

FREDERICK COUNTY PLANNING COMMISSION
Minutes of Meeting for
July 20, 2023 (night mtg)
In Person/Virtual Meeting

See video for further meeting details: <http://frederickcountymd.gov/5956/Video-Archives>

Members Present: Craig Hicks, Chair; Joel Rensberger, Vice Chair; Tim Davis, Secretary; Sam Tressler III, Carole Sepe; and Robert White, Jr.,

Members Absent: None

Staff Present: Kimberly Gaines, Livable Frederick Director; Denis Superczynski, Livable Frederick Planning Manager; Kathy Mitchell, Senior Assistant County Attorney; and Karen James, Administrative Specialist.

The meeting was called to order at 6:30 p.m.

1. **PLEDGE OF ALLEGIANCE** Mr. Hicks
2. **ROLL CALL** Mr. Hicks
3. **PLANNING COMMISSION COMMENTS**

Mr. Rensberger offered a statement on a past meeting and exchange between Ms. Sepe and applicant Quantum Loophole, for which Ms. Sepe then recused herself. He asked that she not decide to leave the Planning Commission and added that he values her input. He asked colleagues for their comments. Mr. White said that he thinks that is a method of co-opting a member of the commission and did not like it at all. He further stated that statements like that [from an applicant] ought to disqualify anyone making a presentation or having their testimony heard by the Planning Commission. All members expressed support stating Ms. Sepe's input is most valued. Ms. Sepe then offered a brief statement thanking members for their confidence and said she plans to stay on and review any site plans that come in for data centers.

Mr. Hicks announced that Masai Troutman stepped down from the Planning Commission for family and career-related reasons and expressed his gratitude for Mr. Troutman's thoughtfulness, energy, and abiding concern for the community. Information was then provided on-screen for those interested in applying for the vacancy.

4. **SUGARLOAF TREASURED LANDSCAPE PLAN AMENDMENT: PUBLIC HEARING**
SUGARLOAF RURAL HERITAGE ZONING OVERLAY DISTRICT

Kimberly Gaines, Director, Livable Frederick Planning & Design Office
Denis Superczynski, Livable Frederick Planning Manager

Ms. Gaines began with a presentation of the process up until now and offered a history of the plan. Mr. Superczynski provided an explanation of the overlay district and its purpose and intent. There was a review of regulatory framework sections including prohibited uses as well as exempt uses. Presentation continued with topics such as water harvesting, architecture, lighting, commercial logging, and more.

Mr. Hicks then offered the general rules for giving public comment.

Public Comment:

Recorded messages: 1

Live call-ins: 2

In person: 15

Mr. Rensberger suggested it was time to close public comment. Mr. White agreed. Ms. Sepe objected, stating that they have a letter from the Maryland Department of Planning, and others, that they have not workshopped yet. These have not been discussed publicly and the public should have an opportunity to respond to those comments. She then suggested limited public comment – limited to new comments received. Ms. Gaines and Ms. Mitchell offered their thoughts on the subject and what is required. Mr. White asked about comments received and do they now have to have comments on those comments? He further said it is time to make decisions. Mr. Rensberger agreed.

Mr. Rensberger moved that the Frederick County Planning Commission close the period of public comment for the Sugarloaf Treasured Landscape Plan Amendment for the zoning overlay this evening. Mr. Tressler seconded the motion which passed 5-1-0-0.

Planning Commission members	Aye	Nay	Abstain	Absent
Hicks-Chair	X			
Rensberger Vice-Chair	X			
Davis-Secretary	X			
Tressler	X			
Sepe		X		
White	X			
Vacancy				

Break taken at 8:08 p.m. Meeting resumed at 8:15 p.m.

5. INTRODUCTION OF CHANGES TO THE PLANNING COMMISSION RULES OF PROCEDURE

PRESENTATION

Planning Commission Executive Committee

Mr. Hicks read through the proposed amendments. The goal is to discuss changes and vote in August. Some amendments are a matter of housekeeping; one amendment can limit the number of meetings per month. The differences between public meeting and public hearing were questioned. Ms. Mitchell explained the difference. Mr. Hicks asked Ms. Mitchell to look further into this topic. There was discussion about consent agendas and Mr. White suggested Ms. Mitchell look to see if there is any procedural overlap. Communication with County staff was discussed including proper steps to seek out information and assistance.

Following additional brief discussion, Mr. Hicks declared the meeting adjourned at 8:36 p.m.


Craig Hicks, Chair

10/11/23
Date