

**Board of Zoning Appeals
Town of Easton
Tuesday, April 23, 2018**

OPEN SESSION MINUTES

MEETING CALLED TO ORDER

Mr. Cotter, Chairman called the regularly scheduled meeting to order at 9:00 a.m. Tuesday, April 23, 2018 in the Town Council Chambers in the Town Office Building.

The Board voted unanimously to approve the April 3rd minutes as prepared.

In attendance were:

Board of Zoning Appeals Members: Peter Cotter, Chairman, Gary Molchan,
Tom Moore and Michael O'Keefe,
Alternate.

Staff: Stacie Rice and Trevor Newcomb.

NEW BUSINESS:

BOZA Case No. V-753 – 28332 Ayres Square.

Steven and Heather Karlow, property owners were present at the meeting for property located at 28332 Ayres Square Easton, MD. The subject property is located in the PUD Zoning District. Mr. Karlow explained he is seeking a 9' variance to permit a deck, porch and patio to be constructed within 1' of the rear property line where the deck would not be permitted to extend within 10' of a rear setback. Mr. Newcomb stated there is an existing utility easement in the location where the homeowner is proposing to construct these features. Paul Moffett with Easton Utilities provided a letter stating that due to the location of the utility easement, he does not object to the placement of the structures in the easement to the east of the residence.

Mr. Karlow addressed the criteria as set out in Section 1303.5 C provisions for granting a Variance.

There was no public comment.

Upon consideration of all the evidence and testimony presented at the meeting, the Board voted unanimously to approve the Variance request subject to the rights of the easement holder. Should a need arise in the future to remove the structures from the utility easement it would be at the cost of the owner.

ADJOURNMENT

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

Stacie S. Rice
Submitted by