

## SUMMARY OF ACTIONS TAKEN BY THE PLANNING COMMISSION

### AT ITS NOVEMBER 19, 2014 MEETING

#### **PUBLIC HEARINGS**

**TXT-02-2014:** An Ordinance to Amend the Zoning Ordinance of Caroline County by Repealing and Replacing Article XVII (Administration & Enforcement), Section 2, Enforcement. The purpose of this amendment is to add a requirement that an applicant shall provide the Board of Supervisors with satisfactory evidence that any delinquent real estate taxes have been paid prior to the initiation of an application for a special exception permit, variance, rezoning or land disturbing permit.

#### *Public Comments*

A public hearing was held at the November 19<sup>th</sup> meeting. There were no speakers.

#### *Action Taken*

The Planning Commission unanimously voted to forward this text amendment, as presented, to the Board with a recommendation of approval.

#### *Requested Action of the Board*

Staff is requesting a first reading at the January 13<sup>th</sup> meeting and authorization to advertise the public hearing for the January 27<sup>th</sup> meeting.

#### **Lodging for Industrial Facilities Text Amendments:**

**TXT-03-2014:** An Ordinance to amend the Zoning Ordinance of Caroline County by amending Article II, Definitions to add a definition for "Lodging for Industrial Facilities".

**TXT-04-2014:** An Ordinance to amend the Zoning Ordinance of Caroline County by Amending Article X, Section 3 (Uses Permitted by Special Exception) by adding Paragraph 20 to allow Lodging for Industrial Facilities as a use permitted by special exception in the M-1 zoning district.

**TXT-05-2014:** An Ordinance to Amend the Zoning Ordinance of Caroline County by Amending Article XV, Section 8, Development Standards, by adding Paragraph S to establish development standards for Lodging for Industrial Facilities.

#### *Public Comments*

A public hearing was held at the November 19<sup>th</sup> meeting. There were no speakers.

#### *Action Taken*

The Planning Commission, on a 4-2 vote, is forwarding these text amendments to the Board with a recommendation of denial.

#### *Requested Action of the Board*

Staff is requesting a first reading at the January 13<sup>th</sup> meeting and authorization to advertise the public hearing for the January 27<sup>th</sup> meeting.

**RZ-03-2014 – NNP-IV Ladysmith, LLC, Owner/Applicant:** **1)** Request an amendment to modify existing zoning proffers (RZ-06-2002) including but not limited those related to site layout, transportation, utilities, cash payments, neighborhood types and ratios and amenities, and to modify the General Development Plan for the undeveloped portions of Ladysmith Village, further identified as Tax Map # #52-A-2, 52-A-16, 52-A-23, 52-A-24, 52-A-27, 52-A-31, 52-A-32, and 52E1-1-A through L, 52E1-1-1 through 122, 52E1-2-A1 through C1, 52E1-2-M through Z, 52E1-2-123 through 235, 52E1-3-2A through 2N, 52E1-3-236 through 344, 52E1-4-A &B, 52E1-4-345 through 359, 52E1-5-A, 52E1-5-360 through 368, 52E1-6-A, 52E1-6-369 through 374, 52E1-7-A through H and 52E1-7-375 through 447; **2)** request a Rezoning from PRD, Planned Residential Development to PMUD Planned Mixed Use Development on tax map # 52-A-33, 52-2-2, 52-2-3 and 52F1-1-1 through 70, and 52F1-1-A through I, further identified as South River, to incorporate South River into Ladysmith Village and have it governed by the modified proffers (above). The combined density for the two development projects of 3,170 residential units will remain the same. This property is located within the Madison Voting District. The 2030 Comprehensive Plan identifies this area as being located within the Ladysmith Community Plan designated as Planned Development.

Public Comments

A public hearing was held at the November 19<sup>th</sup> meeting. There were no speakers.

Action Taken

The Planning Commission unanimously voted to forward this rezoning to the Board with a recommendation of approval.

Requested Action of the Board

Staff is requesting authorization to advertise the public hearing for the January 27<sup>th</sup> meeting.