



# Commissioners of Leonardtown

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DANIEL W. BURRIS  
Mayor

LASCHELLE E. McKAY  
Town Administrator

July 15, 2024

Office of the Secretary  
Maryland Department of Planning  
Attn: David Dahlstrom, AICP  
301 W. Preston St.  
Baltimore, Maryland 21201-2305

Re: Annual Report Calendar Year 2023

Dear Mr. Dahlstrom:

The Leonardtown Planning and Zoning Commission approved the following annual report for the reporting year 2023 as required under §1-207(b) and §1-208(c)(1)(i) and (c)(3)(ii) of the Land Use Article on July 15, 2024. In addition, this report has been filed with the local legislative body.

- 1. Number of new Residential Permits Issued inside and outside of the Priority Funding Area (PFA):

**Table 1: New Residential Permits Issued  
Inside and Outside the Priority Funding Area (PFA)**

Residential – Calendar Year 2023	PFA	Non - PFA	Total
# New Residential Permits Issued	0	15	15

- 2. Is your jurisdiction scheduled to complete and submit to Planning a 5-Year Mid-Cycle comprehensive plan implementation review report this year? If yes, please submit the 5-Year Report as an attachment.  
Y  N

Note: To find out if your jurisdiction is scheduled to submit this report, please consult the Transition Schedule section located at: <https://planning.maryland.gov/pages/OurWork/compPlans/ten-year.aspx>

- 3. Were there any growth-related changes, including land use changes, zoning ordinance changes, rezonings, new schools, changes in water or sewer service, or municipal annexations that changed municipal and unincorporated boundaries? Yes  
Ordinance No. 218 – Rezoning of 60,548 sq. ft. Parcel from Residential Single Family to Commercial Office, Effective March 04, 2024.
- 4. If yes, please list the annexation resolution(s), describe or attach a map of the changes, and provide a description of consistency of internal, state or adjoining local jurisdiction plans. Have you submitted copies of each adopted resolution been to: Georgeanne Carter, Legislative Counsel Municipal Resolution Reposition Department of Legislative Services, 90 State Circle, Annapolis MD, 21401-1991?  
Y  N

Resolution 2-24 - the annexation of three parcels of real property owned by Cedar Lane Senior Living Community into the Town. The parcels are shown on Tax map 40, Grid 6, Parcel 71, Tax Map 41 Grid 1 Parcel 220 and Tax Map 40 Grid 6 Parcel 133.

Resolution 3-24 - the annexation of 19.51 acres of real property by Alfred S. and Joan C. Mattingly into the Town. The property is located on Tax Map 41, Grid 1, Parcel 195.  
(Map attached)

5. Did your municipality identify and/or implement recommendations, related to the following general planning topics, to improve the local planning and/or development process? Please select all that apply.

Y  N

<input type="checkbox"/> Green Infrastructure <input type="checkbox"/> Zoning Reform <input type="checkbox"/> Climate Change <input type="checkbox"/> Affordable/Workforce Housing <input type="checkbox"/> Equity <input type="checkbox"/> Resilience <input type="checkbox"/> Water/Air Quality <input type="checkbox"/> Water/Sewer Capacity <input type="checkbox"/> Brownfield Remediation	<input checked="" type="checkbox"/> Revitalization and Infill <input type="checkbox"/> Bike/Ped Planning <input type="checkbox"/> Commercial Redevelopment <input type="checkbox"/> Sustainable Growth <input type="checkbox"/> Placemaking <input type="checkbox"/> Aging Population <input type="checkbox"/> Sensitive Area Preservation <input type="checkbox"/> Expedited Review for Preferred Projects
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Please describe any other planning improvements identified or implemented in 2023.

None

6. Are there any issues that MDP can assist you with in 2024? If yes, please describe. Y  N

7. Have all Planning (Commission/Board) and Board of Appeals members completed the [Maryland Planning Commissioners Association \(MPCA\)](#) training course? Y  N

Sincerely,

Michael A. Bailey, Sr., Town Planner  
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 Leonardtown, MD 20650  
 Tel: (301) 475-9791  
 Email: [mike.bailey@leonardtownmd.gov](mailto:mike.bailey@leonardtownmd.gov)

1. Was this annual report approved by the planning commission/board? Y  N
2. Was this annual report filed with the local legislative body? Y  N
3. Does the cover letter:
- a. Acknowledge that the planning commission/board has approved the annual report? Y  N
- b. Acknowledge that the annual report has been filed with the local legislative body? Y  N
- c. Answer whether all members of the planning commission/board and board of appeals have completed an educational training course? Y  N   
 (See <https://planning.maryland.gov/Pages/YourPart/MPCA/pcbzacompleteded.aspx> for a list of those who have completed the course. See <https://planning.maryland.gov/Pages/YourPart/EducationWelcome.aspx> for the online training modules)
- d. Indicate a point of contact(s)? Y  N