0-0-1

FOR: 0

AGAINST: 0

ABSTAIN: 0

ABSENT: 0

Adjournment

There being no additional business before the Board, the meeting was adjourned by Vice Chairman Brown at 7:22 pm. The next meeting will be on June 23, 2022, at 7:00 pm.

Respectfully Submitted
Mary Dolan, Administrative Specialist II