

Garrett County Planning Commission Minutes

May 4, 2022

I. Call to order

Chairman Tony Doerr called the regular meeting of the Garrett County Planning Commission to order at 1:30 pm on May 4, 2022, in the Commissioners Meeting Room in the Garrett County Courthouse.

II. Attendance

The following Commission members were present: Tony Doerr, Jeff Messenger, Bruce Swift, Shelley Argabrite, Jim Hinebaugh and Liz Georg. The following members of the public were present: John Sanders, Karen Myers and Randy Butler. Planning staff included Chad Fike.

III. Approval of minutes from last meeting

The minutes were approved as presented.

IV. Reports of Officers- None

V. New Business

a) Zoning Appeals Cases-

- **VR-829-** an application submitted by Chad Chalmers, of Wildman Chalmers Design, for Joseph Knupp, for a variance to allow the construction of a new addition on an existing home to within 24' of the rear and 11' of the side yard setbacks. The property is located at 792 State Park Road, Swanton, tax map 58, parcel 489, grid 12 and is zoned Lake Residential-1. The Planning Commission made no formal comments.
- b) Waiver Request- Randy Butler-** Randy Butler requested a waiver from the 20' building setback required by the Sensitive Areas Ordinance. The property (Tax Map 16, Parcel 22) is located at 1246 Collier Road. The waiver is necessary to allow a proposed accessory building to within 5' of the right of way of Garrett Highway. The Planning Commission reviewed and then granted approval of the waiver by a unanimous vote.
- c) Cathedral Springs Preliminary Plat.** 1,000 Acres LLC submitted a Preliminary Plat of the 21 lot Cathedral Springs subdivision. The property (Tax Map 67, Parcel 793) is located along Crows Point Road in a Lake Residential 1 zoning district. The Planning Commission reviewed and then granted approval of the Preliminary Plat by a unanimous vote.

- d) **Poland Run East Preliminary Plat-** 1,000 Acres LLC submitted a Preliminary Plat of the 9 lot Poland Run East cluster subdivision. The property (Tax Map 67, Parcel 789) is located along Thousand Acres Road in a Lake Residential 1 zoning district. The Planning Commission reviewed and then granted approval of the Preliminary Plat by a unanimous vote.

- e) **Wisp Resort PRD, Phase 11A & 12B Preliminary Plat-** NLP of Maryland, LLC submitted a Preliminary Plat of Wisp Resort PRD, Phase 11A & 12B, Lots 1-133. The property (Tax Map 49, Parcel 143) is located off of Golf Drive and Lodestone Drive in a Lake Residential 1 zoning district. The Planning Commission reviewed and then granted approval of the Preliminary Plat by a unanimous vote with one abstention.

VI. Next Meeting – June 1, 2022

VII. Adjournment

Chairman Tony Doerr adjourned the meeting at 1:45 pm.

Minutes respectfully submitted by Chad Fike, Assistant Director