

BOARD OF APPEALS

December 27, 2011

7:00 PM

ATTENDANCE: Board Members: Chairman William Malesh, Tim Thompson, Henry Barrett, Town Attorney Susan Ford, Court Reporter Joe Koluch, Town Planner Mary Ann Skilling and Planning and Zoning Coordinator Dianna Battaglia.

Mr. Malesh called the meeting to order at 6:30 PM.

NEW BUSINESS:

File No. SE2011-03 – Renewal of Special Exception for The High Roads School; PROPERTY OWNER: Riverside Center, LLC, 3821 Houcks Road, Monkton, MD 21111-1836; APPLICANT: Kids 1, Inc. t/a The High Roads School; LOCATION: 636 Broad Street, Perryville, MD 21903; Tax Map 0801, Parcel 0239, Zoned TC.

Ms. Skilling was sworn in.

Ms. Skilling read the Staff Report (attached separately). In addition, all of the conditions listed are enforceable through Code Enforcement of the Planning and Zoning Department.

Mr. Kauffman, attorney for the High Road School and Riverside Center, introduced staff and parent as witnesses for the school.

All witnesses as a group were sworn in.

Ms. Tserkis, Administrative Assistant for the High Road School, explained the school has various sports teams throughout the year and we use the YMCA as our practice or game field. Basketball, slide football, kickball, and swimming was just added, and sometimes we'll use Perryville Park if the weather is nice. Transportation is provided with two school vans and we have recently purchased a small scale school bus which seats twelve to fourteen students.

Mr. Kauffman indicated I would respectfully request extension of the Special Exception and request the Board to consider not requiring us to appear every four years as any problem with the conditions imposed by the Board are enforceable under the Zoning Code.

Mr. Barrett commented after hearing the Staff Report and listening to testimony, I am quite impressed. The school is an asset to the community.

Motion made by Mr. Barrett and seconded by Mr. Thompson to continue the Special Exception as long as the High Road School complies with the conditions set forth by the Board of Appeals on January 8, 2008 Legal Opinion, enforceable under Town Code. **All in Favor. Motion Passed.**

APPROVAL OF MINUTES

Approval of November 28, 2011 meeting minutes was tabled to the next hearing pending quorum of attending members.

OLD BUSINESS:

Legal Opinion: File No. AP2011-02- Appeal of Zoning Certificate denial & File No. V2011-01 Request for Variance for signage at Pasquale's Italian Grille, 648 Broad Street; **PROPERTY OWNER:** Beyer, Chiapparelli Enterprises, LLC, c/o Kenneth Beyer, Sr., 400 North Union Avenue, Havre de Grace, MD 21078-0000; **APPLICANT:** Pasquale's Italian Grille, LLC; **LOCATION:** 648 Broad Street, Perryville, MD 21903; Tax Map 801, Parcel 232, Zoned TC.

Approval of the Legal Opinion was tabled to the next hearing pending quorum of attending members.

MOTION made by Mr. Barrett and seconded by Mr. Thompson to adjourn the meeting at 7:15 p.m. **All in Favor; Motion passed.**

Respectfully submitted,

Dianna M. Battaglia
Planning & Zoning Coordinator