



Frederick County Planning Commission

AGENDA

Wednesday March 14, 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 48 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 48 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, March 21, 2018 (Livable Frederick Workshop) *Tentative*

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. **MINUTES TO APPROVE**

DECISION

3. **PLANNING COMMISSION COMMENTS**

INFORMATIONAL

4. **AGENCY COMMENTS / AGENDA BRIEFING**

INFORMATIONAL

5. **COMBINED PRELIMINARY / FINAL PLAT**

DECISION

- a) [Harmony Hollow](#) – The Applicant is requesting approval to re-subdivide Lot 301 into two (2) lots in a major subdivision. Located on the east side of Hollow Road, approximately 1,800 feet north of US 40. Tax Map 46, Parcel 477, Lot 301; Zoned: Resource Conservation and Agricultural; Planning Region: Middletown
S-1109 (A/P#17907)
Graham Hubbard, Principal Planner

6. **SITE PLAN**

DECISION

- a) [St. John's Catholic Prep](#) – The Applicant is requesting site plan approval for the construction of a 10,640 s.f. addition to the private school building to include classrooms, a multi-purpose room, and a cafeteria expansion on the 20-acre site.
Located at 3989 Buckeystown Pike, on the east side of MD 85, approximately ½ mile north of Buckeystown. Tax Map 95, Parcel(s) 215, 151; Zoned: Institutional (IE); Planning Region: Adamstown
SP-04-13 (A/P#17884, APFO#17885, FRO#17886)
Denis Superczynski, Principal Planner

7. **FALL 2017 CYCLE – WATER & SEWERAGE PLAN AMENDMENTS**

FINDING OF CONSISTENCY

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

Tim Goodfellow, Principal Planner

WS-17-11: Walker House, LLC

Southeast side of MD 194, Woodsboro Pike within the Town of Walkersville
Requesting reclassification of 24 acres from No Planned Service (NPS) to W-3, S-3



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WS-17-12: Division of Planning and Permitting/J. Tyler Quynn/Howard R. Quynn II
South side of Fish Hatchery Road in Lewistown
Requesting reclassification of 12.5 acres from S-4 to S-3

8. ZONING TEXT AMENDMENTS PUBLIC HEARING

RECOMMENDATION

- a) [Bill 18-06](#) *Limited Wood Waste Recycling in the General Commercial District* – To consider amending Chapter 1-19 of the Frederick County Code to allow Limited Wood Waste Recycling as a temporary use as a special exception, with site development plan approval in the General Commercial District.
Steve Horn, Director of Planning and Permitting Division
- b) [Bill 18-09](#) *Location of Private Amenities and Recreational Facilities in PUD Districts* – To consider amending Chapter 1-19 of the Frederick County Code to specify that amenities and recreational facilities serving only the residents of a Planned Development District are located within the Planned Development District, and are not to be included in the Outdoor Sports Recreation Facility category.

9. LIVABLE FREDERICK MASTER PLAN

WORK SESSION

John Dimitriou, Principal Planner