

# HAGERSTOWN BOARD OF ZONING APPEALS

## May 12, 2022 Hearing

---

### Call to Order.

James Stouffer, Jr., Acting Chair, called the May 12, 2022, Board of Zoning Appeals meeting to order at 7:05 p.m. Also present were board members G. Deck; and A. Smith. S. Bockmiller, Zoning Administrator, and A. Haught, Board Secretary, were present at City Hall.

### Cases Under Consideration:

#### Case No. Z-2022-01.

To hear an application made by the Hagerstown Fire Department for a special exception to construct a fire station at several lots totaling 1.72 acres of land with a primary address of 106 Wakefield Road, located in the RMED (Residential – Medium Density) zoning district. Per Article 4 (Zoning Ordinance), Section Z (Land Use Chart) of the Land Management Code, a fire station is a special exception use in the RMED Zoning District.

**VOTE: 3-0 APPROVE, subject to a condition that the use of the property be conducted in accordance with the application submitted by the Applicant and the testimony provided at the hearing. (Yes – Stouffer, Deck and Smith)**

#### Case No. Z-2022-02.

To hear an application made by the Hagerstown Fire Department for a special exception to construct a fire station at several lots totaling 2.15 acres of land with a primary address of 501 South Potomac Street, part of which is located in the RMED (Residential – Medium Density) zoning district. Per Article 4 (Zoning Ordinance), Section Z (Land Use Chart) of the Land Management Code, a fire station is a special exception use in the RMED Zoning District.

**VOTE: 3-0 APPROVE, subject to a condition that the use of the property be conducted in accordance with the application submitted by the Applicant and the testimony provided at the hearing. (Yes – Stouffer, Deck and Smith)**

#### Case No. Z-2022-03.

To hear an application made by Bruno 580, LLC c/o Jeff Crampton for a variance to reduce the required 35-foot rear building setback to 30 feet for one building within a proposed multi-building self-storage mini-warehouse development that will contain 10 storage units and a rental office, on property of 13.656 acres with a primary address of 580 Pangborn Boulevard, located in the POM (Planned Office Mixed) zoning District. Per Article 4 (Zoning Ordinance), Subsection F.5.a, a building of 35 feet in height or less located adjacent to a residential zoning district shall comply with a 35-foot rear yard setback.

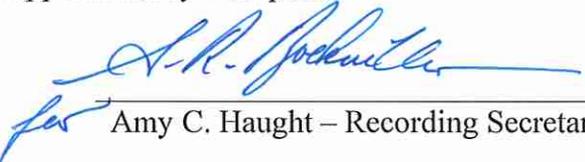
**VOTE: 3-0 APPROVE, subject to the following conditions:**

- 1. The property shall be developed in accordance with testimony, site drawing and building elevations provided by the Applicant.**
- 2. The stone retaining wall along the east property line shall be repaired and repointed.**
- 3. The entire mini-storage facility will be contained within the exterior walls of the exterior buildings and fencing as described by the applicant.**

**(Yes – Stouffer, Deck and Smith)**

**Adjourn.**

The hearing and deliberations concluded at approximately 8:15 p.m.

  
for Amy C. Haught – Recording Secretary