



STAFF REPORT
Planning and Zoning Commission
July 15, 2024 at 4:00 p.m.

Video of Meeting Available on YouTube Channel: Town of Leonardtown

New Business:

Ordinance No. 224 – Amendment to Zoning Map

Leonardtown Town Council on June 10, 2024, approved Resolution 2-24, the annexation of three parcels of real property owned by Cedar Lane Senior Living Community into the Town. Notifications were sent to Maryland Dept. of Planning, Commissioners of St. Mary's County and Tri County Council on April 29, 2024 as required. The public hearing was advertised in the County Times on May 23rd and May 30th as well as the Town website. The property was posted and the adjacent neighbors were notified by certified mail. 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.

Leonardtown Town Council on June 10, 2024, approved Resolution 3-24, the annexation of 19.51 acres of real property by Alfred S. and Joan C. Mattingly into the Town. Notifications were sent to Maryland Dept. of Planning, Commissioners of St. Mary's County and Tri County Council on April 29, 2024 as required. The public hearing was advertised in the County Times on May 23rd and May 30th as well as the Town website. The property was posted and the adjacent neighbors were notified by certified mail. The property is located on Tax Map 41, Grid 1, Parcel 195.

The next step in the finalization of the annexation is to update the zoning map with the annexed properties, and the properties being zoned, as agreed to by the Town Council and the Commissioners of St. Mary's County.

Ordinance No. 224 was introduced at the April 8, 2024 Town Council meeting. Following a recommendation from the Planning Commission a public Hearing will be held on August 12, 2024 to adopt the Ordinance.

Action Needed Today: The Town Planning & Zoning Department is requesting a favorable recommendation to Town Council to amended the Leonardtown Zoning Map to add four properties into the municipal boundary. The parcels include, Cedar Lane Senior Living Community as shown on Tax map 40, Grid 6, Parcel 71, Tax Map 41 Grid 1 Parcel 220 and Tax Map 40 Grid 6 Parcel 133, as Residential Multi Family zoning and 19.51 acres of real property owned by Alfred S. and Joan C. Mattingly as shown on Tax Map 41, Grid 1, Parcel 195, as Institutional Office zoning.