

Re: Variance signs for Keith Smith & Donnie Gandee

1 message

Joseph Louis <Joseph@firefly-technical-services.com>

Tue, Mar 19, 2024 at 10:29 AM

To: John Bilek <pzbile44@aacounty.org>

Cc: Joseph Louis <joseph@firefly-technical-services.com>, Stella Ernstes <pzerns01@aacounty.org>, Holly Colby <zhcolb22@aacounty.org>

Hi John

the signs have been posted for 2024-0016-v Smith -





Best Regards

Joseph Louis
Firefly Technical Services LLC
410-844-1532



On Wed, Mar 6, 2024 at 8:58 AM John Bilek <pzbile44@aacounty.org> wrote:

Good morning Joe Louis,

Your firm is handling the following 2 variance cases: 2024-0016-v Keith Smith Address: 3327 Shore Drive Annapolis & 2024-0014 Donnie Gandee Address: 359 Berkshire Drive Riva. The signs for these cases have been printed & need to be posted soon:

- 2024-0016-v Smith - signs (qty. 2) need to be posted **prior to 3/21**.
- 2024-0014-v Gandee - signs (qty. 2) need to be posted **prior to 4/4**.

Can we schedule a time for pick up of these signs in the next few days?



FIREFLY TECHNICAL SERVICES LLC, 3393 Littleton Way 1G, Pasadena MD 21122
410-844-1532 Joseph@firefly-technical-services.com

APP. EXHIBIT# 2
CASE: 2024-0016-V
DATE: 4/4/24

To

The Office of Planning and Zoning
2664 Riva Road
Annapolis, MD 21401
(410) 222-7450

Variance for a new boat lift

Applicant Property:

3327 SHORE DRIVE
ANNAPOLIS MD 21403
Lot 3, block 1 of Oyster Harbor

Description:

The applicant parcel owners wish to construct a new pier and install a boat lift. The new boat lift requires a variance to reduce the 15' setback by 7' leaving a setback of 8' to the Southerly property line. The lot is 50' in width and the shoreline is slightly coved which reduces the buildable width at the location of a new boat lift requiring a variance. The reduction in the setback is the least possible to allow for the owners to have a boat slip at the residence with a lift. The owners have not purchased a boat yet but would be acquiring a 25' bay boat next summer.

There are no known previous variances or violation for the property and the property is contiguous to the Chesapeake Bay with riparian rights to access the navigable waterway.



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18-2-404. Piers and mooring pilings.

(a) Location. No variance is required for the location of the pier

(b) Setbacks. A variance is requested for a new boat lift **reducing the 15' setback from the lateral line to 8'-0". A requested variance reduction of the 15' setback by 7'-0".**

(1) from the side lot line at a 90-degree angle to the shoreline; LATERAL LINES ESTABLISH WITH 90-DEGREE METHOD AND NO VARIANCE IS REQUESTED

(2) from the extension of the last course of the lot line into the water; NO VARIANCE IS REQUESTED

(3) from the side lot lines to the center of cove; or NO VARIANCE IS REQUESTED

(4) from the side lot lines generally parallel with existing piers located on adjacent lots. NO VARIANCE IS REQUESTED

(c) Length. A pier or mooring piling may not extend into the water any further than the lesser of the following:

(1) one-half the distance from the mean high-water line to the center line of the body of water on which it is situated; NO VARIANCE IS REQUESTED

(2) one-half the distance from the mean high-water line to the center point of a cove; or NO VARIANCE IS REQUESTED

(3) 300 feet from the waterfront at mean high tide. NO VARIANCE IS REQUESTED

(d) Joint use of private pier. By agreement recorded among the land records, two contiguous waterfront property owners may agree to share the use of a private pier. Proposed pier is not a joint use pier.

County adopted ordinances for community piers

General recreational piers

1. Amended: 2/16/2021

Passed: 3/1/2021

Legislative Session 2021, Legislative Day No. 2



FIREFLY TECHNICAL SERVICES LLC, 3393 Littleton Way 1G, Pasadena MD 21122
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Bill No. 8-2116

2. Recreational piers

Bill No. 4-05; Bill No. 78-05; Bill No. 69-07; Bill No. 8-15; Bill No. 44-15; Bill No. 96-15; Bill No. 75-16; Bill No. 83-16; Bill No. 17-17; Bill No. 67-17; Bill No. 16-20

3. Community piers and launch ramps.

Bill No. 4-05; Bill No. 78-05; Bill No. 69-07; Bill No. 93-12; Bill No. 8-15; Bill No. 44-15; Bill No. 96-15; Bill No. 75-16; Bill No. 83-16; Bill No. 17-17; Bill No. 67-17; Bill No. 16-20

As noted in current ordinance.

