

WORCESTER COUNTY PLANNING COMMISSION AGENDA

Thursday November 2, 2023

**Worcester County Government Center, Room 1102, One West Market St.
Snow Hill, Maryland 21863**

I. Call to Order (1:00 p.m.)

II. Administrative Matters

A. Review and Approval of Revised Minutes – September 7, 2023

B. Review and Approval of Minutes – October 5, 2023

C. Board of Zoning Appeals Agenda – November 9, 2023

D. Technical Review Committee Agenda – November 8, 2023

III. 4 Seasons Townhome Community – Residential Planned Community - Step I Concept Plan

Proposed construction of 44 townhome units. Located on the eastern side of MD Route 611 (Stephen Decatur Highway) approximately 450 feet south from the intersection with Sunset Avenue, Tax Map 26, Parcel 445, Lot 1B, Parcel 445, Lot 2A, & Parcel 443, Lot E1, Tax District 10, R-4 General Residential District, Ocean 8 Group, LLC, owner / Vista Design, Inc. engineer.

IV. RLG – Major site plan review

Proposed construction of a new 13,600 sq. ft. boat construction building, create contractor storage and material laydown areas and construct the associated support infrastructure of roads, well, septic, drainage and stormwater management components. Located at 13053 Old Stage Road, on the westerly side of Old Stage Road, approximately 430 feet south of Hammond Road, Tax Map 9, Parcel 59, Tax District 05, I-1 Light Industrial District, RLG Properties, LLC, owner / Vista Design, Inc., engineer.

V. Ewell Roadside Stand – Administrative Waiver Site Plan Review Code Requirement Waiver Request

1920 square foot building to be used for a roadside stand with incidental meat sales. Located at 9115 Croppers Island Road, at the northeastern intersection of Croppers Island Road and MD Rt. 113, Tax Map 40, Parcel 93, Tax District 04, A-1 Agricultural District, Robert Ewell, owner.

VI. Miscellaneous

VII. Adjournment