



Greg Kernan, Chair

CALVERT COUNTY PLANNING COMMISSION

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Board of Commissioners

Earl F. Hance
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PLANNING COMMISSION REGULAR MEETING and PUBLIC HEARING Proposed Agenda – December 18, 2019 at 7:00 p.m. Harriet E. Brown Community Center (HEBCC) - 901 Dares Beach Road, Prince Frederick

1. Meeting called to order.
2. Recognition of persons attending meeting.
3. Action on proposed agenda.
4. Public Hearing
 - a) [Planning Commission Public Hearing](#) regarding the Calvert County Transportation Plan, [September 2019 Draft](#). (Move to the Public Hearing Agenda for this item, attached.)
5. Approval of Minutes:
 - a) November 19, 2019 Joint Public Hearing (Board of County Commissioners/Planning Commission)
 - b) November 20, 2019 Planning Commission Regular Meeting
6. Town Center Architectural Approvals: None
7. Major Subdivisions for Final Approval: None
8. Applications for Site Plan Review:
 - a) [SPR-2019-291, Scaggs Industrial Flex Space](#)
Located at 7620 Meadow Run Lane in Owings, on a 2.75 acre parcel, zoned I-1. Proposed two multi-tenant buildings totaling 28,920 square feet with necessary utilities and amenities. This project is on private well and septic. The submittal was accepted March 6, 2019.
Agent: Collinson, Oliff & Associates (Staff: Rachel O'Shea, Principal Planner/P&Z)
9. Major Subdivision Applications for Preliminary Approval: None
10. Items for Discussion/Action:
 - a) [Work Session - Text Amendment #19-04](#), Proposal to Change Conceptual Site Plan Review from Optional to Mandatory. Proposed Text Amendments to the Calvert County Zoning Ordinance, Article 4-General Requirements for Development Plans, Article 5-Residential Development Requirements, Article 6-Non-Residential Development Requirements, and Article 12-Definitions. Work Session is to review agency comments received and seek guidance. (P&Z Staff: Britany J. Waddell, AICP, Deputy Director and Carolyn Sunderland, AICP, Planning Commission Administrator)

- b) [Proposed 2020 Site Plan and Subdivision Process Chart](#) (P&Z Staff: Carolyn Sunderland, AICP, Planning Commission Administrator)

11. Items of Interest:

- a) [Site Plan Application List](#) for Upcoming Planning Commission Review
- b) [Major Subdivision Proposed List](#) for Upcoming Review

12. Adjourn.

FOOTNOTES:

- 1. Public comments during Planning Commission Work Sessions are at the discretion of the Chairperson.
 - 2. There may be a five minute break at 9:00 p.m.
 - 3. A decision will be made at 10:30 p.m. whether to continue the meeting or reschedule.
 - 4. Accommodations for persons with disabilities will be made with reasonable notice.
 - 5. The Planning Commission operates under Roberts Rules.
- cc: Board of County Commissioners; County Administrator; Deputy County Administrator; Mark Willis, Director of Planning & Zoning; Jennifer Moreland, Director of Community Resources; Jacqueline Vaughan, Director of Public Safety and Services; Rai Sharma, Director of Public Works; Linda Vassallo, Director of Communications & Media Relations; Kelly Robertson-Slagle, Director of Economic Development; Shannon Nazzal, Director of Parks & Recreation