



**MINUTES OF THE PLANNING AND ZONING COMMISSION
OCTOBER 28TH, 2020**

Chairman Larry Brown called the meeting to order at 6:59 pm. In attendance remotely were Kathleen Berault, Laura Blackwelder, Jonathan Evans, Cynthia Greengold, and Jeff Larsen, Commission Members, Christopher Jakubiak, Planning & Zoning Administrator, and Fran Addicott, Zoning Clerk.

I. APPROVAL OF THE PLANNING & ZONING AGENDA.

MOTION: Mrs. Greengold moved to amend the agenda to remove Item IV, Calvert County School Board. The notices regarding the school project were not sent out to the adjoining property owners and therefore the School Board could not present their site plan. Seconded by Mrs. Berault, all in favor.

II. APPROVAL OF THE SEPTEMBER 23RD, 2020 PLANNING & ZONING MEETING MINUTES.

MOTION: Mrs. Greengold moved to approve the September 23rd, 2020 Planning & Zoning minutes. Seconded by Mrs. Berault, all in favor.

III. JENNY PLUMMER-WELKER PRESENT FROM CALVERT COUNTY PLANNING & ZONING TO DISCUSS THE COMPREHENSIVE PLAN.

Chairman Brown welcomed Jenny Plummer-Welker. Mrs. Plummer-Welker presented a slide show that showed the process in which the Calvert County Comprehensive Plan was developed and adopted in August 2019. Their mission was to maintain and or improve the overall quality of life for all citizens of Calvert County. She discussed population growth, adequate public facilities for schools. Roads and parks.

Mrs. Plummer-Welker received comments and questions from the Planning Commission.

That concluded the discussion on the Comprehensive Plan. Mrs. Plummer-Welker thanked the Planning Commission for the opportunity to meet, and thanked Holly Wahl for her work on the Census outreach.

IV. ADMINISTRATIVE DISCUSSION (SCHEDULE OF MEETINGS)

Chairman Brown discussed his concern about the lack of public attendance at the Planning & Zoning meetings. The Town Administrator agreed to post the draft agenda to the Town's website at an earlier time so the public would know what was being discussed ahead of time. An email link planning@chesapeakebeach.gov has been added to the Town's website for the



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public to comment or ask questions. They will be answered by the Commission Chairman, or the appropriate Planning Commission Member will monitor the received questions or comments and direct them to the appropriate person when action is required. The Planning Commission also gave their ideas on how to get more participation from the public.

The next item for discussion was scheduling the next Planning Commission meeting to have the School Board back to present their site plan. The notices to the adjoining property owners will be out mailed out on October 30. The following meetings were agreed upon by the Commissioners: The Calvert County School Board will meet on November 12th, a Comprehensive Plan Work Session is scheduled for December 2nd, and a subsequent meeting scheduled on December 15th. The public can comment at any of the zoom meetings by web or phone. The Commission will take up the issue of short-term rentals at the January 27th, 2021 regularly scheduled meeting.

Planning & Zoning Commission meetings can be joined via web click <https://us02web.zoom.us/j/8697557180>. To join via phone please dial **(929) 205- 6099** and enter the **Meeting ID: 869 755 7180**.

Finally, Mr. Jakubiak showed an illustration of the "Vision of a Town Center". The Planning Commission shared their thoughts on the ideas.

PUBLIC COMMENT

Councilman Greg Morris – 2425 Woodland Ct. Chesapeake Beach Md 20678

Councilman Morris commented on the 35ft height limit on high rises. His other concern is with rules being enforced on Airbnb's and short-term rentals in Town.

There being no further business, the meeting adjourned at 9:25 pm on a motion made by Mr. Evans. Seconded by Mrs. Berault, all in favor.

Submitted by,

Fran Addicott, P&Z Clerk