



Board of Zoning Appeals MEETING AGENDA

Tuesday, November 21, 2023 - 9:00 AM
Council Chambers, Easton Town Office
14 S Harrison Street

1. Call to Order

2. Approval of Minutes.

- a. Approval of the Draft Decision Summary from the October 17, 2023 meeting.

3. Applications

- a. **Application:** V-1058 / V 23-13
Applicant: Fastsigns of Odenton
Location: 480 Port Street, the Arc
Tax Map 034, Grid 0015, Parcel 0077, Lot 1
Zoning District: MXW
Request: Variance request pursuant to Section 28-1303.5.C of the Zoning Ordinance of the Town of Easton, to obtain a variance from Section 28-1101.8.B.1.c, the quantity of mesh-type banners attached to construction fencing for Limited Duration Signs. The applicant is proposing to display two (2) additional 200 square foot banners covering three (3) sides of the construction fence.
- b. **Application:** V-1062 / V 23-14
Applicant: Three Sons Construction
Location: 29753 Penny Lane
Tax Map 035, Grid 0007, Parcel 0123, Lot 16
Zoning District: R-10A
Request: Variance request pursuant to Section 28-1303.5.C of the Zoning Ordinance of the Town of Easton, to obtain a variance from Section 28-303.2.C.2, the minimum 30' rear setback for all uses and structures in the R-10A zoning

district. The applicant is proposing to construct an addition within 20 feet of the rear property line.

c. Application:
Applicant:

SE-1063 / SE 23-11
Contender eSports Easton
c/o Colin Stebbins

Location:

220 Marlboro Avenue Suite B
Tax Map 101, Grid 0020, Parcel 0490
CG

Zoning District:
Request:

Special Exception request pursuant to Section 28-1303.5 B of the Zoning Ordinance of the Town of Easton, use (4) 419 in Table 2.1 of Section 28-202 to be utilized as a Recreational/Entertainment Use Not Listed* in the CG zoning district. The applicant is seeking to open a LAN gaming center. The center will also host activities such as eSports tournaments, STEM education courses, and other group/party events. Prepackaged foods and beverages (including basic alcohol) will be served.

4. Discussion Item