

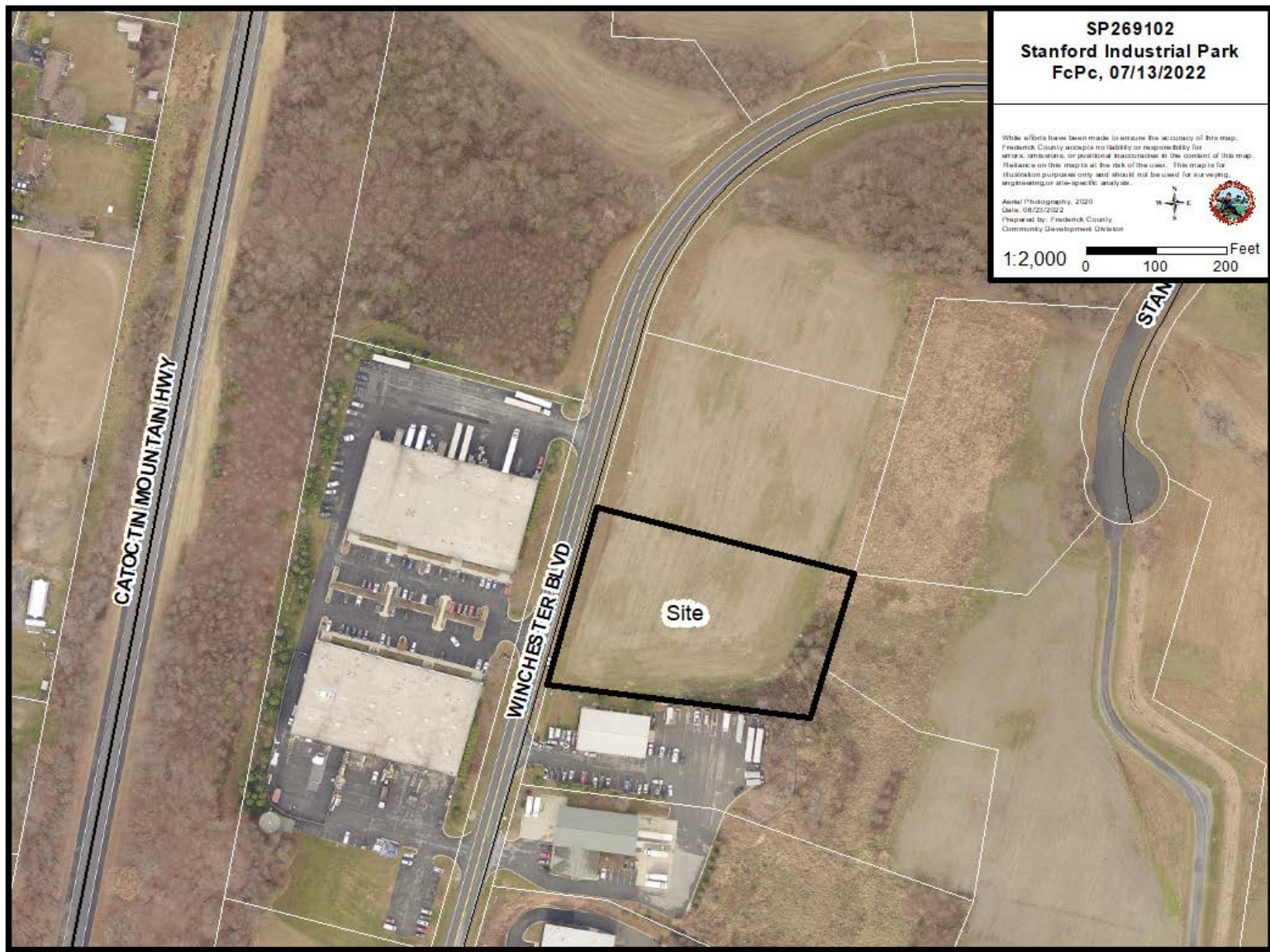
Frederick County Planning Commission



July 13, 2022

Lot 31, Stanford Industrial Park
Site Plan
SP 269102

The Applicant is requesting site plan approval to construct a one story with a mezzanine 12,470 SF contractors office and storage facility on 2.1 acres.

