



*The Jewel of the Chesapeake Bay*  
**North Beach, Maryland**

---

Town of North Beach Planning Commission  
Minutes  
February 25, 2021

The meeting was called to order at 7:00 p.m. by Jerome Hansen, Chairman. In attendance was Stacy Milor, Rick Crump, Kirk Betts, Celia Molofsky, Jennifer Hummel, and Bill Heiner.

**Minute Approval**

November 19, 2020 Meeting: **MOTION** made by Kirk Betts to approve the minutes from the minutes from the November 19, 2020 meeting. Seconded by Jerome Hansen. All in favor. Motion carries.

January 28, 2021 Meeting: **MOTION** made by Kirk Betts to approve the minutes with the correction of the spelling to Celia Molofsky's last name. Seconded by Jerome Hansen. All in favor. Motion carries.

**Category I Project – 4030 1<sup>st</sup> Street**

The homeowner is requesting the approval for the construction of a detached 20x24 garage which will match the exterior of the home. **MOTION** made by Kirk Betts to approve the application as submitted with the conditions rain barrels and gutters are installed. Seconded by Bill Heiner. All in favor. **Motion carries.**

**Zoning Map and Text Amendment - Review of "draft" definitions**

Mrs. Jennifer Hummel and Ms. Celia Molofsky worked together to provide the "draft" definitions for bars, brewpubs, etc. The Commission would like additional time to review, and a Planning Commission Work Session was recommended for this review.

**Review of Article 3 from the North Beach Zoning Ordinance**

Rick Crump, Zoning Administrator provided recommendations to Article 3. The Planning Commission Members would like to discuss further at a Planning Commission Work Session.

**The Work Session was set for Saturday, March 13, 2021 at 9:00 a.m.**

Meeting closed at 8:15p.m. upon motion made by Kirk Betts; seconded by Celia Molofsky. All in favor. Motion carries.

