



PLANNING COMMISSION MEETING

Minutes of January 6, 2020 6:00 p.m. County Commissioners Meeting Room La Plata, Maryland 20646

The Charles County Planning Commission held its regularly scheduled meeting on Monday, January 6, 2020 at 6:00 p.m. in the Charles County Government Building, La Plata, Maryland.

The following persons were present:

Wayne Magoon, Chairman
Angela Sherard, Vice Chair
Rick Viohl, Secretary
Robin Barnes
William Murray
Kevin Wedding
Elizabeth Theobalds, Deputy County Attorney
Jessica Andritz, Acting Deputy Director of PGM
Jason Groth, Planning Director
Heather Kelley, Program Manager
Melissa Hively, Clerk

Not present:

Vicki Marckel

1. Call to Order:

The Chair called the meeting to order at 6:01 p.m. in the Commissioners Meeting Room with six (6) members in attendance.

2. Approval of the Agenda:

The Chair advised of a request to add a Briefing for an upcoming proposed Zoning Text Amendment to the agenda. A **MOTION** was made by Mr. Wedding to approve the amendment to the Agenda, which was **SECONDED** by Mr. Murray. The vote was unanimous, and the **MOTION** passed.

3. Approval of the Minutes:

1. December 16, 2019 Meeting Minutes

The minutes for the December 16, 2019 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.

4. Chairman's Comments:

Mr. Magoon welcomed the Planning Commission members into the new year and commented on an update to the 2020 schedule.

5. Personal Appearances:

None

6. Public Hearings:

None

7. Public Meeting:

1. CSM - Center for Health Science, SDP #18-0026 – Adequate Public Facilities 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. Viohl, and **SECONDED** by Ms. Sherard, to adopt and incorporate the Adequate Public Facilities Findings as presented in the Staff Report. The vote was unanimous, and the **MOTION** passed.

2. Tower Self Storage II, SDP #18-0036 – Adequate Public Facilities Findings

Staff presented an overview of the Adequate Public Facilities Findings. After the staff presentation, the Planning Commission asked several questions. There were no questions for the Applicant. A **MOTION** was made by Mr. Barnes, and **SECONDED** by Mr. Wedding, to adopt and incorporate the Adequate Public Facilities Findings as presented in the Staff Report. The vote was unanimous, and the **MOTION** passed.

8. Work Session:

None

9. Unfinished Business:

1. Update: School Allocation in Development District Update

Mr. Groth reported that due to the holiday break, there was nothing significant to present; however, Staff was continuing to coordinate with the Board of Education and other agencies. The Chair requested that the Update be scheduled as Unfinished Business on the next Planning Commission meeting agenda, as well as subsequent meetings as needed.

10. New Business:

1. Economic Development Department (EDD) Presentation

Representatives from the Economic Development Department (EDD) gave a presentation, which had been previously requested by the Planning Commission. After the presentation, the Planning Commission asked several questions.

A recess was called at 7:41 p.m., and the meeting resumed at 7:45 p.m.

2. Briefing: Amendment to Docket 90 and the Fairway Village Master Plan, PDZA #19-90(21)

Ms. Kelley presented a brief introduction to the proposed Amendment to Docket 90 and the Fairway Village Master Plan, PDZA #19-90(21) and reported that it had been tentatively scheduled for a Public Hearing on February 3, 2020.

3. Briefing: Adult Entertainment ZTA

Ms. Andritz presented a brief overview of an upcoming proposed Zoning Text Amendment and reported that it had been tentatively scheduled for a Public Hearing on February 3, 2020.

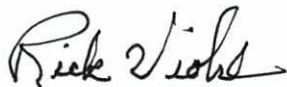
Mr. Magoon asked for an update on other in-progress amendments. Ms. Andritz provided a brief update on amendments regarding the Maryland Airport, Townhouse Standards, Rural Planning and Zoning Taskforce, and the Forest Conservation Ordinance.

11. Director's Report:

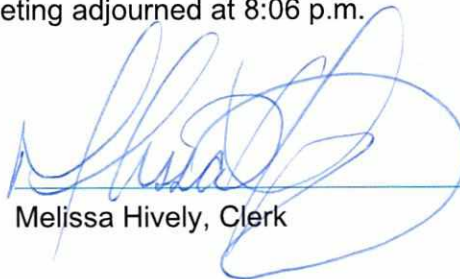
Ms. Hively announced that an updated 2020 Planning Commission schedule had been posted online to include the newly added February 10, 2020 date. Paper copies were provided to the Planning Commission members prior to the start of the meeting.

12. Adjournment:

A **MOTION** was made by Mr. Wedding, and **SECONDED** by Mr. Barnes, to adjourn the meeting. The vote was unanimous, and the meeting adjourned at 8:06 p.m.



Rick Viohl, Secretary



Melissa Hively, Clerk