



PLANNING AND ZONING COMMISSION MEETING SUMMARY

Thursday, August 12, 2021, at 7 PM

Virtual Meeting via Zoom and broadcasted live on the City Facebook Page
Westminster, Maryland 21157

A meeting of the Westminster Planning and Zoning Commission was held virtually via Zoom and broadcasted live on the City Facebook Page, on August 12, 2021, at 7 PM.

Vice-Chair Kevin Beaver, Commissioner Lyndi McNulty, and Commissioner Tyler Codd were present. City staff members Mark Depo, Andrew Gray, and Samantha Schlitzer were also present. County Planning Technician Hannah Weber was also in attendance.

The following members of the public were present: Jeff Zigler and Eric Burdine.

Acting Chair Beaver opened the meeting at 7:00 PM.

Acting Chair Beaver requested a motion to approve the meeting summary from July 15, 2021. Acting Chair Beaver motioned to approve the meeting summary. Commissioner McNulty seconded. The motion passed 3-0.

Acting Chair Beaver opened New Business Item A – Proposed Plat P-21-0053, for Meadowbranch Industrial Park 4. Mr. Gray provided background information on the item, stating that the Applicant is requesting Final Record Plat approval to Subdivide Lot 2A into new Lot 2A and new Lot 2B. Staff recommends that the Commission consider approval of the proposed Final Plat P-21-0053 for Meadowbranch Industrial Park 4, with the following condition: address all City of Westminster and Carroll County review comments. .

Acting Chair Beaver asked if there were outstanding comments from the City review process. Mr. Gray confirmed that City review comments were sent to the applicant earlier in the day, and staff has been working with the applicant to address them.

Mr. Zigler noted that the request is part of the future expansion of the Carroll County Regional Airport. Parcel A is being conveyed to the Carroll County Commissioners as part of the relocation of Meadow Branch Road so the road is further from the runway when the airport expands.

Commissioner McNulty moved to approve Proposed Plat P-21-0053, for Meadowbranch Industrial Park 4 with the condition that the applicant address all outstanding City and County review comments.

Commissioner Codd seconded; the motion passed 3-0.

Acting Chair Beaver opened New Business Item B – County Liaison Report. Ms. Weber reported that Residential text amendments are still underway. After County Planning Commission approval, it will go to the County Commissioners for review and approval.

Acting Chair Beaver opened Planning Commission and Public Comments. Mr. Depo reported that staff recently met with the Economic and Community Development Committee, including Mayor Becker and Commissioner Hoff. Topics of discussion included housekeeping language in the Code to not require special exceptions to come before the Commission; adding satellite vehicle parking for existing car dealerships within the City as a special exception use in the Restricted Industrial District; a honeybee ordinance; and, Water and Sewer Allocation policy updates and amendments. These items would be coming before the Commission in the future.

Acting Chair Beaver asked staff if another district type was considered for the satellite vehicle parking due to the scarcity of the Restricted Industrial areas, adding that vehicle storage was a low level use for that district type. Mr. Depo responded that by utilizing the land for vehicle parking would help make it easier to redevelop in the future for an industrial use.

Acting Chair Beaver requested a motion to adjourn the meeting. Commissioner McNulty moved, seconded by Commissioner Codd. The Commission adjourned at 7:13 PM.