



## PLANNING COMMISSION MEETING

**Minutes of June 8, 2020 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, June 8, 2020 at 6:00 p.m.

### **The following persons were present:**

Wayne Magoon, Chairman  
William Murray, Vice Chair  
Rick Viohl, Secretary  
Dawud Abdur-Rahman  
Robin Barnes  
Angela Sherard  
Kevin Wedding  
Elizabeth Theobalds, Deputy County Attorney  
Jessica Andritz, Associate Attorney  
Jason Groth, Deputy Director of PGM  
James Campbell, Planning Director  
Charles Rice, Assistant Chief of Planning  
Heather Kelley, Program Manager  
Kelly Palmer, Planner III  
Ben Yeckley, Planner III  
Melissa Hively, Clerk

### **1. Call to Order:**

The Chair called the virtual meeting to order at 6:00 p.m. with seven (7) members in attendance.

### **2. Approval of the Agenda:**

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

### **3. Approval of the Minutes:**

#### **1. May 18, 2020 – Open Session Minutes**

The minutes for the May 18, 2020 meeting were not made available to the Planning Commission prior to the meeting. The review and approval of the minutes were rescheduled for the next available Planning Commission meeting.

#### **2. May 18, 2020 – Closed Session Minutes**

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

**4. Chairman's Comments:**

Mr. Magoon welcomed the new Planning Director, Mr. James Campbell, and the Chairperson to the Rural Planning and Zoning Task Force, Ms. Briana Bowling.

**5. Personal Appearances:**

None

**6. Public Hearings:**

**1. ZTA #20-156, Agricultural-Related Uses**

Staff presented an overview of the proposed Zoning Text Amendment. After the staff presentation, the Planning Commission asked several questions. Representatives from the Economic Development Department and the Rural Planning and Zoning Task Force were present and answered several additional questions.

For the public hearing, seven (7) members of the public voiced comments on the proposed Amendment.

A **MOTION** was made by Mr. Barnes to hold the record open for fourteen (14) days to give the public additional time to submit comments, which was **SECONDED** by Mr. Wedding. The vote was unanimous, and the **MOTION** passed. Ms. Sherard encouraged the speakers who ran out of time before completing their public comments to submit their full comments during the open record period.

The record shall remain open until 4:30 p.m. on Tuesday, June 23, 2020. All comments are to be submitted to the Clerk for the Planning Commission. A Work Session will be scheduled for an upcoming Planning Commission meeting.

**7. Public Meeting:**

**1. SDP-190155, 7-11 White Plains - Adequate Public Facility Findings**

Staff presented an overview of the Adequate Public Facilities Findings. After the staff presentation, the Planning Commission asked several questions. The Applicant was present and answered several additional questions. A **MOTION** was made by Mr. Barnes to adopt and incorporate the Adequate Public Facilities Findings as presented in the Staff Report, which was **SECONDED** by Mr. Viohl. The vote was unanimous, and the **MOTION** passed.

**8. Work Session:**

**1. School Allocation Discussion**

Staff presented a briefing on the School Allocation Policy and the two (2) options recently presented to the County Commissioners.

**9. Unfinished Business:**

None

**10. New Business:**

None

**11. Director's Report:**

Mr. Campbell addressed the Planning Commission.

**12. Adjournment:**

A **MOTION** to adjourn the meeting was made by Mr. Barnes, which was **SECONDED** by Mr. Wedding. The vote was unanimous, and the meeting adjourned at 8:35 p.m.



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Rick Viohl, Secretary



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Melissa Hively, Clerk