



ANNE
ARUNDEL
COUNTY

MARYLAND
DEPARTMENT OF HEALTH

J. Howard Beard Health Services Building
3 Harry S. Truman Parkway
Annapolis, Maryland 21401
Phone: 410-222-7095 Fax: 410-222-7294
Maryland Relay (TTY): 711
www.aahealth.org

Nilesh Kalyanaraman, M.D., F.A.C.P.
Health Officer

M E M O R A N D U M

TO: Sumner Handy, Zoning Applications
Planning and Zoning Department, MS-6301

FROM: Brian Chew, Program Manager *BC*
Bureau of Environmental Health

DATE: 8/16/2022

RE: Andrew Kostyn
859 Spriggs Court
Arnold, MD 21012

CASE
NUMBER: 2022-0123-V

SUBJECT: Variance/Special Exception/Rezoning

The Health Department has received the above referenced variance request to allow a dwelling addition (screened porch) with less setbacks than required and with new lot coverage nearer to the shoreline than the closest façade of the existing principal structure. The Health Department offers the following comments:

The Health Department has reviewed the above referenced request. The property is served by public water and sewer facilities. The Health Department has no objection to the above referenced request.

If you have further questions or comments, please contact Jasmine Baldwin at 410-222-1348.

cc: Sterling Seay



Sara Anzelmo <pzanze99@aacounty.org>

Application and site plan for 2022-0123-V

Kelly Krinetz <pzkrin00@aacounty.org>
To: Sara Anzelmo <pzanze99@aacounty.org>

Mon, Sep 19, 2022 at 10:44 AM

I dont have any objection to this.

[Quoted text hidden]


Variances 8/15/ - 8/19 & CAC Comments re: McLaughlin BOA Case BA 13-22V

1 message

Jennifer Esposito <jennifer.esposito@maryland.gov>

Wed, Aug 24, 2022 at 8:45 AM

To: Kelly Krinetz <pzkirin00@aacounty.org>, Sara Anzelmo <pzanze99@aacounty.org>, "Donald Dyott Jr." <pzdyot22@aacounty.org>, Joan Jenkins <pzjenk00@aacounty.org>, Rob Konowal <pzkono00@aacounty.org>, Bonnie Tucker <pztuck00@aacounty.org>, Sumner Handy <pzhand00@aacounty.org>, CACAdmin DNR -DNR- <cacadmin.dnr@maryland.gov>, Charlotte Shearin -DNR- <charlotte.shearin@maryland.gov>, Sterling Seay <pzseay16@aacounty.org>

Good morning,

The Critical Area Commission has review the following variances and we have the following comments:

1. 2022-0115-V; Doney (AA 276-22): Upon review, our office feels that this proposal does not meet the unwarranted hardship standard as the proposed development could be further scaled back and reduced to lessen the impacts to steep slopes. The applicant should request a setback variance to enable a shift in the location of the dwelling and attached amenities closer towards Riverside Drive and further away from the steep slopes. Additionally, the applicant is proposing a large deck, porch, and three balconies that span the entire length of the house. The applicant could further minimize impacts to steep slopes by minimizing the size of the dwelling and/or removing the proposed deck and/or balconies.
2. 22022-0123-V; Kostyn (AA 275-22): Appropriate mitigation should be required.

Additionally, we are in receipt of the above-referenced Notice of Appeal Hearing.

The Anne Arundel County Board of Appeals will hear the McLaughlin case on September 13, 2022. The Critical Area Commission previously provided comments on the variance request on January 26, 2022. The comments of opposition remain and the letter is attached to this email for ease of reference.

Thank you for the opportunity to provide comments. Please let me know if you have any questions.


dnr.maryland.gov/criticalarea
Jennifer Esposito

Critical Area Commission for the
Chesapeake & Atlantic Coastal Bays

1804 West Street, Suite 100

Annapolis, MD 21401

410-260-3468 (office)

443-569-1361 (cell)

jennifer.esposito@maryland.gov

22-01-27_CACComments_McLaughlin_AA005-22.pdf
129K

859 Spriggs Ct



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Notes

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