

**Board of Zoning Appeals
Town of Easton
Wednesday, February 5, 2014**

OPEN SESSION MINUTES

MEETING CALLED TO ORDER

Mr. Cotter called the regularly scheduled meeting to order at 9:00 a.m. Wednesday, February 5, 2014 in the Town Council Chambers in the Town Office Building.

The Board voted to approve the minutes from the November meeting as presented.

In attendance were:

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| Board of Zoning Appeals Members: | Peter Cotter, Chairman, Gary Molchan, and Tom Moore, Alternate. |
| Staff: | Lynn Thomas, Zach Smith and Stacie Rice. |

NEW BUSINESS:

BOZA Case No. V-728

Bill Stagg, with Lane Engineering on behalf of Remco Properties was present at the meeting for property located at 28564 Marlboro Avenue Easton, MD. Mr. Stagg is seeking a Variance to construct a building without a customer entrance along a street frontage where such an entrance is ordinarily required. The property is located in the PUD Zoning District. Mr. Stagg stated that the site plan has been approved by the Planning & Zoning Commission and the Town Council.

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

Upon consideration of all the evidence and testimony presented at the meeting, Mr. Cotter made a motion to approve the Variance request as submitted. The motion was seconded by Mr. Molchan and carried on a 3-0 vote.

BOZA Case No. V-727

Ross Kalen, with Rise Up Coffee was present at the meeting for property located at 618 Dover Road Easton, MD. Mr. Kalen is seeking a Variance to permit a 50 square foot wall sign where a maximum of a 40 square foot wall sign is ordinarily allowed. The property is located in the CG Zoning District. Mr. Kalen explained that when the sign was made a border was added for aesthetic purposes and unintentionally added 10 square feet to the sign. The applicant was not aware nor did they intend to construct or erect a sign that was

larger than what was allowed. Mr. Smith explained that during an open inspection through the Town of Easton the Building Inspector measured the sign and determined it was larger than permitted.

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

Upon consideration of all the evidence and testimony presented at the meeting, Mr. Molchan made a motion to approve the Variance request as submitted. The motion was seconded by Mr. Moore and carried on a 3-0 vote.

ADJOURNMENT

There being no further business, the meeting adjourned at 10:15 a.m.

Submitted by

Date