



PLANNING COMMISSION MEETING

Minutes of July 19, 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, July 19, 2021 at 6:00 p.m.

The following persons were present:

Wayne Magoon, Chairman
Robin Barnes, Vice Chair
Dawud Abdur-Rahman, Secretary
Maya Coleman
William Murray
Angela Sherard
Kevin Wedding
Elizabeth Theobalds, Deputy County Attorney
James Campbell, Planning Commission
Kirby Blass, Planner III
Melissa Hively, Clerk

1. Call to Order:

The Chair called the virtual meeting to order at 6:06 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. Barnes. The vote was unanimous, and the **MOTION** passed.

3. Approval of the Minutes:

June 7, 2021 Meeting 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 commented briefly on the continuing public health crisis and encouraged all to remain safe and healthy. He also commented on the upcoming legislative session for 2022. He also reminded the Planning Commission members to keep their cameras on during discussion so speakers can be seen.

5. Personal Appearances:

It was noted that there were no registered speakers for Personal Appearances.

6. Public Hearing:

Zoning Text Amendment (ZTA) #21-161, Discovery Lane (WC Zone)

Staff presented a brief overview of the proposed ZTA. After the presentation, the Planning Commission asked several questions. Next, the Applicant commented on the proposal.

For the Public Hearing, seven (7) members of the public voiced comments on the proposed amendment.

A **MOTION** was made by Ms. Sherard to close the hearing, which was **SECONDED** by Mr. Wedding. The members present voted unanimously, and the **MOTION** passed.

A **MOTION** was made by Ms. Sherard to close the record, which was **SECONDED** by Mr. Barnes. The members present voted unanimously, and the **MOTION** passed.

A **MOTION** was made by Ms. Sherard to move into a Work Session, which was **SECONDED** by Mr. Barnes. The members present voted unanimously, and the **MOTION** passed.

A **MOTION** was made by Ms. Sherard to forward a recommendation of approval to the County Commissioner, which was **SECONDED** by Mr. Barnes. The members present voted unanimously, and the **MOTION** passed.

7. Public Meeting:

A. Bryans Green, XPN #10-0002 - Time Extension and Conformity Review

Staff presented an overview of the Request for Extension of Time and Conformity Review. Next, the Planning Commission asked several questions. A representative for the Applicant made himself available to answer questions, however there were none.

A **MOTION** was made by Ms. Sherard to approve the Request with the findings and recommendations included in the Staff Report, which was **SECONDED** by Mr. Wedding. The members present voted unanimously, and the **MOTION** passed.

The new expiration date based on the request for a Time Extension for the preliminary plan is May 3, 2022.

B. Bryans Green, Revision #1, PLREV-210006

Staff presented an overview of the proposed Revised Preliminary Subdivision Plan. After the staff presentation, the Planning Commission asked several questions. Next, the Applicant presented a brief overview of the proposal and made himself available to answer questions, however there were none.

A **MOTION** was made by Mr. Barnes to approve the Revised Preliminary Subdivision Plan with the findings and recommendations included in the Staff Report, which was **SECONDED** by Mr. Wedding. The members present voted unanimously, and the **MOTION** passed. The Preliminary Plan was assigned a new expiration date of May 4, 2024.

8. Work Session:

None

9. Unfinished Business:

None

10. New Business:

New Business for the Planning Commission

Ms. Hively polled the Planning Commission for any New Business they wished to raise. No new business was raised.

11. Director's Report:

Mr. Campbell provided a brief overview of upcoming items and commented on upcoming and ongoing PGM projects and requests made by 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 7:29 p.m.

Dawud Abdur-Rahman

Dawud Abdur-Rahman (Aug 3, 2021 12:40 EDT)

Dawud Abdur-Rahman, Secretary



Melissa Hively, Clerk