

MINUTES

Baltimore County Planning Board Meeting

June 20, 2024

Contents

Call to Order, Introduction of Board Members, Pledge of Allegiance, and Announcements

Review of Today’s Agenda

Minutes of the May 16, 2024 Meeting

Item for Introduction

- 1. Cycle 42 Water Supply and Sewerage Master Plan Amendment

Other Business

- 2. Report from the June 13, 2024 Meeting of the Landmarks Preservation Commission
- 3. Recent County Council legislation of interest to the Board:
 - a. Bill 31-24 – Adequate Public Facilities – Overcrowded School Districts
 - b. Bill 32-24 – Zoning Regulations – R.A.E. 1 Zone – Location Requirement Relative to Business Zones
 - c. Bill 33-24 – County Charter – Baltimore County Planning Board – Confirmation of Appointees by County Council
 - d. Bill 37-24 – Community Reinvestment and Repair Commission: and Community Reinvestment and Repair Special Revenue Fund
 - e. Bill 38-24 – Comprehensive Zoning Map Process (CZMP) – Withdrawal of Issues
 - f. Bill 39-24 – Zoning Regulations – Elderly and Senior Housing Overlay District
 - g. Resolution 28-24 – 2023 Triennial Review – Baltimore County Water Supply & Sewerage Plan
 - h. Resolution 33-24 – Reclassify county-owned land as public park land – Perry Hall and Carney areas

Adjournment of the Board Meeting

Appendices

Appendix A Cycle 42 Water Supply and Sewerage Master Plan Amendment Staff Presentation

Note: A copy of the appendices is located in the official digital Planning Board files.

**Baltimore County Planning Board Meeting Minutes
June 20, 2024**

Call to Order, Introduction of Board Members

Chairwoman Hafford called the meeting to order at 4:00 PM and welcomed everyone. A roll call to account for the members of the Board was conducted. Through the meeting, the following Board members were:

Present	Absent
1. Ms. Nancy Hafford, Chair 2. Mr. Peter Arrey 3. Ms. Beverly German 4. Mr. S. Chris Haffer 5. Mr. Steven Heint 6. Mr. Shafiq Hinton 7. Mr. C. Scott Holupka, Vice Chairman 8. Mr. Derick Johnson 9. Mr. Wayne McGinnis (Arrived at 4:09 PM) 10. Mr. Howard Perlow 11. Ms. Cathryn Pinheiro 12. Mr. Todd Warren 13. Ms. Cathy Wolfson	1. Ms. Emily Brophy 2. Mr. Mark Heckman

Attending County staff included: Mr. Steve Lafferty, Ms. Amy Mantay, Ms. Jenifer Nugent, Ms. Krystle Patchak, Ms. Courtney Rachuba, and Ms. Taylor Bensley, all of the Department of Planning; and Mr. Andrew Brown and Ms. Jeanette Applauso of the Department of Public Works and Transportation.

Review of Today’s Agenda

Ms. Bensley reported there were no changes to the Tentative Agenda published June 13, 2024.

Minutes of the May 16, 2024 Meeting

Chairwoman Hafford asked the Planning Board members if they had any changes to the May 16, 2024 Minutes. Hearing none, Chairwoman Hafford called for a motion to approve the Minutes as drafted. Mr. Warren moved to approve the Minutes as drafted. Ms. Wolfson seconded the motion, which passed at 4:02 PM with affirmative votes being cast by Mr. Arrey, Ms. German, Mr. Haffer, Mr. Heint, Mr. Hinton, Mr. Holupka, Mr. Johnson, Mr. Perlow, Ms. Pinheiro, Mr. Warren, and Ms. Wolfson. There were no dissenting votes.

Item for Introduction

1. Cycle 42 Water Supply and Sewerage Master Plan Amendment

Chairwoman Hafford informed the Board that the first item on the agenda was a presentation by Mr. Andrew Brown of the Baltimore County Department of Public Works and Transportation on the Cycle 42

Water Supply and Sewerage Plan Amendment. She explained that after the introduction, she would call for a motion to set a public hearing on the matter. She then welcomed Mr. Brown.

