

**Board of Zoning Appeals
Town of Easton
Thursday, March 7, 2013**

The Board of Zoning Appeals met in open session at 9:00 a.m. in the Town Council Chamber in the Town Office Building. In attendance were Board Members Peter Cotter, Gary Molchan, and Doris Mason.

OPEN SESSION MINUTES

MEETING CALLED TO ORDER

Chairman Cotter called the regularly scheduled meeting to order at 9:00 a.m. Thursday, March 7, 2013.

In attendance were:

Board of Zoning Appeals Members: Peter Cotter, Chairman, Doris Mason, and Gary Molchan.

Staff: Lynn Thomas, Zach Smith, and Stacie Rice.

NEW BUSINESS:

BOZA Case No. SE-753

Mr. Thomas explained that the upon receiving a description of the proposed use and associated activities, he determined that the use is not among those listed on the Table of Permissible Uses in the Zoning Ordinance, but that it is similar to a couple of uses, both of which are permitted via Special Exception in the R-10A Zoning District. In such cases the Ordinance directs that such requests be reviewed as a Special Exception, which is why Ms. Lawson is before the Board.

Applicant, Rose Lawson, was present at the meeting for property located at 8163 June Way Easton, MD. Ms. Lawson is seeking a Special Exception to provide in home care for up for four elderly persons.

The property is located in the R-10A Zoning District.

Ms. Lawson addressed the criteria as set out in Article XIII, Section 1303.5 B 6 provisions for granting a Special Exception.

Mrs. Lawson would like to use the home she is planning to rent to take care of no more than four elderly persons. She stated that she would live in the home with the four residents. She would have one other health care provider that would come to the home during the day to help. This person would not live in the home. She stated the Office of Health Care Quality through the State would provide her with the regulations for operating this type of use from her home. They would regulate the number of clients, accessibility, size of rooms, level of care etc.

The Board received four letters from neighbors and those letters were made part of the record.

Public Comment

Deanna – Lives in the Townhomes in the Waylands. She is concerned with a commercial type business in a residential neighborhood and concerned with future of expansion of the business.

Upon consideration of all the evidence and testimony presented at the meeting, Member Molchan made a motion to approve the Applicant’s request for a Special Exception for a facility to provide in home care for up to four elderly persons conditioned on Ms. Lawson providing the Planning Office with a copy her State license. Motion seconded by Member Mason and carried on a vote of 3-0.

ADJOURNMENT

There being no further business, the meeting adjourned at 9:40 a.m.

Submitted by

Date