

MINUTES

Baltimore County Planning Board Meeting

February 17, 2022

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Adjournment of the Board Meeting

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Appendices

**Appendix A Presentation:** Department of Public Works and Transportation Staff – Basic Services Maps

**Appendix B Presentation:** Department of Public Works and Transportation Staff – Transfer Station Amendment to the Solid Waste Plan – 7600 Rolling Mill Road

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

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Minutes

February 3, 2022

Call to Order, Introduction of Board Members

Chairwoman Hafford called the meeting to order at 4:30 p.m. and welcomed everyone. A roll call to account for the members of the Board was called and the following members were:

| <u>Present</u>              | <u>Absent</u>          |
|-----------------------------|------------------------|
| 1. Ms. Nancy Hafford, Chair | 1. Mr. Henry Callegary |
| 2. Mr. Robert Schweitzer    | 2. Mr. George Fotis    |
| 3. Ms. Cathryn Pinheiro     |                        |
| 4. Mr. C. Scott Holupka     |                        |
| 5. Mr. Derick Johnson       |                        |
| 6. Ms. Cathy Wolfson        |                        |
| 7. Mr. Wayne McGinnis       |                        |
| 8. Mr. Mark Heckman         |                        |
| 9. Mr. Steven Heintl        |                        |
| 10. Mr. Howard Perlow       |                        |
| 11. Mr. Todd Warren         |                        |
| 12. Mr. Peter Arrey         |                        |
| 13. Ms. Beverly German      |                        |

County staff present included Steve Lafferty, Amy Mantay, Jen Meacham, Jen Nugent, Ngone Diop, Krystle Patchak, Taylor Bensley, Marsha Tracey, Brett Williams, Austin Broderick, Kris Weaver and Myles Muehlberger from the Department of Planning.

Ed Blades from the Department of Budget and Finance.

Lisa Eicholtz, Erin McKenna-Streyle, Dave Bayer, Kristoffer Nebre, Jeannette Applauso, Anthony Russell and Richard Keller from the Department of Public Works and Transportation.

**Review of Today’s Agenda**

Chairwoman Hafford asked staff if any changes were made to the agenda. There were no changes to the agenda.

**Minutes of the February 3<sup>rd</sup>, 2022 Meeting**

Chairwoman Hafford asked the Planning Board members if they had any changes regarding the minutes from the February 3<sup>rd</sup>, 2022 meeting. No changes were proposed and the Chair entertained a motion to accept the draft minutes. Mr. Warren made the motion, seconded by Mr. Heckman and passed unanimously at 4:33 p.m.

**Item for Discussion and Vote**

1. Basic Services Maps

Chairwoman Hafford introduced Ms. Erin McKenna-Streyle from the Baltimore County Department of Public Works and Transportation.

Ms. McKenna-Streyle had no further information to add.

Questions were requested from the Board Members.

Mr. Warren: Five (5) months ago, the Planning Board heard information on sewer lines on the East side, is that included in this information.

Mr. Bayer: No that is not included in this.

With no further questions, Chairwoman Hafford called for a motion for the adoption of the Basic Services Maps.

Mr. Holupka offered: **Be It Moved That**, the Baltimore County Planning Board recommends the adoption by the County Council of the 2022 Basic Services Maps for Public Water, Public Sewerage, and Transportation per the Memoranda as submitted by the Director of the Department of Public Works and Transportation at the January 20, 2022 Planning Board Meeting. The motion was seconded by Mr. Warren and a roll call was made with all present Members voting in favor of the motion and passed by the Board.

**Other Business**

1. Report from the February 10, 2022 meeting of the Landmarks Preservation Commission: was provided by Ms. Bensley.

Following the report, Chairwoman Hafford thanked Ms. Bensley.

2. Recent County Council legislation of interest to the Board: Ms. Tracey gave a report on the recent legislation passed by the County Council, of interest to the Board.
  - a. Resolution 3-22 Adoption of the Baltimore County Multi-Hazard Mitigation Plan

A resolution to adopt the Baltimore County Multi-Hazard Mitigation Plan. The Federal Disaster Mitigation Act of 2000 requires the County to have an approved Multi-Hazard Mitigation Plan in order to participate in certain Federally funded programs. The Plan is available in its entirety on the County Council website.

Following the report, Chairwoman Hafford thanked Ms. Tracey.

**Adjournment of the Board Meeting**

Chairwoman Hafford called for adjournment of the Board Meeting. A motion was offered by Ms. Wolfson and seconded by Mr. Warren and passed unanimously, ending the meeting at 4:40 p.m.

