



**Town of Easton/Talbot County
Joint Planning Commission Meeting
Poplar Hill Supplemental Growth Allocation
Tuesday, April 4, 2023 – 5:30 PM
40 E. Dover Street, Avalon Theater**

This meeting will be live streamed to the MCTV YouTube channel:

[youtube.com/midshorecommunitytelevision](https://www.youtube.com/midshorecommunitytelevision)

It will also be rebroadcast at a later time on MCTV: Channel 15 on Easton Cable.

1. Call to Order

2. New Business

- a. **Applicant:** 501 SHR, L.C.
 Agent: Ryan Showalter, MDSW
 Location: Oxford Road, Poplar Hill
 Tax Map 42, Grid 004, Parcel 0057

 Zoning District: R-10A
 Request: The applicant is seeking a recommendation from the Planning Commission to the Town Council for the granting of supplemental growth allocation from Talbot County for the purpose of reclassifying approximately 65.977 acres of land located in the Critical Area, designated as Resource Conservation Area to be reclassified as Intensely Developed Area. The area of land is part of a proposed Planned Unit Development that includes 456 residential units, a commercial area consisting of two office buildings and two retail buildings, a public park to be dedicated to the Town of Easton, community open space, walking trails, two community clubhouses and swimming pools, and a satellite fire department building.

3. Adjournment