



Frederick County Planning Commission

AGENDA

Wednesday January 10, 2018

9:30 am

1st Floor Hearing Room, Winchester Hall, 12 E Church St. Frederick, Md.

APPROVED: _____

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.

Please turn off all cell phones and other electronic devices during planning commission meetings. If you must attend to business or engage in a private conversation, please exit the hearing room so as not to disrupt the meeting.

Agenda items will be reviewed in succession. It is the responsibility of the applicant and other persons of record to be prepared to discuss their agenda item during the respective session.

The Commission will break for lunch at approximately 12:00 or 12:30 pm if the meeting is expected to continue into the afternoon.

Providing Public Testimony

- Any individual who wishes to testify on an agenda item is required to be sworn in at the beginning of each agenda item.
- Individuals are allotted three (3) minutes and recognized organizations ten (10) minutes for each agenda item.
- Written comments must be submitted at least 72 hours in advance of the scheduled meeting to be considered by the Planning Commission.

Applicants

- All applicants and their representatives who testify are required to be sworn in at the beginning of each agenda item.
- Applicant presentations are allotted, typically fifteen (15) minutes with five (5) minute rebuttal following any public comments.
- Written comments must be submitted at least 72 hours in advance of the scheduled meeting to be considered by the Planning Commission.

Individuals requiring special accommodations for this meeting are requested to contact the Planning Office at 301-600-1138 (TTY: use Maryland relay) to make the necessary arrangements no later than seven (7) working days prior to the meeting.

Any correspondence to the Planning Commission can be sent to: planningcommission@frederickcountymd.gov

Upcoming Planning Commission Meetings

Wednesday – February 14, 2018 9:30 am

For more information contact

Dept. of Planning or Development Review
301-600-1138
www.FrederickCountyMD.gov/planning



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1. PLEDGE OF ALLEGIANCE

2. PLANNING COMMISSION COMMENTS

INFORMATIONAL

3. AGENCY COMMENTS / AGENDA BRIEFING

INFORMATIONAL

4. FOREST RESOURCE ORDINANCE MODIFICATION

DECISION

a) Landon House Complex – The Applicant is requesting approval of a modification to the Forest Resource Ordinance (FRO) to remove a specimen tree. Located on the north side of Urbana Pike at its junction with MD 80, across from the site of the former Cracked Claw/Peter Pan Inn, south and west of Washington Boulevard in Urbana.

Tax Map 96, Parcel 38; Zoned: VC; Planning Region: Urbana

SP-98-29 (A/P# 18080)

Graham Hubbard, Principal Planner

5. COMBINED PRELIMINARY / SITE PLAN

DECISION

a) Landsdale, Portions of Section 3b and 3c – The Applicant is requesting a new Preliminary/Final Site Plan approval for a portion of a Planned Unit Development (PUD) with an active Preliminary Plan Approval that is nearing expiration. Located north of MD 80 and west of MD 75 on the west side of Ed McClain Road.

Tax Map 88, Parcel 44; Zoned: Planned Unit Development (PUD); Planning Region: Urbana S-1130, SP-08-33 (A/P#17892, APFO#17893, FRO#17894)

John Dimitriou, Principal Planner

b) Westview South Residential, Phase 2 – The Applicant is requesting Combined Preliminary/Site Plan approval to revise the 16.1-acre Phase 2 portion of the Westview South Residential project to: Remove 96 multi-family units; Remove 28 '2-over-2' units; Reduce the single-family units from 61 to 11; and Increase the townhome units from 59 to 139. Located in the northeast quadrant of New Design Road and Executive Way.

Tax Map 86, Parcel 269; Zoned: Mixed Use Development (MXD); Planning Region: Frederick SP-98-36 (A/P#17804, APFO#17504, FRO#17806)

Tim Goodfellow, Principal Planner



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6. ZONING TEXT AMENDMENTS - PUBLIC HEARING

RECOMMENDATION

a) Bill 17-17 – *Revisions to the County Forest Resource Ordinance* – To consider amending Chapter 1-21 of the Frederick County Code (Forest Resource Ordinance) to revise certain administrative references, the forest planting, retention, and mitigations requirements.

Mike Wilkins, Acting Development Review Director

b) Bill 17-20 – *Alterations to the County Forest Resource Ordinance* – To consider amending Chapter 1-21 of the Frederick County Code (Forest Resource Ordinance) to revise certain administrative references and technical standards.

Steve Horn, Director of Planning and Permitting Division

c) Bill 17-21 – *Permitted Uses to Mixed Use Development (MXD)* – To consider amending the Frederick County Zoning Ordinance to specify additional permitted uses in the Mixed Development (MXD) District.

Steve Horn, Director of Planning and Permitting Division