



Frederick County Planning Commission

AGENDA

Wednesday September 12, 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 12:30 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

<u>Upcoming Planning Commission Meetings</u>	<u>For more information contact</u>
Wednesday, September 19, 2018 @9:30 am	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** **DECISION**
5. **FCPC AUTHORITY DISCUSSION** **INFORMATIONAL**
Michael Chomel, Senior Assistant County Attorney
6. **SITE PLAN** **DECISION**
 - a) [Frederick Preserve, Section 1, Lot 4](#) - The Applicant is requesting Site Plan approval to construct a 10,320 s.f. building for a Landscape Contractor use on a 4.18-acre site. Located at 9746 Doctor Perry Road.
Tax Map: 105, Parcel: 31; Zoned: Limited Industrial (LI); Planning Region: Urbana SP02-29 (A/P#18497; AFPO#18498; FRO#18499)
Graham Hubbard, Principal Planner
 - b) [Frederick Preserve, Section 1, Lot 3](#) - The Applicant is requesting Site Plan approval for a Planned Industrial Development for a 10,320 s.f. building for a Landscape Contractor's Office and Storage use, and Landscape use on a 2.84-acre site. Located at 9754 Doctor Perry Road.
Tax Map: 105, Parcel: 31; Zoned: Limited Industrial (LI); Planning Region: Urbana SP02-29 (A/P#18485; AFPO#18486; FRO#18487)
Graham Hubbard, Principal Planner
7. **ZONING TEXT AMENDMENT PUBLIC HEARING** **RECOMMENDATION**
 - a) [Bill 18-21 – APFO Adjustment of School Construction Fees](#) – To adjust school construction fees as authorized by §1-20-62(G) of the Frederick County Code.
8. **SUMMER 2018 CYCLE – WATER & SEWERAGE PLAN AMENDMENTS** **FINDING OF CONSISTENCY**

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

WS-18-04: Urbana Active Adult, LLC
Southwest side of MD 355, Urbana Pike
Requesting reclassification of 53.3 acres from W-4, S-4 to W-3, S-3