Mr. Brown began his presentation by introducing himself as a member of the Sewer Design section of the Department of Public Works and Transportation (DPWT). He then provided the Board with an overview of the Water Supply and Sewerage Plan Amendment process, explaining that the process ran approximately one year (May to April), and included review by various County agencies, the Planning Board, the County Executive, the County Council, the Maryland Department of Planning, and the Maryland Department of the Environment. Mr. Brown continued by providing definitions on water and sewer designations, explaining that S-1, existing service area, and S-6, areas of future consideration, were the two definitions relevant to the singular Cycle 42 petition.

Mr. Brown then provided information on Cycle 42 Petition 24-01, which was for 5301 Keech Road in Halethorpe. He explained that the site had existing water service and an existing gravity sewer, but no existing sewer service. The Petitioner was requesting a change from S-6, areas of future consideration, to S-1, existing service area. He then stated that additional information would be provided at the July 18th Public Hearing, and advised he was available for any questions.

Chairwoman Hafford thanked Mr. Brown for his presentation and opened the floor up for questions or comments from the Board.

Ms. Wolfson questioned if the subject site was a CZMP 2024 issue. Mr. Warren confirmed that it was CZMP 2024 Issues 1-008 and 1-009, which the Board did not support. Ms. Wolfson asked if it was appropriate for the petition to have been submitted when no decision had been made on the CZMP issue yet. Mr. Lafferty advised that the Planning Board could make a recommendation on the water and sewer petition, although both the petition and CZMP issue still had to be decided on by County Council.

With no further questions or comments, Chairwoman Hafford called for a motion to set a public hearing on the matter. Mr. Holupka moved that an in person Public Hearing be set for Thursday, July 18th, 2024 at 5:00 PM regarding the Cycle 42 Water Supply and Sewerage Plan Amendment. Mr. Warren seconded the motion, which passed at 4:10 PM with affirmative votes being cast by Mr. Arrey, Ms. German, Mr. Haffer, Mr. Heintl, Mr. Hinton, Mr. Holupka, Mr. Johnson, Mr. McGinnis, Mr. Perlow, Ms. Pinheiro, Mr. Warren, and Ms. Wolfson. There were no dissenting votes.

Other Business

2. Report from the June 13, 2024 Meeting of the Landmarks Preservation Commission

Ms. Bensley gave a report on the major actions of the Landmarks Preservation Commission at their June 13th, 2024 meeting.

3. Recent County Council legislation of interest to the Board

Ms. Bensley gave a report on the recent legislation passed by the County Council of interest to the Board, which included:

- a. Bill 31-24 – Adequate Public Facilities – Overcrowded School Districts
- b. Bill 32-24 – Zoning Regulations – R.A.E. 1 Zone – Location Requirement Relative to Business Zones
- c. Bill 33-24 – County Charter – Baltimore County Planning Board – Confirmation of Appointees by County Council

- d. Bill 37-24 – Community Reinvestment and Repair Commission: and Community Reinvestment and Repair Special Revenue Fund
- e. Bill 38-24 – Comprehensive Zoning Map Process (CZMP) – Withdrawal of Issues
- f. Bill 39-24 – Zoning Regulations – Elderly and Senior Housing Overlay District
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Mr. Lafferty explained that Bill 31-24 was vetoed by the County Executive, who cited a number of concerns with the Bill, including that BCPS had not been involved in its formation, possibly causing issues with the County’s affordable housing agreement with the State, and possibly violating the County Charter. Mr. Lafferty noted that the County Executive was in conversations with County Council to come up with a new Bill/solution and that he was not opposed to the premise of the Bill, but thought it could be clearer.

Mr. Lafferty then reiterated that Bill 33-24 involved requiring all Planning Board members be confirmed by County Council and established term limits, and that it would apply retroactively to all Planning Board members if the Charter amendment was approved. He continued that Board members over the established term limit would have to step down from the Board 30 days after the Charter amendment was adopted, and that Board members would not be able to serve out their terms.

Adjournment of the Board Meeting

Chairwoman Hafford called for a motion to adjourn the meeting. Mr. Warren moved to adjourn the meeting. Mr. Heidl seconded the motion, which passed at 4:24 PM with affirmative votes being cast by Mr. Arrey, Ms. German, Mr. Haffer, Mr. Heidl, Mr. Hinton, Mr. Holupka, Mr. Johnson, Mr. McGinnis, Mr. Perlow, Ms. Pinheiro, Mr. Warren, and Ms. Wolfson. There were no dissenting votes.

The meeting adjourned at 4:24 PM.
