



**Queen
Anne's
County**

DEPARTMENT OF PLANNING & ZONING

110 Vincit St., Suite 104
Centreville, MD 21617

County Commissioners:

James J. Moran, At Large
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Philip L. Dumenil, District 3
Christopher M. Corchiarino, District 4

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**QUEEN ANNE'S COUNTY PLANNING COMMISSION AGENDA
THURSDAY, JULY 8, 2021
REVISED AGENDA 07/06/2021**

8:45 A.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS – No comments received.

MEETING MINUTES REVIEW

Meeting minutes review and approval.

June 10, 2021 Regular Meeting and the June 24, 2021 Special Meeting minutes were approved as presented.

EXTENSION REQUESTS:

No Extension Requests – **No action taken.**

UPDATES:

Legislation and Legal Matters

Stephanie Jones, Long Range Principal Planner said (1) the Priority Funding Area map has been updated to include some parcels in Barclay, and (2) TACO 21-02 regarding multi-family units in the UC has had language regarding increased building heights removed.

Rob Tracey, Long Range Senior Planner, said (1) TACO 21-06, regarding accessory structures, has been forwarded to the County Commissioners with one minor typographical edit, and (2) TACO 21-07, regarding release of sureties, has been postponed to allow time for research and collaboration. allow

Miscellaneous Staff Items

Amy Moredock, Planning & Zoning Director, introduced Drew Bilby as the newly hired Associate Planner to work in Development Review under Rob Gunter.

COUNTY SPONSORED TEXT AMENDMENT

~~TACO# 21-07—§ 18:1-197 Release of Sureties.~~

~~This proposal intends to amend § 18:1-197 by establishing standards for the release of sureties that apply to any monetary guarantee for required improvements authorized or required by Chapter 18:1.~~

~~Rob Tracey, Long Range Senior Planner~~

~~No action taken.~~

PROJECTS:

Amended Major Subdivision SUB # 04-05-05-0008-C (Ellendale)

Reliable Development Company, LLC

TM 56 Parcel 20 – 201 Ellendale Farm Lane Stevensville, MD

The applicant is proposing to amend recorded major subdivision # 04-05-05-0008-C by relocating the UC zoned portion of “Land Unavailable for Future Non-residential Development.”

The applicant is requesting:

- Amended major subdivision approval.

Lane Engineering, LLC / Reliable Development Company, LLC c/o John Dixon

Steven Johnson, County Planner

Amended Major Subdivision approved with conditions.

BREAK

COMPREHENSIVE PLAN WORKSHOP

Lauren Good and Ray Moravec of Wallace Montgomery will lead the commission in a Comprehensive Plan work session including a status update and review of the draft Land Use (including Priority Preservation), Water Resources Element (WRE), and Implementation chapters.

No action taken.

PUBLIC COMMENTS – No comments received.

NOTE: PUBLIC COMMENT SIGN-IN SHEET WILL BE AVAILABLE 45 MINUTES PRIOR TO THE MEETING.