

Stacy Clements

From: Ben Cohen
Sent: Friday, December 21, 2018 7:34 AM
To: mbailey@dhsteffens.com
Cc: Harry Knight; Kathleen Easley; Stacy Clements
Subject: FW: Permit 18-1713, 21963 Gyrfalcon Lane Variance

Hello Mike,

Please see the email forwarded below with the comments on the project from the Critical Area Commission. Please let us know if you have any questions.

Ben Cohen, CFM
Environmental Planner II
Department of Land Use & Growth Management
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Ben.Cohen@stmarysmd.com

From: Susan A. Makhoulf -DNR- [<mailto:susana.makhoulf@maryland.gov>]
Sent: Thursday, December 20, 2018 4:25 PM
To: Ben Cohen
Cc: Harry Knight; Kathleen Easley; Charlotte Shearin -DNR-
Subject: Permit 18-1713, 21963 Gyrfalcon Lane Variance

Ben,

Thank you for forwarding the above referenced variance. The property is located in the Resource Conservation Area (RCA) at 21963 Gyrfalcon Lane, Avenue, St. Mary's County, Maryland. The applicant proposes to construct a single family dwelling, a detached garage, and driveway. The proposed driveway is located in the 100-foot Critical Area Buffer.

The Critical Area Commission does not oppose this variance request. The applicant is responsible for mitigation at a ratio of 3:1 for the 368 square feet of disturbance in the Buffer per COMAR 27.01.09.01-2. A Buffer Management Plan must be reviewed and approved by the County.

Please send this office the decision on the variance case. You may contact me at 410-260-3476 with any questions or concerns. Thanks.

Susan

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Susan Makhoulf
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Critical Area Commission for the
Chesapeake & Atlantic Coastal Bays
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Annapolis, MD 21401
[410-260-3476](tel:410-260-3476) (office)

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