

Variance request: Letter of Explanation  
1192 Green Holly Dr  
Annapolis MD 21409

We, the Blands, are applying for a variance so that we may build a second story addition to our one-story house built in 1951 on lot #43 block G section 1 of Cape St Claire, Deep Creek Subdivision. Our current home is 1,166' sq. 1712' sq of impervious surface, which includes a deck, shed, and screened in porch. We propose the second story addition to come in at 930' sq. We also plan to build a garage which will add 610' sq of impervious surface. Totaling 2322' sq of impervious surface. Our lot is 9,818' sq, which makes our total impervious surface with the renovation 24% of our lot. Our house is currently 18' tall. With the second story addition raising it to 28'. We propose the garage to be 28' tall. The garage will be 7' off of the property to the North.

We ask for variance for the second story addition given that the original foundation of the house is only 16' from the Westward property line.

We ask for variance for the garage addition, the West side of the garage addition will be located so that we can access the garage from the existing door, shown on the drawings. This door is +/- 15' from the property line to the West. Our current home footprint is currently 6' from the West property line.

Should you have any questions, please contact us at the phone number provided.

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February 5<sup>th</sup> 2025

28-03



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