



Planning Commission MEETING AGENDA

Thursday, March 20, 2025 - 1:00 PM
Council Chambers, Easton Town Office
14 S Harrison Street

1. Call to Order

2. Approval of Minutes

- a. Approval of the draft Decision Summary from the February 20, 2025 meeting.

3. Old Business

- a. **Application Number:** 2023 - 0989
Applicant: Far Eastern Shore Winery
Location: 8370 & 8374 Ocean Gateway
Tax Map 0103, Grid 00EA, Parcel 2952
Zoning District: CG
Request: Amendment to a previously approved master signage plan for a free-standing sign located on a multi-building property.

4. New Business

- a. **Application Number:** 2025 - 1408
Applicant: Rauch Inc.
Location: 9095 Mistletoe Drive (Easton Volunteer Fire Dept.)
Tax Map 0025, Grid 0016, Parcel 0138, Lot 8
Zoning District: I
Request: Supplemental waiver request from Section 28 - 1014.7.A.1, the minimum bufferyard requirements for all intense land uses.
- b. **Application Number:** 2025 - 1369
Applicant: Lane Engineering LLC
Location: 28580 Mary's Court (Somerset Well Drilling)
Tax Map 0025, Parcel 0046, Lots 16 & 20

Zoning District:

BC

Request:

Sketch site plan approval for the addition of two (2) pole buildings with associated stormwater management facilities and other facility improvements.

c. Application Number:

2025 - 1391

Applicant:

Lane Engineering LLC

Location:

8275 Ocean Gateway

Tax Map 0103, Grid 00EA, Parcel 2861

Zoning District:

CG

Request:

Architectural approval for the redevelopment of the existing property and structure to be converted to a fast-food establishment (Zaxbys). The Applicant is also seeking a supplemental waiver from the minimum landscaping and bufferyard requirements of Section 28-1014.6.E and Section 28-1014.7.E of the Zoning Code.

5. Discussion Item

- a. Pattern Books and Design Guidelines: A discussion with Jay Corvan on developing and incorporating a pattern book for development.

6. Adjournment