

DORCHESTER COUNTY
DEPARTMENT OF PLANNING & ZONING
501 COURT LANE, PO BOX 107
CAMBRIDGE, MD 21613
410-228-3234



Planning Commission
Agenda and Summary
October 5, 2022

The Dorchester County Planning Commission will conduct a meeting on **Wednesday, October 5, 2022 at 12:00 pm** in the County Office Building Room 110, at 501 Court Lane, Cambridge MD 21613.

Attendees are given the option to come in person or on call in:

- People physically attending the meeting are asked to wear facial coverings to enter and exit the building, and respect the 6 foot distancing regulations while sitting in the meeting room (to enter, please use the door on the North side of the Building)
- Please call **1-602-580-9329**, access code **6545598#**.
- Please mute the call and speak when asked for comments from the public. Thank you.

The proposed agenda is as follows:

- 1- **Call to Order**
- 2- **Introductions by Chairman**
- 3- **Acceptance of Minutes**
- 4- **New Business:**

A. Planning and Zoning:

- **Update on Comprehensive Plan code edits.** Presentation by Steve Dodd, Comprehensive Plan Consultant.
- **Administrative Variance #93, Bird Property: 805 Kim Drive, Cambridge, MD** (Zoned RR-Rural Residential, LDA Critical Area) Request Administrative Variance to construct expansion of existing patio areas.
- **Administrative Variance #94, Brookbank Property: 5812 Indian Quarter Rd, Cambridge, MD** (Zoned RCA-Resource Conservation Area, RC Critical Area) Request Administrative Variance to construct new deck within the 100' buffer.
- **Administrative Variance #95, James Property: 4903 Longview Rd, Woolford, MD** (Zoned RR-Rural Residential, LDA Critical Area) Request Administrative Variance to construct solar ground mount installed within extended buffer.
- **Site Plan Review, 6012 Shiloh Church Hurlock Rd, Hurlock, MD** – Construct new 8,000 square foot commercial building on commercial lot.

B. Board of Appeals:

- **BOA Case #2741 Gibbs Special Exception, Maple Ave, Cambridge, MD** Request Special Exception to allow an accessory structure be constructed prior to the primary structure.
- **BOA Case #2742 Wingate Church: Special Exception, 2035 Crab House Rd, MD** (Zoned, V – Village District) Request Special Exception to expand the existing church in the Village Zone. Applicant proposes a horizontal addition of 372 sf combining an ADA bathroom and classroom.
- **BOA Case #2744 Hubbard: Special Exception, 5807 Wheatley Church Rd, Rhodesdale, MD.** (Zoned, AC – Agricultural Conservation District) Request Special Exception to construct an accessory structure with total sum greater than allowed by code. (Request is 1,600 sf)
- **BOA Case #2745 Smith: Variance, 5714 Beach Haven Rd, East New Market, MD.** (Zoned, RR – Rural Residential District) Request Variance to construct a deck within the 100 ft critical area buffer.

C. Other Business:

- None

If you have any questions regarding this agenda or have issues dialing in please call
Susan Webb, Director at 410-228-9636.