



# CALVERT COUNTY PLANNING COMMISSION

205 Main Street  
Prince Frederick, MD 20678  
410-535-2348 – 301-855-1243  
FAX: 410-414-3092

## DEPARTMENT OF PLANNING & ZONING TEG/SEG COMBINED AGENDA

**WEDNESDAY January 25, 2023** 9:00 am to 11:00 am via Zoom meeting  
**TO JOIN MEETING VIA PHONE: 888-475-4499      MEETING: 875 3079 0799**

### INVITED AGENCIES

County Transportation  
Critical Area Commission  
Cultural Resources, P&Z  
DNR-Coastal Resources Div.  
DNR-Tidal Wetlands Division  
DNR-Wildlife & Heritage Svc.  
Economic Development, P&Z

Engineering, DPW  
Environmental Planner, P&Z  
Health Department  
Long Range Planner, P&Z  
Planner III, P&Z  
Principal Planner, P&Z  
Public Safety/Fire/Rescue/EMS

Public Safety/Communications – Addressing  
Rural Planner, P&Z  
SHA  
SMECO  
Soil Conservation  
Transportation Planner, P&Z  
Transportation, DPW

<b>**NEW DSDP &amp; CONCEPTS FOR ACCEPTANCE AT January 25, 2023 TEG/SEG</b>						
CMSD-2023-120	JC	Donald & Catherine Turner Jr. Property Family Conveyance Lot 1, Sec 2	Minor	N Sol.Island Rd., Huntingtown	Dean Wilkinson/COAB	SEG-For acceptance at SEG 1/25/23. If accepted, comments due 2/8/23
CMSD-2023-121	JC	Zahniser & Yeats Property Lots 1&2	Minor	Cedar Lane, Lusby	Jeff Tewell/COAB	SEG-For acceptance at SEG 1/25/23. If accepted, comments due 2/8/23
SPR-142919	CF	Prince Frederick Crossing Townhomes Ph IV	Cat I	Thoroughbred Dr., Pr.Fred.	Nelson Arocho/Bay Eng.	TEG-For acceptance at TEG 1/25/23. If accepted, comments due 2/16/23
SPR-142933 (CSPR-142851)	OV	Lee Family Life Center	Cat II	Jennifer Ln, Owings	Dan Kelsh/COAB	TEG-For acceptance at TEG 1/25/23. If accepted, comments due 2/16/23. Concept approved 1/10/2023. Referred to BOA for Special Exception for change of USE.
<b>**PLANS ACCEPTED AT December 21, 2022 TEG/SEG</b>						
CMSD-2022-117	JC	Carter Property 2 Lots	Minor	Twin Oak Ln., Huntington	Mark Ferguson/Site Design Inc	SEG-Concept accepted 12/21/22. Concept Plan 1 comments OTC 1/9/23.
CSD2022-116	CF	Magnolia Ridge West	Major	Fox Run Blvd., Pr.Fred.	Dean Wilkinson/Barrett	SEG-Concept accepted 12/21/22. Concept Plan 1 comments due 1/19/23.



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SPR-142904	CF	Lynco Flex Space	Cat I	Jibsail Dr. Pr.Fred.	Dan Kelsh/COA	TEG-DDSP accepted 12/21/2022. DSDP Plan 1 comments due 1/19/23.
<b>**PLANS COMPLETED SINCE DECEMBER 21, 2022 MEETING</b>						
SPR-142835 (CSPR-142786)	OV	Infinity Storage	Cat II	Main St., Prince Frederick	Dan Kelsh/COA	TEG-final signatures, stamping and approval completed 1/9/2023
<b>**PRE-CONCEPTS FOR DISCUSSION AT JANUARY 25, 2023 TEG/SEG</b>						
CSPR-142929		Chesapeake Glade Apartments, 48 units	Pre-C	American Lane, Lusby	Matthew Padron/The Commonwealth Companies	TEG-Pre-Concept for review 1/25/23
CSPR-142930		Grover Day Care	Pre-C	Welcome Lane, St. Leonard	Tim Grover/Grover Place	TEG-Pre-Concept for review 1/25/23

### **ITEMS FOR DISCUSSION - AGAIN:**

1. *Please make sure that your document names include the project name, current version (i.e., Plan 1), project number and short description (not form number).*
2. *Please make sure that you fill out all the appropriate blanks on the forms (such as project name and number).*
3. *Please ensure that you are using the most up-to-date forms. We know that a many of them have incorrect information either requested or presented. There is a significant effort currently going on in the P&Z Development Review group to fix these as we move into the new year. Watch for notification that the new forms are now available on the P&Z website.*
4. *Regarding Fees – we know that the BREAKOUT forms are very convenient, but if you are including any environmental requests or documents, please include the Environmental form to verify what fees need to be included.*

**Our next meeting is WEDNESDAY, February 22, 2023**

To be included for acceptance, new project documentation must be complete,  
**including proper payment, and at P&Z by 3:00 pm, February 15, 2023.**