

AGENDA

WASHINGTON COUNTY PLANNING COMMISSION

REGULAR MEETING – April 3, 2006 at 7:00 p.m.

COUNTY ADMINISTRATIVE ANNEX

CALL TO ORDER

ROLL CALL

MINUTES

1. Minutes of the January 18, 2006 Planning Commission Workshop meeting *
2. Minutes of the March 6, 2006 Regular Planning Commission meeting *

OLD BUSINESS

1. The Townes at Rockspring Traffic Analysis Update, east side of Hickory School Road, Proposal to create 136 townhome lots on 17.23 acres, proposed density 7.89 units/acre, Zoned: Residential Multi-family (RM), (Planner: Lisa Kelly Pietro) PC-05-032 *

NEW BUSINESS

- Variances

1. Robert E. Cody, Jr., north side of Maryland Route 68 east of Pinesburg, Request to allow three tier stacking of lots, Variance from Subdivision Ordinance Section 405.11.G.4, Zoned: EC – Environmental Conservation, (Planner: Tim Lung), SV-06-014 *
2. Pollin Development, LLC, Alan Pollin, east side of Sharpsburg Pike, Request to create an access within 500-feet of existing access, Variance from Subdivision Ordinance Section 405.1, Zoned: RV – Rural Village, (Planner: Lisa Kelly Pietro), SV-06-016 *
3. Westview – David Myers, 14418 Water Company Road, Cascade, Request to allow four panhandle lots, Variance from Subdivision Ordinance Section 405.11.G.3, Zoned: Rural Village, (Planner: Misty Wagner-Grillo), SV-06-015 *

- Subdivisions

1. Powers Estates, Preliminary Plat, West side of Maryland Route 63 North of Route 40, Zoned: Agriculture, Proposing 118 single-family residential lots on 82.18 acres, (Planner: Misty Wagner-Grillo), PP-05-007 *

- Site Plans

1. AC&T Truck Maintenance Facility, west side of Hopewell Road, south of Halfway Boulevard, Requesting approval for a 200' x 100' building to house a truck maintenance facility with office and parking as part of the existing AC&T Travelers Plaza, Zoned: HI-1 – Highway Interchange 1, (Planner: Tim Lung), SP-06-009 *
2. Bethel United Methodist Church Revision, north side of Twin Springs Drive, Revision to parking lot and screening that was not developed in accordance with original site plan, Zoned: RR – Rural Residential, (Planner: Tim Lung) SP-05-067 (information to follow)

- Preliminary Consultations

1. Hunter Hills Update, Maryland Route 60 (Leitersburg Pike) and south of Long Meadow Road, Revised concept plan received February 20, 2006, Proposing 60 semi-detached dwelling unit lots on 18.79 acres for a density of 2.35 dwelling units/acre, Zoned: RS – Residential Suburban; (Planner: Misty Wagner-Grillo), PC 05-012 * ——— REMOVED FROM AGENDA

2. Overdale Estates Lots 1-5, situated along Maryland Route 64, 1.5 miles west of its intersection with Route 66, Proposing 5-single family residential lots with remaining lands on 30 acres for a density of 0.17 dwelling units/acre, Zoned: A – Agricultural (Rural), (Planner: Misty Wagner-Grillo), PC-06-003 *

OTHER BUSINESS

1. CP-06-001 – Recommendation to the Board of County Commissioners for the Amendment to the Comprehensive Plan to incorporate reference to the Heart of the Civil War Heritage Area Management Plan (Planner: Steve Goodrich)
2. SO-06-001 – Recommendation to the Board of County Commissioners for the Text Amendment to Article 319 of the Subdivision Ordinance (Planner: Michael C. Thompson) *
3. FCO-06-001 - Recommendation to the Board of County Commissioners for the Text Amendment to Article 19 of the Forest Conservation Ordinance (Planner: Michael C. Thompson) *
4. RZ-06-001 - Recommendation to the Board of County Commissioners for the Text Amendment to Section 24.3 of the Zoning Ordinance (Planner: Michael C. Thompson) *
5. City of Hagerstown – Hamilton Property Annexation, southeastern border of the City, off of Dual Highway, Purpose: to expand corporate limits, approximately 2.54 acres, Case No. A06-01, (Planner: Michael C. Thompson) *

UPCOMING MEETINGS

1. Joint Rezoning Hearing, Monday, April 10, 2006, 7:00 p.m., Washington County Court House, Court Room #1, 95 West Washington Street
2. Regular Planning Commission Meeting, Monday, May 1, 2006, 7:00 p.m., Washington County Administrative Annex, 80 West Baltimore Street

ADJOURNMENT

* Attachments

The Planning Commission reserves the right to vary the order in which the cases are called.

Individuals requiring special accommodations are requested to contact the Washington County Planning Department at 240-313-2435 Voice/TDD, to make arrangements no later than ten (10) days prior to the meeting. *Notice is given that the Planning Commission agenda may be amended at any time up to and including the Planning Commission meeting.*