

From: [Charles County Government](#)
To: [Public Record](#)
Subject: *NEW SUBMISSION* Aviation Business Park ZTA #23-176 and ZMA #23-02
Date: Tuesday, April 9, 2024 12:54:02 PM

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Aviation Business Park ZTA #23-176 and ZMA #23-02

Submission #: 3123608
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Public Hearing Comment Form

Questions or More Information 240-776-6709

Name

Griffin Benton

Address

11825 W Market Place
Fulton, Maryland 20759

Phone

(202) 815-4239

Email

gbenton@marylandbuilders.org

Are you:

For Topic

Comment

See attached our tesitmony in support of Aviation Business Park

Upload File(s)

[MBIA Letter of Support - Aviation Business Park.pdf](#)

Thank you,
Charles County, MD

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April 9, 2024

Hon. Rueben B. Collins II
President, Charles County Board of Commissioners
200 Baltimore Street
La Plata, MD 20646

Subject: Support - Bill 2024-(07) Zoning Text Amendment #23-176 Aviation Business Park and Proposed Bill 2024-(08) Zoning Map Amendment #23-02 Aviation Business Park

Dear President Collins and Commissioners:

The Charles County Chapter of the Maryland Building Industry Association (MBIA) is submitting testimony in support of ZTA 23-176 and 23-02, Aviation Business Park. The privately owned "Maryland Airport" is located right outside of Bryans Road.

Maryland Airport is an underutilized economic development asset for Charles County, and efforts are underway to change the land use designation around the airport to accommodate employment supporting development. Maryland Airport is located on 215 acres of industrially zoned land. An Airport Master Plan for the Maryland Airport was approved by the Federal Aviation Administration (FAA) and Maryland Aviation Administration (MAA) in 1999. A key improvement in the plan is the extension of the 3,740-foot runway to 4,200 feet, which is within the existing boundaries. The purpose of the rezoning of the 558 additional acres is to permit ancillary employment supporting development.

Per the Maryland Department of Planning, "The County must ensure development regulations protect the environment while allowing the airport to thrive." Currently the airport contributes in excess of 9 million dollars annually to Charles County's economy and this is without a broad commercial tax base in place that will actually reduce the tax burden on county residents.

This will bring employment opportunities closer to home therefore reducing traffic congestion. Additionally, these measures will go far in supporting the Western Charles County Tech Corridor and the revitalization of the Indian Head Naval Surface Warfare Center.

The industry appreciates the opportunity to submit comments and would encourage the Board of County Commissioners to give these measures a favorable report.

Respectfully submitted,



Griffin Benton
Maryland Building Industry Association