

Planning Commission (Monday, April 25, 2022)

Generated by Planning Comm on Tuesday, April 26, 2022

Members Present

- J Howard Thompson, Chairman
- Joseph L. Van Kirk, Co- Chairman
- Joseph Fazekas
- Merl Evans
- Patricia Robrecht
- Kim Summers
- Joseph St. Clair, Alternate

Members Excused

- William R. Hall III

Meeting called to order at 6:33 PM

1. CALL TO ORDER
2. AGENDA
3. ROLL CALL

4. REVIEW AND APPROVAL OF MINUTES

Move to approve the minutes of the April 11, 2022, meeting.

Motion by Joseph Fazekas, second by Joseph St. Clair.

Final Resolution: Motion Carries

Yea: J. Howard Thompson, Joseph Fazekas, Merl Evans, Patricia Robrecht, Joseph St. Clair, Kim Summers, Joseph L. Van Kirk

5. PUBLIC HEARING: CSP21-0176 Royal Farms Lexington Park Concept Site Plan

In the matter of CONCEPT SITE PLAN #CSP21-0176, Royal Farms Lexington Park, I move to continue the public hearing to June 27, 2022, in the Commissioners Meeting Room at 6:30 p.m. to obtain information from State Highway Administration on the right turn lane off of Great Mills Road on to Rt 235 South.

Motion by Joseph St. Clair, second by Patricia Robrecht

Final Resolution: Motion Denied

Yea: Joseph St. Clair, Patricia Robrecht, Merl Evans

Nay: J. Howard Thompson, Kim Summers, Joseph Fazekas, Joseph L. Van Kirk.

In the matter of CONCEPT SITE PLAN #CSP21-0176, Royal Farms Lexington Park, having accepted the staff report and having made a finding that the objectives of Section 60.6 of the Comprehensive Zoning Ordinance have not been met, and noting that the referenced project has not met all requirements for concept approval, I move that the concept site plan be DENIED.

Motion by Joseph Fazekas, second by Joseph St. Clair

Final Resolution: Motion Denied

Yea: Joseph Fazekas, Joseph St. Clair

Nay: J. Howard Thompson, Kim Summers, Merl Evans, Patricia Robrecht, Joseph L. Van Kirk.

In the matter of CONCEPT SITE PLAN #CSP21-0176, Royal Farms Lexington Park, having accepted the staff report and having made a finding that the objectives of Section 60.6 of the Comprehensive Zoning Ordinance have been met, and noting that the referenced project has met all requirements for concept approval, I move that the concept site plan be APPROVED WITH THE FOLLOWING CONDITIONS:

a. Any road improvement (s) required by the state and county must be concurrent with the issuance of the Certificate of Occupancy.

Motion by Joseph L. Van Kirk, second by Kim Summers.

Final Resolution: Motion Carries

Yea: J. Howard Thompson, Merl Evans, Kim Summers, Joseph L. Van Kirk

Nay: Joseph Fazekas, Patricia Robrecht, Joseph St. Clair

6. ADJOURN

I move to adjourn the April 25, 2022, meeting at 11:00 p.m.

Motion by Joseph Fazekas, second by Joseph St. Clair.

Final Resolution: Motion Carries

Yea: J. Howard Thompson, Joseph Fazekas, Merl Evans, Patricia Robrecht, Joseph St. Clair, Kim Summers, Joseph L. Van Kirk