



PLANNING COMMISSION MEETING

**Minutes of April 1, 2024, 6:00 p.m.
Hybrid (Virtual & In-Person)
La Plata, Maryland 20646**

The Charles County Planning Commission held its regularly scheduled meeting both in-person at the County Government Building and virtually via Microsoft Teams on Monday, April 1, 2024 at 6:00 p.m.

The following persons were present:

Kevin Wedding, Chair
William Murray, Vice Chair
Dawud Abdur-Rahman, Secretary
Denard Earl
Jeffrey Bossart
Semia Hackett
Elizabeth Theobalds, Deputy County Attorney
Charles Rice, AICP, Planning Director
Amy Brackett, Clerk

Not Present:

Maya Coleman

1. Call to Order:

The meeting was called to order at 6:04 p.m. with six (6) members in attendance.

2. Approval of the Agenda:

A **MOTION** was made by Mr. Murray to approve the agenda. Prior to the motion receiving a second, Mr. Abdur-Rahman announced he would be recusing himself from the approval of the Minutes, which was followed by a request from Ms. Hackett to amend the minutes. Mr. Murray reminded the members that the motion on the floor was regarding the approval of the agenda, which Mr. Earl then **SECONDED**. The vote was unanimous, and the **MOTION** passed.

3. Approval of the Minutes:

3.a March 18, 2024 Meeting Minutes

Mr. Rice requested to reschedule the approval of the minutes in order to give the Planning Commission members more time to review the minutes, and to address Ms. Hackett's request for an edit to the proposed minutes. Approval of the minutes will be rescheduled.

4. Chairman's Comments:

None

5. Personal Appearances:

None

6. Public Hearing:

6.a The Villages of Wooded Glen & Piney Reach, Planned Development Zone Amendment (PDZA) #24-90(23)

Staff introduced the Applicant's request for a Planned Development Zone Amendment (PDZA). Next, the Applicants gave their presentation. Both staff and the applicant answered several questions from the Planning Commission members.

Eight (8) members of the public provided comments on the proposed PDZA. Next, the Applicant responded to comments and answered several more questions from the Planning Commission members.

A **MOTION** was made by Mr. Murray to close the public hearing, which was **SECONDED** by Mr. Earl. The vote was unanimous, and the **MOTION** passed. A **MOTION** was then made by Mr. Murray to hold the record open for fifteen (15) days, which was **SECONDED** by Mr. Earl. After a brief discussion a vote was taken. The vote was unanimous, and the **MOTION** passed. The record shall remain open until 4:30 p.m. on Wednesday April 17, 2024.

A brief recess was called at 7:55 p.m. The meeting resumed at 8:01 p.m. with six (6) members in attendance.

7. Public Meeting:

None

8. Work Session:

None

9. Unfinished Business:

None

10. New Business:

10.a Poll of Planning Commission members for any new business.

The Clerk polled the Planning Commission members for any new business. Mr. Abdur- Rahman made a request for Mr. Rice to provide information on the progress of the update to the Comprehensive Plan. Mr. Murray inquired whether the staff knew of a plan for the federal government to preserve land in Charles County which Mr. Rice clarified as an initiative of the U.S. Fish and Wildlife. Mr. Rice offered to provide additional information.

11. Director's Report:

Mr. Rice announced he will bring back some information on the Comprehensive Plan update and timeline. Mr. Rice offered to bring back some information on the U.S. Fish & Wildlife endeavor and will also start giving periodic updates on the status/outcome of items the Planning Commission has recommended to the County Commissioners as part of his Director's Report.

12. Adjournment:

A **MOTION** was made by Mr. Bossart to adjourn the meeting, which was **SECONDED** by Ms. Hackett. The vote was unanimous, and the **MOTION** passed. The meeting adjourned at 8:09 p.m.

Dawud Abdur-Rahman

Dawud Abdur-Rahman (Apr 17, 2024 09:46 EDT)

Dawud Abdur-Rahman, Secretary

Amy Brackett

Amy Brackett, Clerk