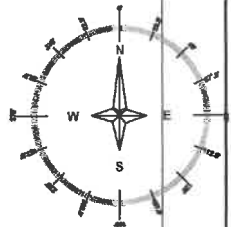
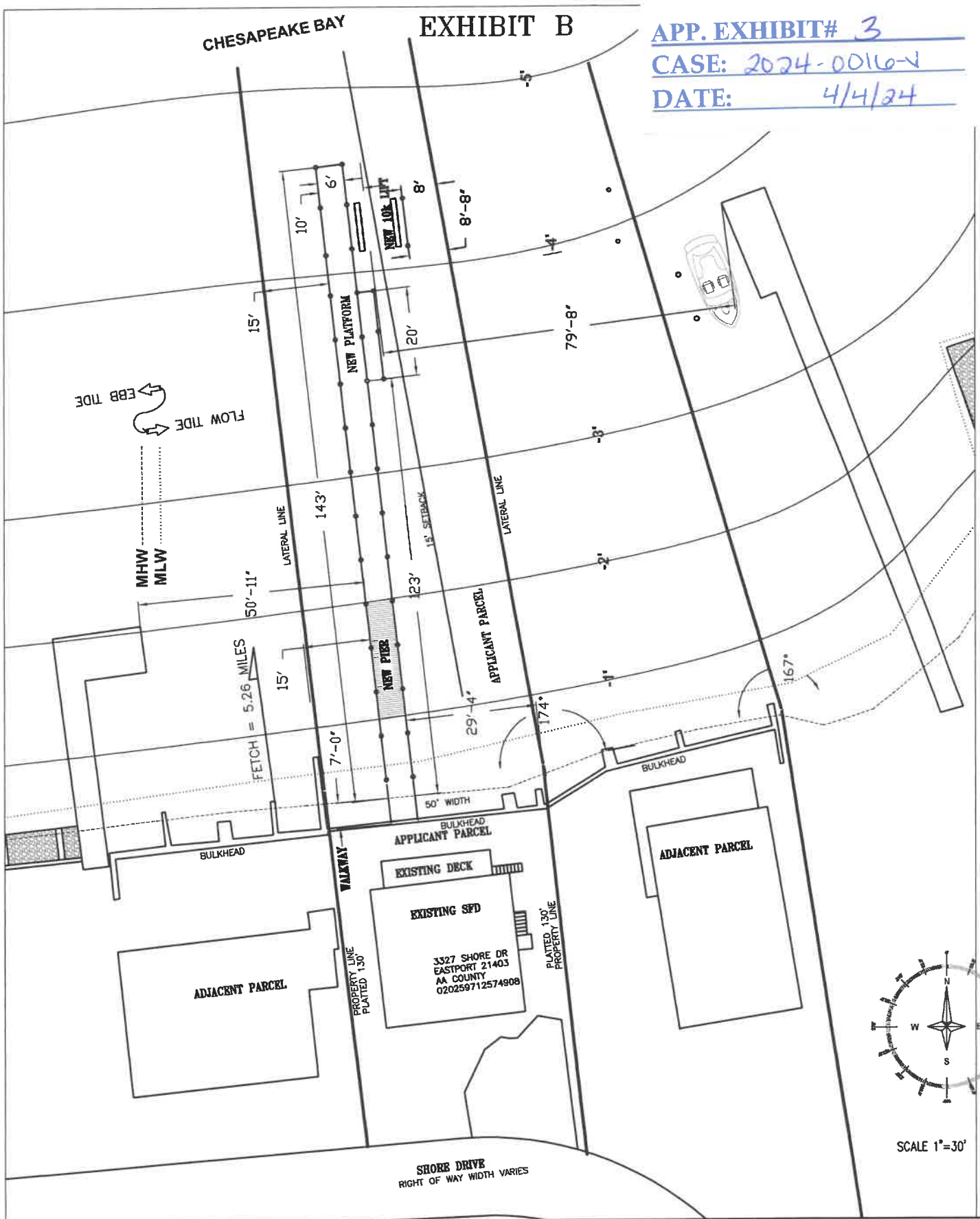
CHESAPEAKE BAY

EXHIBIT B

APP. EXHIBIT# 3

CASE: 2024-0016-V

DATE: 4/4/24



SCALE 1"=30'

