



Frederick County Planning Commission

AGENDA

Wednesday August 14, 2019

9:30 am

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

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.

The Commission will break for lunch at approximately 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.
- 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 should 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 should 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.

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

<u>Upcoming Planning Commission Meetings</u>	<u>For more information contact</u>
September 11, 2019 @9:30am	Department of Development Review and Planning
	301-600-1138
	www.FrederickCountyMD.gov/planning



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1. **PLEDGE OF ALLEGIANCE**
2. **MINUTES TO APPROVE** **DECISION**
3. **PLANNING COMMISSION COMMENTS** **INFORMATIONAL**
4. **AGENCY COMMENTS / AGENDA BRIEFING** **INFORMATIONAL**
5. **PRELIMINARY PLAN** **DECISION**
 - a) **[Ballenger Run PUD](#)** - The Applicant is requesting Preliminary Plat approval to subdivide 36 age-restricted townhouse lots on 5.97-acres in Land Bay D, Ballenger Run PUD. Located Northeast corner of Ballenger Run Blvd. and Ballenger Creek Pike. Tax Map: 86, Parcel: 274; Zoned: Planned Unit Development (PUD); Planning Region: Frederick
S1143 (A/P#19516)
Jerry Muir
6. **SITE PLAN** **DECISION**
 - a) **[Ballenger Run PUD](#)** - The Applicant is requesting Site Plan approval to construct 36 age-restricted townhouse in Land Bay D, Ballenger PUD. Located Northeast corner of Ballenger Run Blvd. and Ballenger Creek Pike. Tax Map: 86, Parcel: 274; Zoned: Planned Unit Development (PUD); Planning Region: Frederick
SP-14-08 (A/P#19519 APFO#19520)
Jerry Muir
 - b) **[Oak Orchard Bed and Breakfast](#)** - The Applicant is requesting Site Plan approval to establish a bed and breakfast use in an existing home. Located at 15002 Oak Orchard Road. Tax Map: 52, Parcel 54; Zoned: Agricultural (A); Planning Region: Walkersville
SP-19-05 (A/P#19473 APFO#19470, FRO#19475)
Jerry Muir
 - c) **[Jackson Chapel United Methodist Church](#)** - The Applicant is requesting Site Plan approval to construct an 11,495 s.f. addition to an existing church on a 6.00-acre site. Located at 5609 Ballenger Creek Pike, across from Hannover Drive. Tax Map: 77 Parcel: 266; Zoned: Middle Density Residential (R5); Planning Region: Frederick
SP-85-07 (A/P#19465, APFO#19466 FRO#19467)
Ashley Moore



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- d) [Stanford Industrial Park, Section 2, Lots 25 & 26](#) - The Applicant is requesting Site Plan approval for a 104,500 s.f., one-story building consisting of 91,960 s.f. of warehouse with 12,540 s.f. of office space, on an 11.44-acre site. Located on the east side of Winchester Blvd., north of Cornell Place. Tax Map: 94, Parcel: 89; Zoned: Limited Industrial (LI); Planning Region: Adamstown SP-00-12 (A/P#19508, APFO#19509 FRO#19623)
Graham Hubbard
- e) [Woodlands at Urbana Community Clubhouse and Pool](#) - The Applicant is requesting Site Plan approval to construct a community clubhouse and pool on a 4.07-acre site. Located on the west side of MD 355, and south of Urbana Parkway. At the proposed intersection of Ivy Meadow Drive and Herb Garden Drive. Tax Map: 96, Parcel: 162; Zoned: MXD; Planning Region: Urbana SP-17-11 (A/P#19456, APFO#19457 FRO#19458)
Graham Hubbard