

DORCHESTER COUNTY
DEPARTMENT OF PLANNING & ZONING
501 COURT LANE, PO BOX 107
CAMBRIDGE, MD 21613
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Planning Commission
09-01-2021 Meeting Minutes

The Dorchester County Planning Commission conducted a meeting on Wednesday, September 1, 2021 at 12pm. The meeting was held both in person and virtually.

Planning Commission:

- Attending in person:
Robbie Hanson, Chair; Jerry Burroughs, Vice Chair; Commissioners Mary Losty, William Giese, Ralph Lewis, William Windsor and Laura Layton
- Absent: None

Also attending:

Christopher Drummond, Attorney; Herve Hamon, Director of Planning & Zoning; Susan Webb, Assistant Director of Planning & Zoning; Brandon Vermillion, GIS Specialist; Jason Boothe, Environmental Planner; Steve Whitten, Surveyor

Chairman Hanson called the meeting to order at 12pm.

Chairman Hanson asked for a motion to approve the agenda as proposed; Commissioner Losty made a motion, it was seconded by Commissioner Giese, all approved.

Chairman Hanson asked for a motion to approve the Minutes of the August 4th Planning Commission meeting as submitted; Vice-Chair Burroughs made a motion, it was seconded by Comm. Losty; all approved.

A- Planning and Zoning:

- **Administrative Variance #84 – Wyatt Residence: 5528 Ross Neck RD, Cambridge, MD**
(Zoned, RC – Resource Conservation District, RCA Critical Area) Request to approve replacement and expansion of existing gazebo.
 - **Nature of request:**
 - The proposal relocates and expands existing gazebo to an area of existing lawn closer to existing dwelling.
 - Similar variances have been granted in the general area.
 - **Decision:**

After Ms. Webb’s presentation, discussion was had regarding the critical area issues of this case. The comments from the CAC were put into record and also was the recommendation from the County’s Environmental Planner. After careful discussion, Commissioner Windsor made a motion to approve the application as submitted. Commissioner Losty seconded that motion, all approved (vote was 5-0). The Administrative Variance (AV-84) was approved.
- **Administrative Variance #85 – Greenwald Residence: 5136 North Drive, Cambridge, MD**
(Zoned, RR – Rural Residential District, LDA Critical Area) Request to approve construction of porch and pervious decks within the 100 foot buffer.
 - **Nature of request:**
 - The proposal minimizes impact to the 100 foot buffer.

- Similar variances have been granted in the past for the same type of construction.

o **Decision:**

After Ms. Webb's presentation, Commissioner Windsor made a motion to approve the application as submitted. Vice-Chair Burroughs seconded that motion, all approved (vote was 5-0). The Administrative Variance (AV-85) was approved.

B. Board of Appeals Cases:

None

Chairman Hanson asked for a motion to adjourn the meeting. Commissioner Losty made a motion; it was seconded by Commissioner Giese, all approved.

The meeting adjourned at 12:45 pm.

Respectfully submitted:

Susan E. Webb
Assistant Director of Planning and Zoning

Reviewed: 

Date: 10-6-21