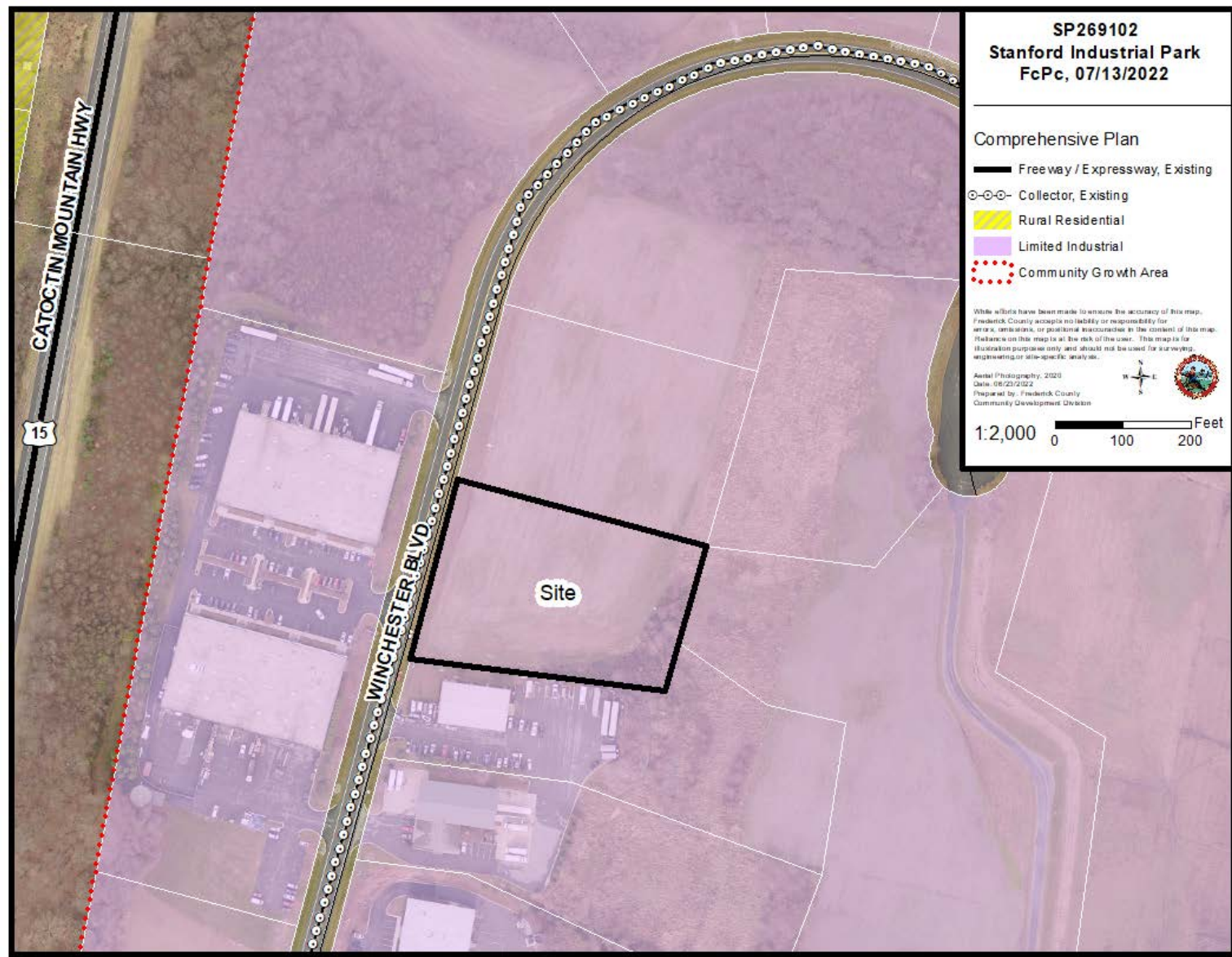


SP269102
Stanford Industrial Park
FcPc, 07/13/2022

While efforts have been made to ensure the accuracy of this map, Frederick County accepts no liability or responsibility for errors, omissions, or positional inaccuracies in the content of this map. Reliance on this map is at the risk of the user. This map is for illustration purposes only and should not be used for surveying, engineering or site-specific analysis.

