



**PLANNING COMMISSION AGENDA**  
**June 12, 2017**

**6:00 P.M**

**\*\*MUNICIPAL ANNEX OFFICE BUILDING – 140 W PATRICK STREET\*\***

**I. ANNOUNCEMENTS:**

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**II. MINUTES:**

Approval of the May 8, 2017 Planning Commission Meeting Minutes  
Approval of the May 15, 2017 Planning Commission Workshop Minutes  
Approval of the June 9, 2017 Pre-Planning Commission Minutes

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**III. PUBLIC HEARING-SWEARING IN:**

*“Do you solemnly swear or affirm that the responses given and statements made in this hearing before the Planning Commission will be the whole truth and nothing but the truth.” If so, answer, “I do”.*

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**IV. PUBLIC HEARING-CONSENT ITEMS:**

(All matters included under the Consent Agenda are considered routine by the Planning Commission. They will be enacted by one motion in the form listed below, without separate discussion of each item, unless any person present – Planning Commissioner, Planning Staff or citizen -- requests an item or items to be removed from the Consent Agenda. Any item removed from the Consent Agenda will be considered separately at the end of the Consent Agenda. If you would like any of the items below considered separately, please say so when the Planning Commission Chairman announces the Consent Agenda)

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**V. CONTINUANCES**

**A. PC16-695PSU, Preliminary Subdivision Plat, Gateway East Plaza**

The Applicant is requesting a 30 day continuance to the July 10, 2017 Planning Commission meeting. (NAC #12)(Bogdan)

**B. PC16-696FSI, Final Site Plan, Gateway East Plaza**

The Applicant is requesting a 30 day continuance to the July 10, 2017 Planning Commission meeting. (NAC #12)(Bogdan)

**C. PC16-697PFCP, Preliminary Forest Conservation Plan, Gateway East Plaza**

The Applicant is requesting a 30 day continuance to the July 10, 2017 Planning Commission meeting. (NAC #12)(Bogdan)

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**VII. MISCELLANEOUS**

**D. Presentation of the Annual Report (M. Davis)**

**E. Presentation of the East Street Corridor Small Area Plan**

Staff is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the adoption of the East Street Corridor Small Area Plan.  
(M. Davis)

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**VIII. OLD BUSINESS**

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**VIII. NEW BUSINESS:**

**F. PC16-698FSU, Final Subdivision Plat, Rosedale, Lots 9A and 10A**

The Applicant is requesting final subdivision plat approval for the resubdivision of four existing lots into two residential lots located at the corner of Schley Avenue and W. 7th Street.

The Applicant is also requesting approval of a modification to Section 606 of the Land Management Code (LMC) entitled, *Lots and Blocks* and a recommendation on a waiver of the parkland dedication requirements in accordance with Section 608 of the LMC.  
(NAC #6)(Bogdan)

**G. PC17-319ZMA, Zoning Map Amendment 27 Franklin Street**

Staff is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the removal of the Open Space (PRK) floating zone from the Property at 27 Franklin Street and the application of the Institutional (IST) floating zone. (NAC #12)(Bogdan)

*This is the first of two required public hearings.*

**H. PC17-323ZMA, Zoning Map Amendment, Mt. Olivet Cemetery**

The Applicant is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the removal of the Institutional (IST) floating zone from approximately 12 acres of the Mt. Olivet Cemetery Property fronting on S. Market Street and Stadium Drive. Upon removal of the IST floating zone the Property will revert to the base zone of R8, medium density residential, while maintaining the Highway Noise Overlay (HNO) as currently designated. **(NAC #10)(Reppert)**

*This is the first of two required public hearings.*

**I. PC17-315ZTA, Text Amendment, Section 306, Text Amendments and Map Amendments and Section 423, Historic Preservation.**

Staff is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for amendments to Section 306 of the Land Management Code (LMC) entitled, *Text Amendments and Map Amendments*, and Section 423, *Historic Preservation*. **(Depo/Collard)**

**J. PC17-128ANX, Renn Properties- Gas House Pike**

The Applicant is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the annexation of 387 +- acres along the north and south sides of Gas House Pike. The Applicant is requesting 327 acres to be zoned Light Industrial (M1) within the Airport Overlay (AO) zone and the remaining 60 acres to be zoned Resource Conservation (RC) within the Airport Overlay (AO). **(Collard)**

*A complete and final agenda will be available for review prior to the meeting at the Planning Department located at 140 West Patrick Street and on the Internet at [www.cityoffrederick.com](http://www.cityoffrederick.com). The meeting will be broadcast live on City Government Cable Channel 99 as well as streamed and archived on the City's website at [www.cityoffrederick.com](http://www.cityoffrederick.com). For information regarding the agenda, minutes, or public meetings of the Planning Commission please contact Jessica Murphy at (301) 600-3188. Individuals requiring special accommodations are requested to call 5 days prior to the meeting to make arrangements. The City of Frederick Government does not discriminate based on race, color, religion, sex, national origin, age, marital status, veteran status, disability, sexual orientation, gender identity, genetic information, or any other legally protected group in employment or in the provision of services.*