

Garrett County Planning Commission Minutes

March 3, 2021

I. Call to order

Tony Doerr called to order the regular meeting of the Garrett County Planning Commission at 1:30 pm on March 3, 2021 in the Commissioners Meeting Room in the Garrett County Courthouse.

II. Attendance

The following Commission members and planning staff were present: Tony Doerr, Jeff Messenger, Jim Hinebaugh and Chad Fike. Jeff Conner, Liz Georg and Tim Schwinabart attended the meeting remotely via Zoom.

The following persons from the public were present: Stephen Fazenbaker.

III. Approval of minutes from last meeting

The minutes were approved as presented.

IV. Reports of Officers

Chairman Doerr noted that he had recently visited the North Camp and North Camp Ridge subdivisions in the Wisp Resort PRD. The Planning Commission then discussed the status of Wisp Adventure Road that provides access to the developments. Commissioner Hinebaugh recommended that staff meet to review the situation and discuss options for completing the road.

V. New Business

- a) **Fazenbaker Waiver Request-** Stephen Fazenbaker requested waivers from the private road and right of way standards of the Garrett County Subdivision Ordinance. Mr. Fazenbaker has proposed one new lot on his property (Tax Map 10, Parcel 28) located off Church Run Road in a Rural Resource Land Classification and requested that it be treated as a minor subdivision. After discussion, the Planning Commission unanimously approved the waivers.
- b) **North Shore West Lot 17 Final Plat** - Bill Franklin submitted a Final Plat for Lot 17 of the North Shore West subdivision. The property is located off North Shoreline Drive on Map 67, Parcel 1 in a Lake Residential 1 zoning district. The Planning Commission reviewed and then granted approval of the Final Plat by a unanimous vote.

- c) **Zoning Appeals Cases** – The February meeting of the Board of Appeals was postponed until March. The Planning Commission had already reviewed the scheduled cases during their February meeting and did not have any additional comments.
- d) **Comprehensive Plan-** Mr. Fike briefed the Planning Commission on the Draft Comprehensive Plan that was recently provided by AECOM. A link to the document was forwarded to the members prior to the meeting. The Commission agreed to peruse each chapter to make sure it generally corresponds with their expectations and to do a more detailed review of the Policies and Actions and Action Plan. The Commission will discuss their review at the April meeting and decide if it is ready to be forwarded to adjoining jurisdictions and the State Clearinghouse for their reviews.

VI. Next Meeting – April 7, 2021 (subject to change)

VII. Adjournment

Tony Doerr adjourned the meeting at 1:57 pm.

Minutes respectfully submitted by Chad Fike, Assistant Director