

**Taneytown Planning Commission  
Minutes  
January 4, 2016**

The Taneytown Planning Commission met, January 4, 2016 at 7:30 PM in the City Council Chambers. Chairman Parker and commission members, Glass, Naylor and Wantz were present. County Planning liaison Graf, and planning director Wieprecht were also present. The meeting opened with the roll call and the Pledge of Allegiance.

The minutes of the November 30, 2016 Planning Commission meeting were unanimously approved following motion by commission member Glass.

Planning Director Wieprecht reviewed circumstances regarding 226 East Baltimore and the owner's efforts to locate a suitable tenant for the location within the limitations of the current Downtown Business District zoning. Ronnie Martin, the property owner addressed the Commission regarding potential users of the property and a consistent desire from interested parties to include drive through service at the site. Mr. Martin is requesting that the City consider amending the zoning ordinance to provide opportunity to seek a drive through function at the site. Planning director Wieprecht suggested that allowing drive through service as a special exception be considered.

Planning Director Wieprecht reviewed his monthly report, advising the commission that an ordinance regarding zoning for medical cannabis dispensaries will likely be on the next Commission agenda, and a request to waive the site plan process for a medical cannabis growing facility is also expected to be on the January 25, 2016 agenda.

Planning Director Wieprecht updated the commission on the status of Meadowbrook, Antrim Mini Storage, Road A, and Meades Crossing. Steve Smith and Ed Gold, the developers of the Meades Crossing project addressed the Commission regarding changes they'd like to make to the approved Meades Crossing plans in order to reach agreement with a builder interested in the lots. The developers are proposing multiple changes, including removal of alleys and rear loading garages, modification of the lots fronting the primary entrance to the community along Meades Avenue to allow single family homes rather than town homes, switching locations of some single family homes and town homes and reorienting lots proximate to Angell Road. Lot sizes would be organized in clusters rather than the current plan's more random distribution of lot sizes. Commission members had several questions and some discussion was held regarding the proposed changes. A formal presentation will be made at the January 25, 2016 meeting providing more detail on the proposed changes.

Planning director Wieprecht advised the commission that the County has released a pedestrian and bicycling survey as part of the process to develop a pedestrian and bicycle master plan for the County.

Commission member Glass questioned the status of a driveway in the area formerly known as Wilson Avenue. Planning director Wieprecht responded that while a verbal agreement had been reached regarding the driveway, that, and other issues related to the Creekside development remain outstanding.

The next Commission meeting will be on January 25, 2016. With no further business, the meeting adjourned at 9:02 PM on motion by Commission member Glass.

Submitted by:

Jim Wieprecht  
Director of Planning and Zoning