**Baltimore County Planning Board Public Hearing  
February 17, 2022**

**Call to Order, Introduction of Board Members, and Remarks on Procedure by Chair**

Chairwoman Hafford called the meeting to order at 5:00 p.m. The following members were:

| <u>Present</u>              | <u>Absent</u>          |
|-----------------------------|------------------------|
| 1. Ms. Nancy Hafford, Chair | 1. Mr. Henry Callegary |
| 2. Mr. Robert Schweitzer    | 2. Mr. George Fotis    |
| 3. Ms. Cathryn Pinheiro     |                        |
| 4. Mr. C. Scott Holupka     |                        |
| 5. Mr. Derick Johnson       |                        |
| 6. Ms. Cathy Wolfson        |                        |

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|------------------------|--|
| 7. Mr. Wayne McGinnis  |  |
| 8. Mr. Mark Heckman    |  |
| 9. Mr. Steven Heintz   |  |
| 10. Mr. Howard Perlow  |  |
| 11. Mr. Todd Warren    |  |
| 12. Mr. Peter Arrey    |  |
| 13. Ms. Beverly German |  |

County staff present included Steve Lafferty, Amy Mantay, Jenifer Nugent, Jennifer Meacham, Ngone Diop, Krystle Patchak, Taylor Bensley, Marsha Tracey, Myles Muehlberger, Kris Weaver, Austin Broderick and Brett Williams from the Department of Planning. Mr. Richard Keller from the Department of Public Works and Transportation.

**Item for Public Hearing**

**1. Transfer Station Amendment to the Solid Waste Management Plan – 7600 Rolling Mill Road**

Chairwoman Hafford welcomed everyone and introduced Mr. Richard Keller of the Baltimore County Department of Public Works and Transportation (DPWT). On February 3, 2022, Mr. Keller introduced the Transfer Station Amendment to the Solid Waste Management Plan – 7600 Rolling Mill Road to the Board and is here today to further present the Transfer Station Amendment.

Mr. Keller began his presentation acknowledging questions that came up on February 3<sup>rd</sup> and advised the questioned had been answered in writing. Specifics of the ten-year Solid Waste Management Plan include:

- Required by State Code
- Solid Waste plan is designed to ensure Baltimore County has a 10-year strategy in place
- Must have adequate capacity to handle all materials generated in County for 10 years
- Maryland Department of Environment approval of plans and plan amendments

The Transfer Station Amendment will be privately financed and operated and will accept both municipal solid waste and construction and demolition material. The proposal has the accepting material being transferred to disposal sites or recovered for recycling (5% of material).

Following the public hearing tonight, DPWT will accept written comments from the public that must be received by March 24, 2022. Comments are to be directed to Mr. Anthony Russell, Jr., Deputy Director of Baltimore County Department of Public Works and Transportation. Once the comment period expires, the finalized amendment plan will go to the County Council and County Executive for review and final decisions.

Mr. Keller concluded his presentation.

Chairwoman Hafford thanked Mr. Keller and asked for questions from the Board.

With no questions from the Board, Chairwoman Hafford called on those who signed up to speak:

Mr. Jack Haden: Thanked the Board for the opportunity to speak. He shared a picture of the property at 7600 Rolling Mill Road. The original 7 acres of the property has been divided and I have 2.2 acres that will become 7590 Rolling Mill Road the proposed site of the transfer station. The LLC documents will be amended with the new address. Will work out of the existing building on the property. Following tonight's public hearing, it will take around six months to go through the Baltimore County process and if approved, it will have to be approved by the Maryland Department of the Environment for final permitting. Summer 2023 earliest we could be open Mr. Haden outlined his experience as a private sector Baltimore County trash hauler finding it difficult to find locations to dump their commercial trash and construction debris. Has experience running facilities like this. This is a good industrial site that is very well hidden away from the community. This is a small facility waste will come in daily loaded on truck and shipped out. Long term goal is to ship by rail. Mr. Haden concluded his presentation.

Mr. Steven Lippy: Mr. Lippy is a Baltimore County resident and Professional Engineer and certified in solid waste management. The county has three transfer stations. His questions included the following:

- What has occurred in the County that they now support private transfer stations?
- Is there truly a need for additional capacity in the County?
- Will operation of this new facility adversely affect the operation of the 3 existing facilities?
- If approved, will it set a precedent for future private transfer station companies?
- Will this waste be transferred out of the region, or state?
- Will this station benefit Baltimore City the most?
- Is this proposed station compatible with the principal goals and actions of the draft 2030 County Master Plan?

With no further speakers and no comments in the chat, Chairwoman Hafford thanked Mr. Keller for his presentation and advised that this item is tentatively scheduled for a vote at the next Planning Board meeting on March 3, 2022.

Chairwoman Hafford called for a motion to adjourn the public hearing. The motion was made by Mr. Warren, seconded by Ms. Wolfson and approved by the Board and the public hearing was adjourned at 4:56 p.m.

The Board was then reminded that the CIP Staff Recommendations would immediately follow.