



Frederick County Planning Commission

AGENDA

Wednesday February 12, 2020

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>
March 11, 2020 @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. **SITE PLAN** **DECISION**
 - a) [Jefferson Park West - Architectural and Streetscape](#) - The Applicant is requesting Site Plan approval for the Architectural and Streetscape Design of Jefferson Park West, located on a 102 acre Site. Tax Map: 76, Parcel 107; Zoned: Mixed Use Development (MXD) & Office/Research/Industrial (ORI); Planning Region: Frederick
SP18-02 (A/P#SP257615, APFO#18249, FRO#18250)
Ashley Moore, Principal Planner
 - b) [Spring Ridge Business Center](#) - The Applicant is requesting Site Plan approval to redevelop the existing facility as a Planned/Commercial / Industrial Development with a total of five (5) buildings, consisting of 45,250 s.f. on a 4.20 acres site. Located at 9025 Baltimore Road, south of Old National Pike (MD 144) at Spring Ridge Parkway. Tax Map: 78, Parcel: 663; Zoned: General Commercial (GC); Planning Region: New Market
SP19-15 (A/P#19789, APFO#19790, FRO#19791)
Graham Hubbard, Principal Planner
 - c) [SECU Bank \(Westview South-Saul Center\)](#) - The Applicant is requesting Site Plan approval to construct a 2,128 s.f. Credit Union on a pad site within the Westview South Saul Center. Located at 5120 Buckeystown Pike. Tax Map: 86, Parcel: 269; Zoned: General Commercial (GC); Planning Region: Frederick
SP98-36 (A/P#19836)
Jerry Muir, Principal Planner
6. **TRANSPORTATION PRIORITIES REVIEW** **RECOMMENDATION**
 - a) [Transportation Priorities Review](#) – Identification of State and County highway priorities and also addresses local and regional transit service and bicycle/pedestrian facilities. The final priorities from the County Executive and the State Delegation will be forwarded to the Maryland Department of Transportation on April 1, 2020.
Ron Burns, Transportation Engineering Manager



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7. FALL 2019 CYCLE – WATER & SEWERAGE PLAN AMENDMENTS

FINDING OF CONSISTENCY

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

WS-19-11: Mary Schreyer/Sylvia King

Located at the southern corner of MD 17, Burkittsville Road and MD 180, Jefferson Pike, within the City of Brunswick. Requesting reclassification of 2.9 acres from W-5, S-5 to W-3, S-3

WS-19-12: Dryden Investments, LLC (Linganore Town Center South)

Located on the south side of Old National Pike at Eaglehead Drive. Requesting reclassification of 19.5 acres from W-4, S-4 to W-3, S-3

WS-19-13: Caidlyn, LLC (Sycamore Ridge)

Located on the west side of Kemp Lane, north of Shookstown Road, within the City of Frederick. Requesting reclassification of 92 acres from W-5, S-5 to W-3, S-3

WS-19-14: St. Christopher Ridge, LLC (O'Connor Plumbing)

Located on the south side of Baltimore Road, 240 feet east of Mains Lane. Requesting reclassification of 14 acres from W-4, S-4 to W-3, S-3