



# Frederick County Planning Commission

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## AGENDA

**9:30 a.m. Wednesday, October 22, 2025, Revised**  
**First Floor Hearing Room, 12 E. Church St., Frederick, MD**

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### IN-PERSON MEETING

**Public comment may be provided in person or by the options noted below\***

#### **Notices and Reminders**

The County's lobbying ordinance (Chapter 1-7.2 of the code) requires the registration of individuals and entities that qualify as lobbyists. If you will be testifying before the Planning Commission, the ordinance may require that you register as a lobbyist. If you have a question as to the applicability of this ordinance, please contact the County Attorney's Office at (301) 600-1030.

Agenda items will be reviewed in the listed order; however, the agenda is subject to change. It is the responsibility of the applicant and the public to be aware of when their agenda item will be heard.

#### **\*Providing Public Testimony**

Public comments will be accepted via email at [PlanningCommission@FrederickCountyMD.gov](mailto:PlanningCommission@FrederickCountyMD.gov) and by voicemail at 855-925-2801, meeting code 8768. To leave a message, press \*2. Voicemail messages should include the caller's name, address, and the agenda item you are commenting on at the beginning of the message. In order to be placed in a queue for live public comment, press \*3. The [public portal](#) is also available to watch the live meeting and/or submit comments for the public record. The public is reminded that all comments, both written and oral, will be made part of the public record. Any individual who wishes to testify on one of the items is required to be sworn in.

- Testimony should be focused on comments and is not meant to allow for questions/answers.
- Individuals are allotted three (3) minutes and recognized organizations ten (10) minutes.
- Written comments (including emailed correspondence) must be submitted at least 48 hours in advance of the meeting to be considered by the Planning Commission.

#### **Applicants**

- All applicants and their representatives who testify are required to be sworn in.
- Applicant presentations are allotted, fifteen (15) minutes with five (5) minute rebuttal following any public comments.
- Written comments (including emailed correspondence) must be submitted at least 48 hours in advance of the meeting to be considered by the Planning Commission.

Individuals requiring special accommodations are requested to contact the County Executive's Office at 301-600-1100 ([tty: use Maryland relay](#)) to make arrangements no later than seven (7) working days prior to the meeting.

#### **Upcoming Planning Commission Meetings:**

November 12, 2025 @ 9:30 a.m.  
November 19, 2025 @ 9:30 a.m.

#### **For more information contact**

Department of Development Review and Planning  
301-600-1138  
[www.FrederickCountyMD.gov/planning](http://www.FrederickCountyMD.gov/planning)



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1. PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. EXECUTIVE COMMITTEE REPORT
4. PLANNING COMMISSION COMMENTS
5. AGENCY COMMENTS/AGENDA BRIEFING INFORMATIONAL

CONTINUED FROM OCTOBER 15, 2025

6. CDI OVERLAY ZONE COMPREHENSIVE PLAN AMENDMENT & ZONING MAP AMENDMENT DECISION  
(RECOMMENDATION TO COUNCIL)

*Victoria Venable, Director of Government Relations*  
*Kimberly Gaines, Director, Livable Frederick*  
*Michael Wilkins, Director, Development Review*  
*Denis Superczynski, Livable Frederick Planning Manager*

A presentation display is available to view [HERE](#)

7. HOUSING ELEMENT DECISION  
(60-DAY REVIEW)  
[Full Housing Element – Red Line](#)  
[Full Housing Element – Clean](#)

*Karin Flom, Principal Planner II, Livable Frederick*  
*Kimberly Gaines, Director, Livable Frederick*  
*Denis Superczynski, Livable Frederick Planning Manager*

8. GREEN INFRASTRUCTURE WORKSHOP

*Andrew Stine, Principal Planner II, Livable Frederick*  
*Kimberly Gaines, Director, Livable Frederick*  
*Denis Superczynski, Livable Frederick Planning Manager*

9. ELECTION OF OFFICERS DECISION

*Rules and Procedures, Section 2-Officers and Committees: 2.1 The Commission shall organize annually in the month of October and confirm the election of a Chairman, Vice-Chairman, and Secretary. (10-19-05).*