

**BOARD OF APPEALS APPLICATION
CECIL COUNTY, MARYLAND**

MEET. MONTH: Oct 2019
FILE NO. 3976

RECEIVED
SEP 19 2019
Cecil County LUDS
Division of Planning & Zoning

- THIS REQUEST IS FOR:
- SPECIAL EXCEPTION RENEWAL
 - SPECIAL EXCEPTION
 - VARIANCE
 - APPEAL

DATE FILED: 9/19/19
AMOUNT PD: \$200.00
ACCEPTED BY: JB

A. APPLICANT INFORMATION

George E. / Constance E. Hall
APPLICANT NAME - PLEASE PRINT CLEARLY

44 Admirals Way ELKTON MD 21921
ADDRESS CITY STATE ZIP CODE

George E. Hall Constance E. Hall 410-459-5033
APPLICANT SIGNATURE PHONE NUMBER

B. PROPERTY OWNER INFORMATION

Cecil Woods Partners
PROPERTY OWNER NAME - PLEASE PRINT CLEARLY

35 Cecil Woods Rd ELKTON MD 21921
ADDRESS CITY STATE ZIP CODE

[Signature]
PROPERTY OWNER SIGNATURE PHONE NUMBER

C. PROPERTY INFORMATION

44 Admirals Way Elkton, MD 21921 5th 05089948
PROPERTY ADDRESS ELECTION DIST. ACCT. NUMBER

25 731 227 1.0875g ft MH
TAX MAP # BLOCK PARCEL LOT # #ACRES ZONE

D. PURPOSE OF APPLICATION - Indicate reasons why this application should be granted. (attach separate sheet if necessary)

SEE ENCLOSED SHEET
REQUESTING A 10-FT VARIANCE TO THE 10-FT REAR YARD SETBACK

E. On an attached sheet, PLEASE submit a sketch of the property indicating the proposed project. Show distances from the front, side and rear property lines and the dimensions of the project.

F. LAND USE DESIGNINATION

- Is property in the Critical Area? YES NO
If yes, Pertinent provision of the Chesapeake Bay Critical Area Program: _____
- Is property in the 100 year Floodplain? YES NO
Is property an Agricultural Preservation District? YES NO

If property is located in the Critical Area; all provisions and requirements must be met as outlined in Article XVII, Part I, II & III of the Zoning Ordinance.

G. PROVISION OF ZONING ORDINANCE: ART. XVII, PT. I, S.306

H. SPECIAL EXCEPTION RENEWAL - PREVIOUS FILE NO. & CONDITIONS FOR APPROVAL: _____

I. SPECIAL EXCEPTION FOR A MANUFACTURED HOME - Please fill out the following information:

Will unit be visible from the road? Please select... If yes, distance: NO

Will unit be visible from adjoining properties? Please select. If yes, distance: YES

Distance to nearest manufactured home: 33 feet Size/Model/Year of Unit: 24'8" x 64' Kingsky 2013

Number of units on property at present time: 197

2019 36 705



ADMIRALS WAY

60'

88.57'

106.7'

226

100.02'

72.19'

227

100'

V-32

33'

V-34



228

100'

37.18'

Disclaimer: Cecil County Government makes no warranty regarding the spatial data displayed on this exhibit. Although the County strives to make accurate and current data available on this exhibit, I, as the user, understand that this is not a survey of subject property and is for informational purposes only.

