

RECEIVED
OCT 03 2019
Cecil County LIDS
Division of Planning & Zoning

REZONING APPLICATION

DATE FILED: 10/3/19 PC MTG: 11/18/19
AMT. PD: 18250.00 COM.MTG:
ACCEPTED BY: JB FILE NO: 2019-03

APPLICANT INFORMATION

OWNER _____ REPRESENTATIVE _____

Wood Family Partnership, LLC
APPLICANT NAME - please print clearly (additional names can be listed on page 2) PHONE NUMBER _____
203 Waterwheel Drive Port Deposit MD 21904
ADDRESS CITY STATE ZIP CODE

PROPERTY INFORMATION

CRITICAL AREA? _____ YES NO

5233 Pulaski Highway, Perryville, MD 21903 1.9 acres
SUBJECT PROPERTY ADDRESS SIZE OF PROPERTY
7th 07-020732 800 682
ELEC. DISTRICT ACCOUNT# TAX MAP# BLOCK PARCEL LOT#

PRESENT ZONING: RM REQUESTED ZONING: BG

PRESENT LAND USE DESIGNATION: Commercial REQUESTED LAND USE DESIGNATION: Commercial

PRESENT USE OF PROPERTY: MV Repair Facility & Sales PROPOSED USE OF PROPERTY: Same

PREVIOUS ZONING CHANGE? YES _____ NO If yes, explain: 2011 Comprehensive Rezoning
the property was changed from BG to RM

TIME SCHEDULE FOR PROPOSED DEVELOPMENT: Current

REASON FOR REZONING REQUEST

MISTAKE IN THE COMPREHENSIVE REZONING OF MAY 1, 2011? _____ YES _____ NO

IF YES, PLEASE EXPLAIN: See attached

SUBSTANTIAL CHANGE IN THE CHARACTER OF THE NEIGHBORHOOD? _____ YES NO

IF YES, PLEASE EXPLAIN: _____

MISTAKE IN CHESAPEAKE BAY CRITICAL AREA LAND USE DESIGNATION OF JULY 5, 1988 _____ YES NO

IF YES, PLEASE EXPLAIN: _____

ADDITIONAL COMMENTS (attached sheet if necessary): Property situated partly in the Town of
Perryville and partly in the County. See attached for explanation.

EXPLAIN ANY PROBLEM AREAS AND PROPOSALS TO CORRECT THOSE AREAS

LIST THE NAME AND ADDRESSES OF ADDITIONAL APPLICANTS

None
APPLICANT NAME (please print clearly) ADDRESS
APPLICANT NAME ADDRESS
APPLICANT NAME ADDRESS

LIST THE NAME AND ADDRESSES OF ALL PROPERTY OWNERS

Wood Family Properties, LLC 203 Waterwheel Drive, Port Deposit, Maryland 21904
OWNER NAME (please print clearly) ADDRESS
OWNER NAME ADDRESS
OWNER NAME ADDRESS
OWNER NAME ADDRESS

CERTIFICATION – SIGNATURES

I/We certify that the information and exhibits submitted are true and correct to the best of my/our knowledge and belief.

APPLICANT(S):

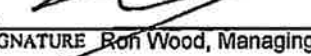
Wood Family Properties, LLC By:  9-20-19
PRINT NAME SIGNATURE Ren Wood, Managing Member DATE

PRINT NAME SIGNATURE DATE

PRINT NAME SIGNATURE DATE

PRINT NAME SIGNATURE DATE

OWNER(S):

Wood Family Properties, LLC By:  9-20-19
PRINT NAME SIGNATURE Ron Wood, Managing Member DATE

PRINT NAME SIGNATURE DATE

PRINT NAME SIGNATURE DATE

PRINT NAME SIGNATURE DATE

ATTACHMENT TO REZONING APPLICATION

**RE: 5233 Pulaski Highway, Perryville, Maryland
Map 800, Parcel 682**

The Wood Family Properties, LLC dba Auto Pro, Inc. recently purchased a 1.9 acre property situated on the north side of U.S. Route 40 in or near Perryville. The property for many years was used as a car sales lot known as "Jim Johnson's Fine Cars".

In reviewing the zoning classification for the property it was disclosed that part of the property is in the Town of Perryville and zoned Commercial. It appears that a portion of the "main building" and a three bay garage is situated in the County zoned "RM". Prior to 2011 the County property was zoned BG and for reasons unknown, it was changed to RM during the 2011 Comprehensive Rezoning. The property was used for car repair/car sales for many years prior to 2011 and should not have been rezoned to any type of residential classification.

The reclassification of the property from BG to RM was either a "big" mistake or a mapping error. Most likely a mapping error.

In view of this, I believe that a mistake was made in 2011. We request that the property be returned to the proper classification as BG which is consistent with its past, present and future use.

