

**NOTICE OF PUBLIC HEARING  
WORCESTER COUNTY  
BOARD OF ZONING APPEALS  
AGENDA**

*THURSDAY SEPTEMBER 12, 2024*

Pursuant to the provisions of the Worcester County Zoning Ordinance, notice is hereby given that a public hearing will be held in-person before the Board of Zoning Appeals for Worcester County, in the Board Room (Room 1102) on the first floor of the Worcester County Government Center, One West Market Street, Snow Hill, Maryland.

**6:30 p.m.**

**Case No. 24-60**, on the lands of Jeremy Ayars, requesting a variance to the front yard setback from 50 feet from the center of the road right-of-way to 38 feet (to encroach 12 feet) for a proposed single family dwelling in the R-4 General Residential District, pursuant to Zoning Code §§ ZS 1-116(c)(4), ZS 1-208(b)(2) and ZS 1-305, located at 11812 Steam Mill Hill Road, Tax Map 13, Parcel 64, Tax District 3, Worcester County, Maryland.

**6:35 p.m.**

**Case No. 24-56**, on the lands of the Kaeleigh Naughton Irrevocable Trust, requesting a special exception to allow construction of a single family dwelling in the RP Resource Protection District, pursuant to Zoning Code §§ ZS 1-116(c)(3), ZS 1-215(c)(1), and ZS 1-305, located on Bunting Road about 522 feet east of Turtle Mill Road, Tax Map 15, Parcel 92, Lot 1, Tax District 5, Worcester County, Maryland.

**6:40 p.m.**

**Case No. 24-54**, on the lands of Paul D. Weiger, requesting an after the fact variance to the right side yard setback from 6 feet to 0.2 feet (encroaches 5.8 feet) for an existing shed in the R-2 Suburban Residential District, pursuant to Zoning Code §§ ZS 1-116(c)(4), ZS 1-206(b)(2) and ZS 1-305, located at 12353 Meadow Drive, Tax Map 33, Parcel 346, Lot 34, Tax District 10, Worcester County, Maryland.

**6:45 p.m.**

**Case No. 24-59**, on the lands of Gary Figallo & Anthony Palmisano, on the application of Kayla Short, requesting a variance to the side yard setbacks on Lot 74 & 75 from 6 feet to 0 feet for a proposed shared dock with two boatlifts in the R-3 Multi-family Residential District, pursuant to Natural Resources Code §§ NR 2-102(e)(2), Zoning Code §§ ZS 1-116(n)(3), ZS 1-207(d)(6), and ZS 1-335, located at 34 & 42 Wood Duck Drive, Tax Map 21, Parcel 260, Section 14D, Lots 74 & 75, Tax District 3, Worcester County, Maryland.

**6:50 p.m.**

**Case No. 24-55**, on the lands of Dereck Boone, on the application of Gil Fleming, requesting an after the fact variance to a rear yard setback from 5 feet to 4.7 feet (encroaches 0.3 feet) for an existing manufactured home in a Campground Subdivision pursuant to Zoning Code §§ ZS 1-116(c)(4), ZS 1-305, and ZS 1-318, located at 221 Timberline Circle, Tax Map 16, Parcel 90, Lot 221, Tax District 3, Worcester County, Maryland.

**6:55 p.m.**

**Case No. 24-58**, on the lands of Eric Glaeser, Sr., on the application of Kristina Watkowski, requesting an after the fact variance to a rear yard setback from 50 feet to 34.1 feet (encroaches 15.9 feet) for an existing open deck and steps, in the R-1 Rural Residential District, pursuant to Zoning Code §§ ZS 1-116(c)(4), ZS 1-205(b)(2) and ZS 1-305, located at 11302 Marie Drive, Tax Map 10, Parcel 181, Lot 4, Tax District 5, Worcester County, Maryland.

**7:00 p.m.**

**Case No. 24-53**, on the lands of Karen Odachowski, on the application of Kristina Watkowski, requesting a variance to reduce the Atlantic Coastal Bays Critical Area buffer from 100 feet to 48 feet (to encroach 52 feet), for a proposed deck and small pool, stairs with a landing and a walkway, pursuant to Natural Resources §§ 3-104(c)(4) and NR 3-111 and Zoning Code §§ ZS 1-116(m)(1), located at 12312 Pine Rest Drive, Tax Map 26, Parcel 444, Lot 16A, Tax District 10, Worcester County, Maryland.

**7:05 p.m.**

**Case No. 24-57**, on the lands of Angela Gould, on the application of Kristina Watkowski, requesting a variance to the rear yard setback from 30 feet to 19 feet (to encroach 11 feet) and a variance to the front yard setback from 50 feet to the center of the road right-of-way to 45.1 feet (to encroach 4.9 feet) for an addition and an open deck in the R-2 Suburban Residential District, pursuant to Zoning Code §§ ZS 1-116(c)(4), ZS 1-206(b)(2) and ZS 1-305, located at 12417 Meadow Drive, Tax Map 33, Parcel 346, Lot 42, Tax District 10, Worcester County, Maryland.

**Administrative Matters**