



PLANNING COMMISSION MEETING

**Minutes of March 1, 2021 6:00 p.m.
Teleconference
La Plata, Maryland 20646**

The Charles County Planning Commission held its regularly scheduled meeting virtually via Microsoft Teams on Monday, March 1, 2021 at 6:00 p.m.

The following persons were present:

Wayne Magoon, Chairman
William Murray, Vice Chair
Robin Barnes, Interim Secretary
Dawud Abdur-Rahman
Angela Sherard
Kevin Wedding
Elizabeth Theobalds, Deputy County Attorney
Charles Rice, Assistant Chief of Planning
Heather Kelley, Planning Supervisor
Kirby Blass, Planner III
Amy Blessinger, Planner III
Ben Yeckley, Planner III
Kyle Redden, Planner II
Michael Jurkovic, Planner I
Melissa Hively, Clerk

1. Call to Order:

The Chair called the virtual meeting to order at 6:09 p.m. with six (6) members in attendance.

2. Approval of the Agenda:

A **MOTION** was made by Mr. Wedding to approve the agenda, which was **SECONDED** by Mr. Murray. The vote was unanimous, and the **MOTION** passed.

3. Approval of the Minutes:

1. February 1, 2021 Open Session Minutes

Prior to the meeting, Ms. Sherard provided proposed amendments the minutes, which were shared with the Planning Commission. A **MOTION** was made by Mr. Wedding to approve the Minutes with the amendments proposed by Ms. Sherard, which was **SECONDED** by Mr. Murray. The vote was unanimous, and the **MOTION** passed.

2. February 1, 2021 Closed Session Minutes

A **MOTION** was made by Mr. Barnes to approve the Minutes, which was **SECONDED** by Ms. Sherard. The vote was unanimous, and the **MOTION** passed.

4. Chairman's Comments:

Mr. Magoon commented briefly on the continuing public health crisis and encouraged all to remain safe and healthy.

5. Personal Appearances:

None

6. Public Hearing:

ZMA #20-01, Wintergreen (RC to CV)

Staff presented an overview of the proposed Zoning Map Amendment (ZMA). After the staff presentation, the Planning Commission asked several questions. One (1) member of the public voiced comments on the proposed Amendment. Next, representatives for the Applicant gave a presentation and answered several questions by the Planning Commission.

A **MOTION** was made by Mr. Barnes to hold the record open for fourteen (14) days, which was **SECONDED** by Mr. Wedding. After a discussion, a vote was taken. The vote was unanimous, and the **MOTION** passed.

The record shall remain open until 4:30 p.m. on March 16, 2021. All comments are to be submitted to the Clerk for the Planning Commission.

A recess was called at 7:35 p.m., and with the return of all six (6) members, the meeting resumed at 7:47 p.m.

7. Public Meeting:

Central Parke at Colonial Charles, Rev. #7, PLREV-180006

Staff presented an overview of the Revision to the Preliminary Subdivision Plan. After the staff presentation, the Planning Commission asked several questions. Next, the Applicants made themselves available to answer questions, however there were none. A **MOTION** was made by Mr. Murray to approve the Revised Preliminary Subdivision Plan with the findings and recommendations included in the Staff Report, which was **SECONDED** by Mr. Barnes. After a discussion, Mr. Murray amended his **MOTION** to remove Condition #6, and to change the language in Condition #5 as Ms. Kelley had suggested. Mr. Barnes **SECONDED** the amended **MOTION**, and a vote was taken. The vote was unanimous, and the **MOTION** passed.

8. Work Session:

None

9. Unfinished Business:

None

10. New Business:

Mr. Murray commented on the duties and the responsibilities of the Planning Commission and proposed that the Planning Commission ask the Board of County Commissioners for a budget to address some of the goals he believed the Planning Commission should be working on. After a brief discussion, the Planning Commission agreed to draft a letter to the County Commissioners.

11. Director's Report:

Mr. Rice commented on the Planning Commission's plan to request a budget from the County Commissioners.

Mr. Rice responded to a question posed by Ms. Sherard regarding the progress of various ongoing projects and agreed to bring some updates to the Planning Commission.

Ms. Sherard asked about the status of the Financial Disclosure Form. Ms. Hively said she would reach out to the coordinator in the County Attorney's office the next day and inquire about when Members could expect to receive it.

12. Adjournment:

A **MOTION** to adjourn the meeting was made by Mr. Barnes, which was **SECONDED** by Ms. Sherard. The vote was unanimous, and the meeting adjourned at 8:36 p.m.



Robin Barnes (Apr 13, 2021 07:00 EDT)

Robin Barnes, Interim Secretary



Melissa Hively (Apr 13, 2021 08:49 EDT)

Melissa Hively, Clerk