



Frederick County Planning Commission

AGENDA **Wednesday September 14, 2022** **9:30 am**

IN-PERSON MEETING

Public comment may be provided in person or by the options noted below*

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.

***Providing Public Testimony**

Public comments will be accepted via email at PlanningCommission@FrederickCountyMD.gov and by voicemail at 855-925-2801, meeting code 8768. To leave a message, press *2. Voicemail messages should include the caller's name, address, and the agenda item you are commenting on at the beginning of the message. In order to be placed in a queue for live public comment, press *3. The [public portal](#) is also available to watch the live meeting and/or submit comments for the public record. The public is reminded that all comments, both written and oral, will be made part of the public record. Any individual who wishes to testify on one of the items 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.

Upcoming Planning Commission Meetings:

September 21, 2022 @ 9:30 a.m.
October 12, 2022, @9:30 a.m.

For more information contact

Department of Development Review and Planning
301-600-1138
www.FrederickCountyMD.gov/planning



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1. **PLEDGE OF ALLEGIANCE**
2. **ROLL CALL**
3. **MINUTES TO APPROVE** – June 8, 2022 **DECISION**
4. **PLANNING COMMISSION COMMENTS** **INFORMATIONAL**
5. **AGENCY COMMENTS / AGENDA BRIEFING** **INFORMATIONAL**
6. **SITE PLAN** **DECISION**
 - a) [Dog Village](#) – The Applicant is requesting Site Development Plan approval for the construction of a vet clinic, kennel, dog training, dog grooming, and retail complex on a 1.76-acre property. Located at 8994 Urbana Church Road. Tax Map 96, Parcel 163. Zoned Village Center (VC). Planning Region: Urbana. SP21-08 (AP# SP271204 APFO # A271205 FRO# F267666)
Graham Hubbard, Principal Planner I
 - b) [Hyattstown Self-Storage Units/Complex](#) – The Applicant is requesting Site Development Plan approval for the construction of a self-storage unit facility on an 8.02-acre property. Located at 1920 Urbana Pike (MD 355). Tax Map 106, Parcel 34. Zoned General Commercial (GC). Planning Region: Urbana. SP07-28 (AP# SP265223 APFO # A265226 FRO# F265225)
Graham Hubbard, Principal Planner I
 - c) [Oakdale Crossing Lot 5](#) – The Applicant is requesting Site Plan approval to construct a 20,272 sq ft building for Medical Clinic and Professional Office uses on a 2.42-acre Site. Located at the north side of Lake Linganore Blvd. Tax Map 78, P/O Parcel 14. Zoned Mixed Use Development (MXD). Planning Region: New Market. SP22-01 (AP# SP271197 APFO # A271198 FRO# F271199)
Cody Shaw, Principal Planner II
 - d) [DANAC Center Lot 3](#) – The Applicant is requesting Site Development Plan approval for the construction of a 141,690 sq. ft. building for a proposed laboratory research, experimental, or testing use located on a 11.61-acre Site. Located at 7200 Bank Court. Tax Map 77, Parcel 308. Zoned Office/Research Industrial (ORI). Planning Region: Frederick. SP94-10 (AP# SP273287 APFO # A273309 FRO# F273289)
Cody Shaw, Principal Planner II
 - e) [9797 Hansonville Road Lot 2](#) – The Applicant is requesting Site Plan approval for the establishment of a landscape contractor use on a 2.60-acre Site. Located at 9797 Hansonville Road. Tax Map 48, Parcel 287. Zoned General Commercial (GC). Planning Region: Frederick. SP87-61 (AP# SP273237 APFO # A273236 FRO# F273239)



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Cody Shaw, Principal Planner II

- f) [Hyattstown Business Park Lot 2](#) – The Applicant is requesting Site Development Plan approval to construct a 48,000 sq. ft. manufacturing and limited assembly building on a 22.6 acre site. Located off Urbana Pike within Hyattstown Business Park. Tax Map 106, Parcels 146 and 32. Zoned Limited Industrial (LI). Planning Region: Urbana SP99-41 (AP# SP271206 APFO# A 271207 FRO# F271208).

Jerry Muir Principal Planner

7. [SUMMER 2022 CYCLE – WATER & SEWERAGE PLAN AMENDMENTS](#)

FINDING OF CONSISTENCY

The Planning Commission will hear the following cases to determine consistency with the County Comprehensive Plan or a municipal Comprehensive Plan.

Tim Goodfellow, Livable Frederick Environmental Principal Planner

WS-22-09 Division of Planning & Permitting (Walz)

Tax Map 48, Parcel 227. East side of Bethel Road, 266 feet north of Crestview Drive. Requesting reclassification of 0.47 acres from S-1 to S-5.

WS-22-10 Maureen Wood/Frank Campbell

Tax Map 96, Parcel 165. North side of Urbana Church Road, 337 feet south of MD 355, Urbana Pike. Requesting reclassification of 0.36 acres from W-5, S-5 to W-4, S-4.

WS-22-11 Division of Planning & Permitting

Requesting Text Amendment related to Water and Sewerage Plan amendment fees and their applicability to municipal governments.

WS-22-12 Division of Planning & Permitting (75-80 Properties, LLC)

Tax Map 88, Parcel 21. 4601 Ed McClain Road. Requesting reclassification of 2 acres from W-3, S-3 to Planned Service (water & sewer).

WS-22-13 Division of Planning & Permitting (McFarland; Edgerly)

Tax Map 79, Parcel 147, Lot 28 (1.10 ac.); Tax Map 79, Parcel 148, Lot 29 (1.12 ac.) East side of Yeagertown Road, 0.32 miles south of Boyers Mill Road. Requesting reclassification of 2 lots from W-1 to Planned Service (water).

A presentation display for agenda items is available to view [HERE](#)

A presentation display of Summer 2022 Cycle – Water & Sewerage Plan Amendments is available to view [HERE](#)