1 inch = 20 feet

N=712232.59881
E=1616865.93191

Land Owner
By Dec. 1/2018

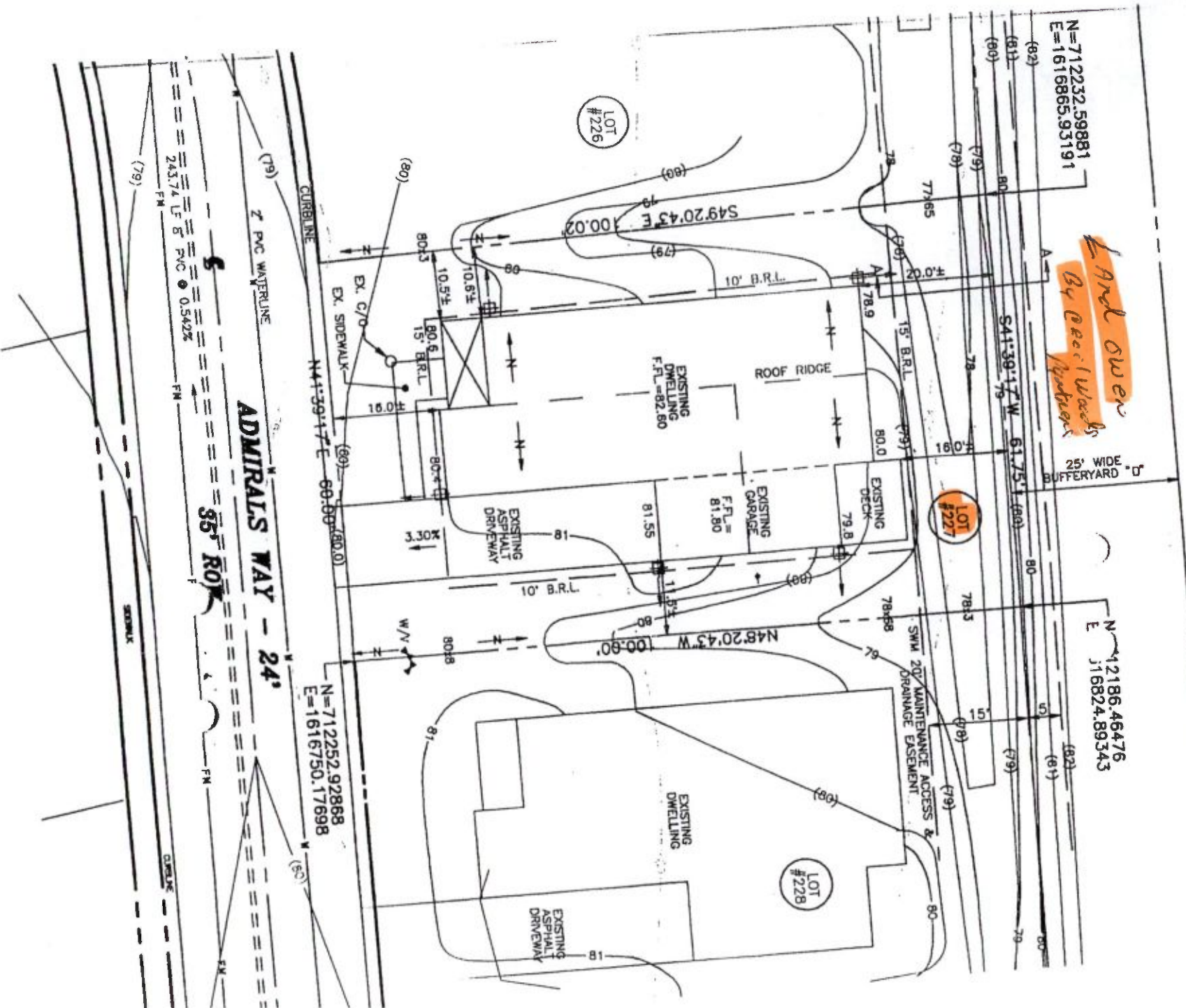
25' WIDE
BUFFERYARD

N=12186.46476
E=16824.89343

LOT #227

LOT #226

LOT #228



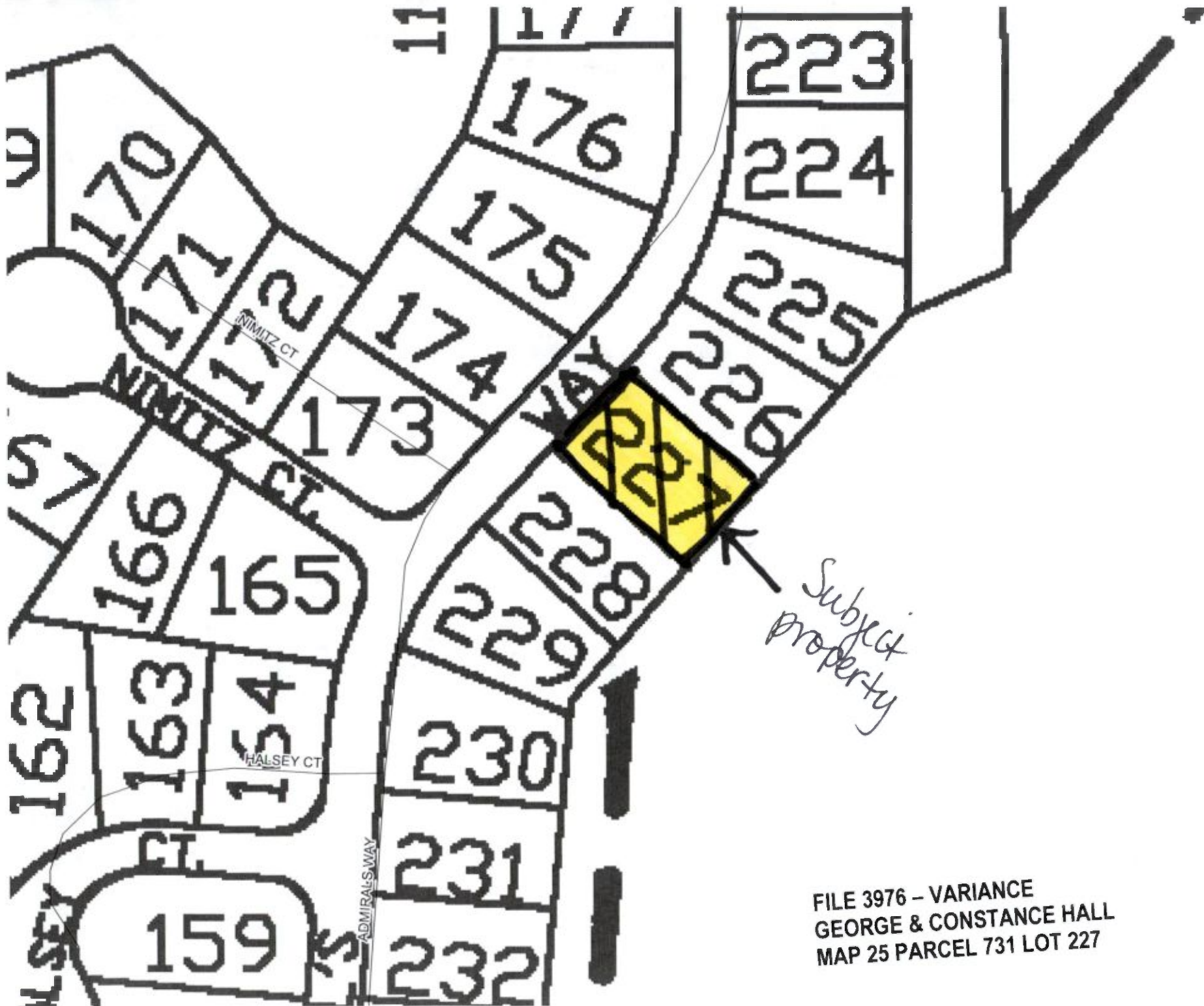
Requesting a rear yard setback Variance to place a 10' x 12' shed on the rear property line of lot #227. The property behind the plot plan is also owned by Cecil Woods Partners and will not be built upon.

The shed will not be visible from the street and is 33' and 40' from both adjacent homes.

The request for a building permit has been approved by the Department of Land Use and Developed Services and Zoning Administration.

We are only waiting for a Variance to proceed.

Thank you
Constance E. Hall



Subject Property

FILE 3976 - VARIANCE
GEORGE & CONSTANCE HALL
MAP 25 PARCEL 731 LOT 227