

Submitted April 3, 2019  
Approved April 10, 2019

**MINUTES OF THE ROCKVILLE PLANNING COMMISSION  
MEETING NO. 10-2019  
Wednesday, March 27, 2019**

The City of Rockville Planning Commission convened in regular session in the  
Mayor and Council Chambers at 7:00 p.m.  
Wednesday, March 27, 2019

**PRESENT**

Gail Sherman – Chair

Anne Goodman

Sarah Miller

John Tyner II

**Absent:** Don Hadley  
Charles Littlefield  
Rev. Jane Wood

**Present:** Ricky Barker, Director of Community Planning and Development Services  
Eliot Schaefer, Assistant City Attorney  
Jim Wasilak, Chief of Zoning

**I. PRESENTATION**

**A. Presentation of Zoning Text Amendment TXT2019-00250, for Comprehensive Revisions to Article 18 of the Zoning Ordinance, Signs: Mayor and Council of Rockville, Applicants**

Jim Wasilak presented a summary of the text amendment application and answered questions from the Commission.

The Commission discussed pole signs, directory signs, off-premises signs in Planned Developments, and the optional sign package, and requested that images of these types of signs be incorporated into the next staff report. The Commission also asked for examples of the modifications requested from the Sign Review Board, and what code changes have been proposed to address these issues. The Commission expressed concerns about making pole signs illegal and amortizing them, and whether some incentive could be provided to assist property owners with these signs. The Commission asked that notification be provided to stake holders about the upcoming Planning Commission discussion on the sign ordinance changes.

**B. Presentation of Project Charter for Improvements to Rockville's Development and Permitting Processes: Faster, Smarter and Transparent (FaST)**

Ricky Barker presented the charter for the FaST process, which has been initiated to address improvements to the City's development review and permitting processes. The Commission noted the opportunities for staff cross training, and for creating an improved staff report.

Commissioner Goodman expressed a concern about potential weakening of the Forest and Tree Preservation Ordinance (FTPO) as part of the process.


## II. COMMISSION ITEMS

- A. Staff Liaison Report – Jim Wasilak reported that the next meeting would be on April 10. When the Commission would consider the Text Amendment for the sign code for a recommendation.
- B. Old Business –
  - 1. Proposed DRRA Ordinance – The Commission revisited this issue from the last meeting, and received a presentation from Eliot Schaefer and Ricky Barker, who answered outstanding questions from commissioners present. With this explanation, several of the commissioners expressed support for the concept of a DRRA ordinance. The Commission discussed enhanced public benefits, including whether or not a Champion project that provides an enhanced public benefit by being a Champion project also provides an enhanced public benefit within the definition of the DRRA. Not all commissioners agreed that a Champion project should be credited with providing an enhanced public benefit, but that any project should be evaluated on whether it provides an enhanced public benefit. The Commission members present stated that they had a good understanding of the proposed DRRA and some were more supportive of it than they were previously.
- C. New Business - None.
- D. Minutes – None.
- E. FYI Correspondence – None.

## III. ADJOURN

There being no further business to come before the Planning Commission, Commissioner Goodman moved, seconded by Commissioner Miller, to adjourn the meeting at 8:57 p.m. The motion was approved unanimously.

Respectfully Submitted,

  
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Commission Liaison