
From: Gertrudes Kirkpatrick <tkirkpatrick675@gmail.com>

Sent: Tuesday, August 19, 2025 1:37:04 PM

To: DeSa, Tolson <TDeSa@FrederickCountyMD.gov>

Subject: Zoning Ordinance Violation Complaint - Keeping of Swine and Lambs in Residential Area (R1)

[EXTERNAL EMAIL]

Dear Mr. Desa and Members of the Board,

I am submitting this formal complaint pursuant to the Frederick County Zoning Ordinance concerning my neighbor's keeping of pigs and lambs in a residentially-zoned neighborhood. The current conditions on the adjacent property constitute ongoing violations of county code, materially diminish the value of my property, and impair my ability to reasonably use and enjoy my home.

1. DEVALUATION OF PROPERTY - The keeping of pigs and lambs on the adjoining lot have resulted in persistent odors, excessive noise, compromised air quality, and an unsightly animal enclosure and related equipment visible from my deck. These conditions create a visual blight and nuisance that materially reduces the fair market value of my property, effectively restricting my ability to sell or relocate.
2. INTERFERENCE WITH USE AND ENJOYMENT OF MY PROPERTY - The offensive odors, noise, obstructed view from the pen have substantially and adversely impacted my quality of life. These conditions prevent the quiet enjoyment of my property, including the use of outdoor living spaces.
3. NUISANCE PROHIBITION VIOLATION - Non-compliance with the zoning requirements with ARTICLE VIII, DIVISION 3, s(c), which prohibits agricultural uses from producing odors, dust, or unreasonable noise detectable beyond the property line. These prohibited conditions are present on a continual basis.
4. REQUESTED ACTION - Bringing the operation into full compliance with all applicable zoning requirements.

Thank you for your prompt attention to this matter.

I respectfully request that the Board initiate enforcement proceedings to compel the property owner to remedy these violations immediately, by removing the pigs and lambs from the premises. On 1.3 acres, there is not a place they can move pigs and lambs to be in compliance with ARTICLE III, Division 3c. I respectfully ask for restoration of the residential integrity of our neighborhood.

Thank you for your time and attention to this matter. I am available to provide further information or documentation as needed.

Respectfully,

Gertrudes Kirkpatrick

Anderson, Katrina

From: Paone, Michael
Sent: Thursday, August 28, 2025 12:46 PM
To: DeSa, Tolson
Cc: Anderson, Katrina
Subject: Just FYI...FW: Ag Exemption (Phillips Lydia Ct.) 8/28/25

From: Ed Johnson <edjohnson1428@gmail.com>
Sent: Thursday, August 28, 2025 12:25 PM
To: Paone, Michael <MPaone@FrederickCountyMD.gov>
Cc: Ed Johnson <edjohnson1428@gmail.com>; Sue Johnson <sue.johnson99@hotmail.com>
Subject: Ag Exemption (Phillips Lydia Ct.) 8/28/25

[EXTERNAL EMAIL]

Hello,

I am writing this email on behalf of Roger Mills who owns the property that adjoins Mr. Phillips property on Lydia Ct. Mr. Mills owns the 154 acre farm to the south of that location. Mr. Mills is 87 years old now and I am his Guardian to help him with any needs or problems he experiences.

With that said, after explaining the situation to Mr. Mills, he is in total agreement to allow the Ag Exemption to allow the animals to extend to his property line to give them better and proper area to allow them the best living space. He was so excited to know the reason for this request was to help the kids of 4H. Roger and his entire family have forever been supportive of the 4H in Montgomery County where they lived in early years and Frederick County after moving here around 1970.

Additionally, we'd like to commend Mr. Phillips for wanting to help the kids as well. After talking to him and realizing he has committed his life as a firefighter and EMT to helping kids just shows me he is committed to just simply do "The Right Thing!" Thank you sir!

So, trying to tell Mr. Mills's story as an older lifetime farmer who has always loved animals and supported kids activities around them to teach them responsibilities and life in general, he said PLEASE Allow the exemption for the children!

Thank you for your time and consideration. If you need any further explanation or information please contact me at 240-674-1953.