



# Frederick County Planning Commission

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## AGENDA

Wednesday September 11, 2019

9:30 am

1<sup>st</sup> Floor Hearing Room, Winchester Hall, 12 E Church St. Frederick, Md.

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### 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](mailto:planningcommission@frederickcountymd.gov)

<b><u>Upcoming Planning Commission Meetings</u></b>	<b><u>For more information contact</u></b>
October 9, 2019 @9:30am	Department of Development Review and Planning
	301-600-1138
	<a href="http://www.FrederickCountyMD.gov/planning">www.FrederickCountyMD.gov/planning</a>



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1. **PLEDGE OF ALLEGIANCE**
2. **ELECTION OF OFFICERS** **DECISION**  
Rules and Procedures, Section 2-Officers and Committees:  
2.1 The Commission shall organize annually in the month of September and confirm the election of a Chairman, Vice-Chairman and Secretary. (10-19-05)
3. **MINUTES TO APPROVE** **DECISION**
4. **PLANNING COMMISSION COMMENTS** **INFORMATIONAL**
5. **AGENCY COMMENTS / AGENDA BRIEFING** **INFORMATIONAL**
6. **PRELIMINARY PLAN** **DECISION**
  - a) [Urbana Town Center](#) – The Applicant is requesting Preliminary Plan approval to update the plan for the remainder of the development, including the Goddard School and the Stone Barn Clubhouse. Located southwest of MD 355, northeast of I-270, northwest of the intersection of Lew Wallace Street and Stone Barn Drive, and southeast of the intersection of Park Mills Road and MD 355. Tax Map: 96 Parcel(s): 22, 182, and 184; Zoned: MXD; Planning Region: Urbana S1161 (A/P#19551 APFO#19552 FRO#19553)  
*Graham Hubbard*
7. **SITE PLAN** **DECISION**
  - a) [The Goddard School–Urbana Town Center](#) - The Applicant is requesting Site Plan approval to construct a Child Care Center on a 2.1 acre site within the Urbana Town Center. Located on the southwest side of Stone Barn Drive, between Sugarloaf Elementary School and the Sunset Ridge Drive extension. Tax Map: 96 Parcel: 22; Zoned: MXD; Planning Region: Urbana SP-13-09 (A/P#18908 APFO#18909 FRO#18910)  
*Graham Hubbard*
  - b) [Stone Barn Clubhouse and Pool-Urbana Town Center](#) –The Applicant is requesting Site Plan approval to construct a Clubhouse, Recreation Barn, and Pool on a 4.61 acre site within Urbana Town Center. Located on the west side of Stone Barn Drive, between Shady Pines Drive and Satinwood Drive. Tax Map: 96 Parcel: 22; Zoned: MXD; Planning Region: Urbana SP-13-09 (A/P#19554 APFO#19555 FRO#119556)  
*Graham Hubbard*



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### 8. SUMMER 2019 CYCLE – WATER & SEWERAGE PLAN AMENDMENTS

#### FINDING OF CONSISTENCY

The Planning Commission will hear the following [cases](#) to determine consistency with the County Comprehensive Plan:

*Jim Gugel*

**WS-19-05: YMCA of Frederick County Maryland, LLC**

Located between Urbana Middle School and Urbana High School. S/S MD 80. Requesting reclassification of 20.22 acres from W-5, S-5 to W-3, S-3.

**WS-19-06: Town of Walkersville – Escobar Property**

Located S/S Biggs Ford Road. Requesting reclassification of 0.48 acres from S-5 to S-3.

**WS-19-07: Joseph Free & Stephen Medwid**

Located on Rocky Springs Road and Tuscarora Drive within the City of Frederick. Requesting reclassification of 18.83 acres from W-5 to W-3 and S-4/S-5 to S-3.

**WS-19-08: St. Johns Literary Institution**

Located on Buckeystown Pike. Requesting reclassification of 69.22 acres from MU (water) & NPS to W-4 and MU (sewer) & NPS to S-4

**WS-19-09: Ronald Laneve, et al**

Located west side of Boyers Mill Road. Requesting reclassification of 16 acres from W-5, S-4 to W-3, S-3.

**WS-19-10: LAM Properties, LLC**

Located on Old National Pike. Requesting reclassification of 3.79 acres from W-5, S-5 to W-4, S-4