



ST. MARY'S COUNTY PLANNING COMMISSION
AGENDA

6:30 P.M. Monday, January 14, 2019
St. Mary's County Governmental Center
Chesapeake Building Public Meeting Room
Located at 41770 Baldrige Street, Leonardtown, Maryland

- I. Call to Order
- II. Agenda Review/Additions – Deletions
- III. Review/Approval of Minutes
- IV. Public Hearing

1. CONCEPT SITE PLAN #18-13200005, RIVER'S CREST K-9 SERVICES

(Zoning Ordinance 10-02) (Use #41, Animal Boarding; #43, Animal Sales and Service)

OWNER: Sheral A. and Joseph A. St. Clair

AGENT: Shawn Cathcart

LOCATION: 38520 Ah Ha Lane, Avenue MD 20609

TM-0031 GRID-0019 PAR-0299 ED-07 TAX ID-038658

LAND USE: Rural Preservation

ZONING: Rural Preservation District

ACREAGE: 34.24

ACTION REQUESTED: Review of a Concept Site Plan for a canine boarding and training facility.

Click [HERE](#) for the Staff Report

Click [HERE](#) for the Site Plan

2. CONCEPT SITE PLAN # 18-13200013, SOUTHSTAR REDEVELOPMENT

(Zoning Ordinance 1974) (Restaurant, Automobile Filing Station, Car Wash, Candy & Ice Cream Store, Food Store, Grocery Store)

OWNER: Southstar Limited Partnership

AGENT: St. John Properties

LOCATION: 23344 Three Notch Rd, California MD 20619

TM-0034 GRID-0010 & 0015 PAR-0433 & 0521 ED-08 TAX ID-009848 & 009856

LAND USE: Industrial Areas

ZONING: Industrial, I / AE / PUD-IP

ACREAGE: 6.77

ACTION REQUESTED: Review of a Concept Site Plan for a 5,376s.f. convenience store, 1,248s.f. car wash, 5,280s.f. fuel canopy, 5,520s.f. restaurant and 8,520s.f. restaurant.

Click [HERE](#) for the Staff Report

Click [HERE](#) for the Site Plan

Click [HERE](#) for the Renderings

Click [HERE](#) for the Traffic Impact Study

V. Election of Officers

VI. Discussion

3. **Lexington Park Development District Master Plan zoning map and text amendment review**
Click [HERE](#) for the **Lexington Park Development District Land Use and Zoning Reference Guide**
Click [HERE](#) for the **St. Mary's County Comprehensive Zoning Ordinance Draft of Schedule 50.4, Use Classifications, Use Types and Location within Zoning Districts.**

VII. Adjournment

The next scheduled Planning Commission meeting is January 28, 2019

For more information, contact Nicholas Colvin, Department of Land Use and Growth Management at (301) 475-4200*1520 or at Nicholas.Colvin@stmarysmd.com

The meeting may be videotaped and aired live and may be rebroadcast on Cable Channel 95. To view the schedule for Channel 95, please log on to <http://www.stmarysmd.com/broadcast.asp>.