

**NOTICE OF HEARINGS  
BOARD OF APPEALS OF  
QUEEN ANNE’S COUNTY**

The following applications have been made under Chapter 18 of the Code of Public Laws of Queen Anne’s County (1996 ED), requesting the relief set forth below. Take notice that these applications shall be considered at a public hearing on **Thursday, the 9th day of July, 2020**, at the times designated below, in the office of the Board of Appeals, 110 Vincit St., Centreville, MD 21617.

**IMPORTANT NOTICE: THE BOARD OF APPEALS ASKS THAT NO ONE ENTER THE HEARING ROOM BEFORE THE SCHEDULED TIME FOR THE HEARING THEY WISH TO ATTEND. THE BOARD SUGGESTS WAITING OUTSIDE THE BUILDING UNTIL THE SCHEDULED TIME. WHEN ENTERING THE HEARING ROOM, PLEASE WEAR MASKS AND ADHERE TO SOCIAL DISTANCING REQUIREMENTS WHEN TAKING YOUR SEAT**

**HEARING NO. 1**

**5:00 P.M.**

**Application by:** Matthew P. Tengwall and Karen C. Tengwall

**Case No:** BOA-20-01-0068

**Requesting:** a variance from the elevation requirements of §14:3-28.D., §14:3-41.A, §14:3-42.A, §14:3-49.B. or §14:3-56.B. of the QA Co. Floodplain Ordinance to allow the duct work in existing dwelling to be below the flood protection elevation. The subject property is located at 39 Prospect Bay Dr. West, near Grasonville, in the 5th Election District of Queen Anne’s County; is located in a Neighborhood-Conservatoin-1 (NC-1) Zoning District and a Limited Developed Area (LDA) Critical Area designation, and is designated as Parcel 73, Lot 60. on Queen Anne’s Co. Sectional Zoning Map No. 65.

**HEARING NO. 2**

**5:30 P.M.**

**Application by:** Toni S. May

**Case No:** BOA-20-05-0064

**Requesting:** a variance from §18:1-19.E.(1)(c)[4][f][i] to reduce the required 35 ft. front yard setback to 25 ft. to construct an 8 ft. by 16 ft. front deck (with a 2-foot six-inch cantilever) attached to existing residence. The subject property is located at 723 Rosin Dr., in the Chester Harbor Subdivision, Section 2, Lot 18, near Chestertown, in the Second Election District of Queen Anne’s County; is located in a Neighborhood Conservation-20 (NC-20) Zoning District and Limited Development Area (LDA) Critical Area designation, and is designated as Parcel 46, on Queen Anne’s Co. Sectional Zoning Map No. 10.

**HEARING NO. 3**

**6:00 P.M.**

**Application by:** Allen Chorman & Son, Inc., Lessee of lands owned by Ralph C. Whaley, Jr. and April Whaley

**Case No:** BOA-20-05-0062

**Requesting:** conditional use approval under §18:1-14.(C.)(17) and §18:1-95.(C.) for a private landing strip. The subject property is located at 1515 Ruthsburg Rd., near Centreville, in the 6th Election District of Queen Anne's County; is located in an Agricultural (AG) Zoning District and is designated as Parcel 25 on Queen Anne's Co. Sectional Zoning Map No. 54.

This is an evidentiary hearing. You may want to hire an attorney to present your case.

This is an open meeting, but in compliance with the Open Meetings Act a part or all of the meeting may be conducted in closed session. Notice of the meeting and any closed session related thereto will be posted in the lobby of the Dept. of Planning & Zoning, 110 Vincit St., Suite 104, Centreville, MD 21617.

The Board of Appeals Rules of Procedure is available at the Dept. of Planning & Zoning and also on our website at [www.qac.org](http://www.qac.org).

All hearing sites are accessible to individuals with disabilities. Sign language interpreters and assisted listening systems are available for individuals with hearing impairments. Please contact Tina Miles at (410)758-0322 or TDD (410) 758-2126 seven (7) days before the hearing date if the above is needed for the meeting.

By order of the Board of Appeals of Queen Anne's County.

KENNETH R. SCOTT  
CHAIRMAN

Cathy Maxwell  
Clerk  
410-758-1255