Aerial Photography, 2020
Date: 06/23/2022
Prepared by: Frederick County
Community Development Division

1:2,000 0 100 200 Feet



SP269102
Stanford Industrial Park
FcPc, 07/13/2022

Comprehensive Plan

- Free way / Expressway, Existing
- Collector, Existing
- Rural Residential
- Limited Industrial
- Community Growth Area

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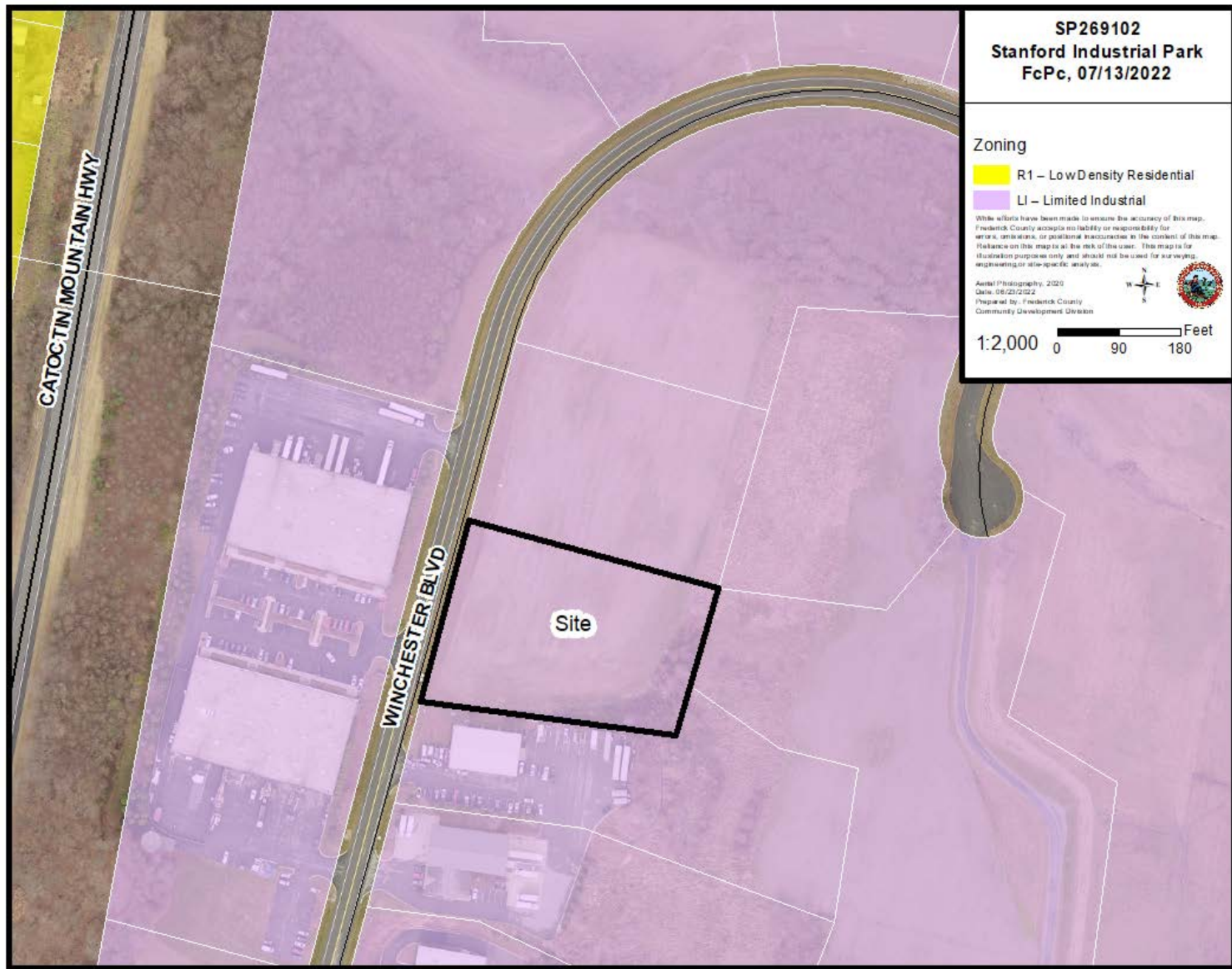
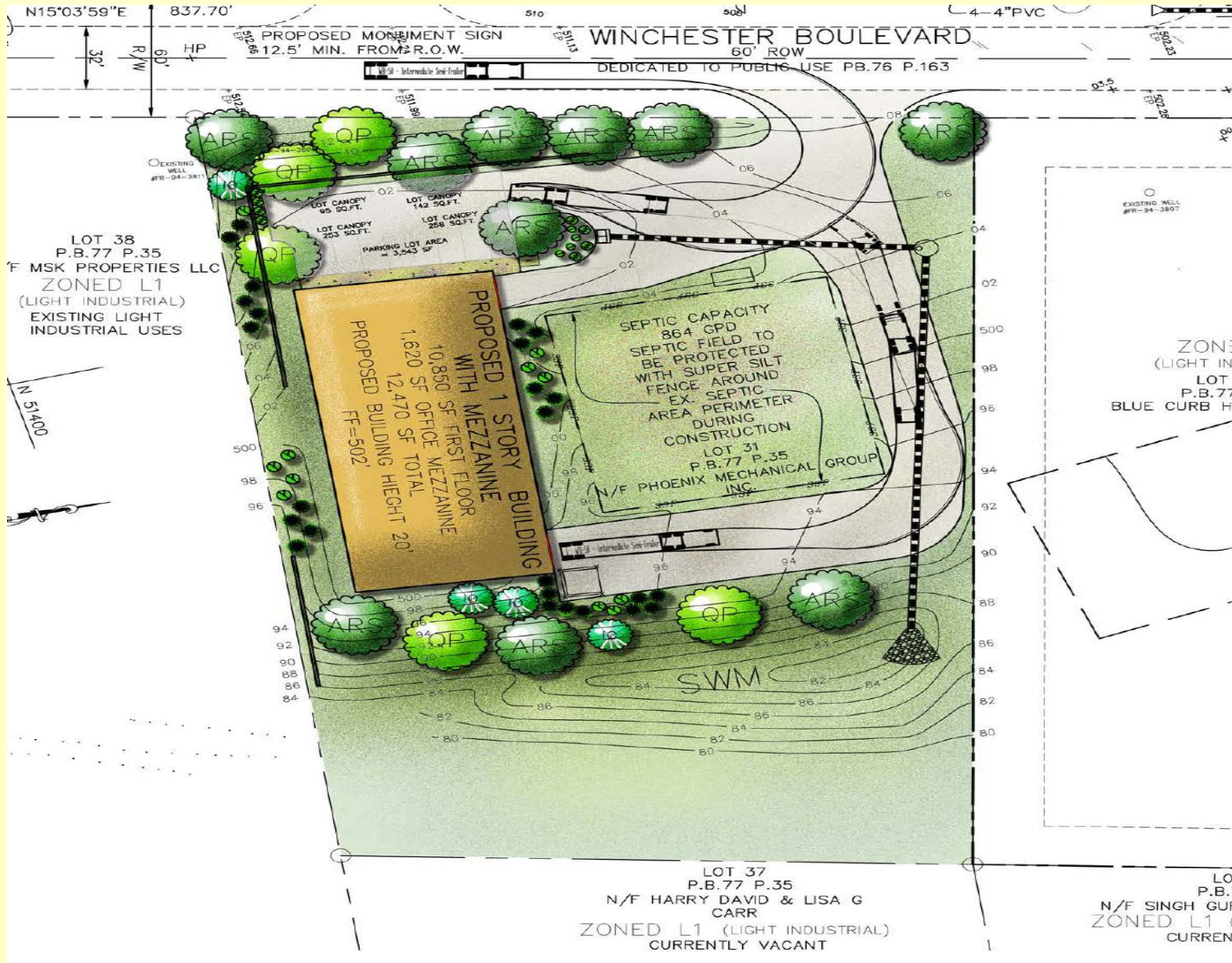


Exhibit 1: Rendered Site Plan



RECOMMENDATION

Based upon the findings, conclusions, and modifications as presented in the staff report, Staff finds that the application meets or will meet all applicable Zoning, APFO, and FRO requirements once the following conditions met:

Staff-proposed conditions of approval:

1. Address all agency comments as the plan proceeds through to completion.
2. The FRO plan must be approved prior to site plan approval. FRO mitigation (transfer of banking credit) must be provided prior to applying for grading permits or building permits, whichever is applied for first.