SITE PLAN

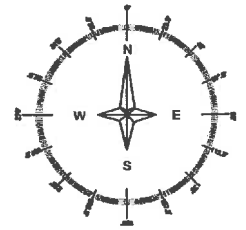


NEW PIER BOAT LIFT
 3327 SHORE DRIVE
 ANNAPOLIS, MARYLAND

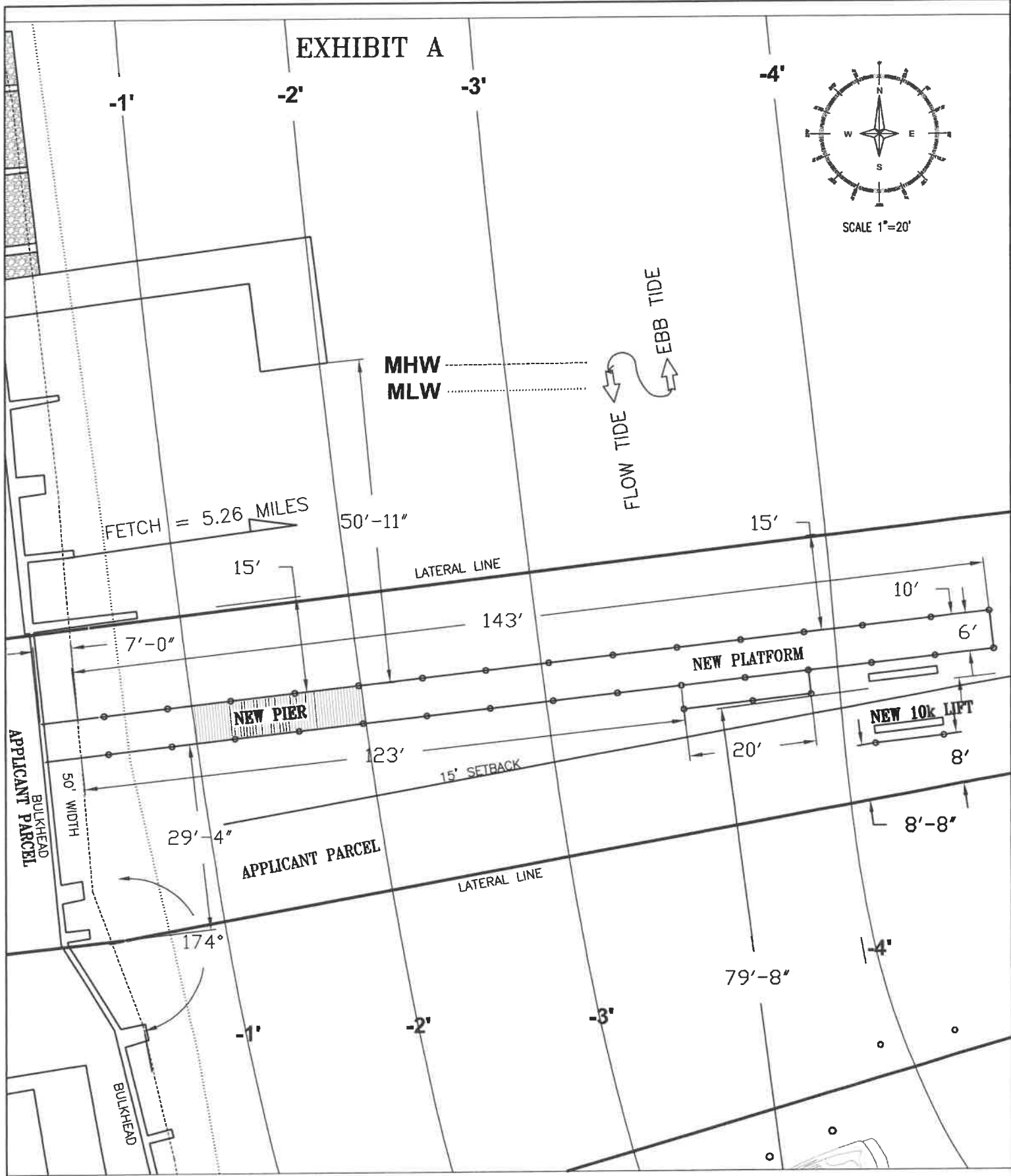
SMITH

FIRST ISSUE 10-7-21

EXHIBIT A



SCALE 1"=20'



NEW PIER AND PLATFORM
3327 SHORE DRIVE
ANNAPOLIS, MARYLAND

SMITH

PROPOSED PIER
 5 OF 8

FIRST ISSUE 10-7-21