

Laurie Hogans
Chair
Gary Scheltz
Member
Shannon Piasecki
Member
Ethel Duhamell
Alternate



John T. Carroll, Jr.
Mayor
Tyler J. Carpenter
Council Member
Thomas N. Yeager
Attorney
Amber E. Englebach
Zoning Coordinator

Town of Galena
Board of Appeals
Thursday, May 15, , 2025
7:00 PM Meeting Agenda

1. Call to Order
2. Pledge of Allegiance
3. State who is and who is not present at the meeting
4. **Approval** of April 29, 2025, Planning Commission Meeting Record of Motions/Minutes
5. Discussion -Variance Request
 - a. **Setback-variance request**
 - b. 100 S. Main St. Com.Occ. (2025-16) set conditions for food truck on lot
 - i. Size of parcel restrictive with C1 to R1 setback requirements
6. Comments from the Chairperson(s)
7. Comments from the Attorney
8. Public Comments
9. **Approval** of tonight's, May 15, 2025, Audio Minutes
10. Adjournment

John T. Carroll, Jr.
Mayor
Sarah E. Merrell
Council Member
Justinian M. Dispenza.
Council Member
Tyler J. Carpenter
Council Member
Cheryl Richwine
Council Member



Planning Commission of Galena

101 S. Main Street, Galena, Maryland 21635

www.townofgalena.com • 410-648-5151 • info@townofgalena.com

Warren S. Walters
Maintenance & Facilities Coordinator
Audrey M. Erschen
Grants & Technology
Amber Englebach
Zoning Coordinator
Chuck Woodall
Maintenance
Marisa Pisapia
Finance & Administrative Clerk
Thomas N. Yeager
Attorney

IN THE MATTER OF THE APPLICATION OF:

(Name and Address of Applicant)

Jacoby Smith
100 S. Main St.
Galena Md, 21635

FOR OFFICE ONLY: CASE NO.

2025-02

DATE FILED:

FILED BY:

Planning Commission

Applicant

TO THE **GALENA** BOARD OF APPEALS: In accordance with
ARTICLE _____ SECTION _____

Of the **GALENA Zoning Ordinance**, as amended, a request is hereby made for:

APPEALING DECISION OF **GALENA** Zoning Coordinator _____ Special Exception _____

Variance X Conditional Use _____ Interpretation _____

DESCRIPTION OF PROPERTY INVOLVED:

Location: 100 S. Main St.

Size of Lot or Parcel of Land: 5,303 Sq Ft.

List Building(s) currently on Property: House / Apartment upstairs
commercial space downstairs

If Subdivision, list Lot and Subdivision number: _____

PRESENT ZONING OF PROPERTY: (circle one) R1 R2 C1 C2 INS

DESCRIPTION OF RELIEF REQUESTED: (List in detail your request in making a change on your property that requires an Appeal Hearing).

Variance request based on size of lot restrictions

If appealing decision of the Zoning Coordinator, list date of decision here: _____

Present owner(s) of Property: [Signature]

Phone: 443-480-5962 Email: mdleclairproperties@gmail.com

If Applicant is not the owner, indicate your interest in the property: _____

Has the property involved ever been subject of previous application? NO

If yes, give Case Number and Date: _____

PLEASE FILL IN BELOW AND ATTACHED HERETO A SKETCH OF THIS PROPERTY

- List all property measurements and dimensions of any buildings currently on the property.
- Add the distance between buildings or proposed buildings and property lines.

NAMES OF ADJOINING PROPERTY OWNERS with LETTERS OF CONSENT

(These must be listed or the application cannot be processed)

Owner(s) of the North: State Roads

Phone: _____ Email: _____

Owner(s) of the East: _____

Phone: _____ Email: _____

Owner(s) of the West: 101 West. Lucy Otera 119 N. Main. ~~Kennedysville~~
Phone: 410 648 6970 Email: Bld B. Suite 2, Gakra

Owner(s) of the South: 102 E. Main Stephanie Picatti 1025 M
Phone: 667 365 0027 Email: slpt.doc@gmail.com

Signature of Applicant or agent or Attorney
[Signature]

Date
April 30/2025

Please file this form with the Zoning Coordinator, accompanied by the filing fee and a sketch of the subject property. The sketch should show the shape of the property, property dimensions, existing and proposed buildings, and setbacks from all property lines.

MD. ROUTE NO. 213

LANDS OF
STATE ROADS
COMMISSION
W.H.G. 26/18
SRC PLAT 17250

2 1/2 STORY FRAME BUILDING
(EXISTING GROUND FLOOR COMMERCIAL)

NEW PORCH
AND STEPS

8" x 20"

6' Privacy fence. Wood.

65'

TO MASSEY

MAIN STREET