

**MIDDLETOWN PLANNING COMMISSION**  
**31 West Main Street**  
**Middletown, Maryland**

**Planning Commission Minutes**

**Regular Meeting**

**January 21, 2013**

The regular meeting of the Middletown Planning Commission took place on Monday, January 21, 2013 at 7:00 p.m. at the Middletown Municipal Center, 31 West Main Street, Middletown, MD 21769. Those present were Chairman Mark Carney, Commission members David Lake, Bob Smart, Bob Miller, Commissioner Chris Goodman, Rich Gallagher, Ron Forrester, Staff Planner Cindy Unangst and Director of Operation's and Construction Bruce Carbaugh.

**I Regular Meeting Minutes of December 17, 2012** – By general consent the Commission approved these minutes.

**II PLAN REVIEW**

***Coblentz Property Master Plan Amendment*** – The following was discussed:

SWM Facility #2 adjacent to Lots 71 and 72 will be constructed in Phase 4.

State that a minimum of 75% of the homes that front and directly abut Green Street shall contain some type of front covered porch.

Shared driveway for lots 71 and 72 will remain.

Asphalt pathway to the Elementary School.

Eliminate the offset intersection design.

Curb, gutter and sidewalks be provided at all road frontages.

Mr. Smart motioned to recommend this master plan with the modification that curb and gutter be installed along E. Green St. frontage, seconded by Mr. Lake. Motion passed 4 – 0 -1 (Commissioner Goodman abstained).

***Coblentz Property Preliminary Plans*** – Have not received comments from ARRO Engineering, discussion will continue at the February 18 meeting.

***Coblentz Property Preliminary Forest Conservation Plan*** – Mr. Lake motioned to accept this Preliminary Forest Conservation Plan, seconded by Mr. Smart. Motioned passed 5 – 0.

***Washington Gas Line/Cone Branch Walking Path Plans*** – The Gas Line will run from the primary school, across Linden Blvd and cross Green Street and will be on the West side of Cone Branch creek. The Commission feels lighting should be addressed. Mr. Miller motioned to approve these plans, seconded by Mr. Smart. Motioned passed with 4 – 0 - 1 vote (Commissioner Goodman abstained).

**III ZONING**

Mr. Lake mentioned a vehicle is being parked on the lawn across from Schoolhouse Dr. It was noted that this is temporary and work is being done.

**IV ELECTION OF OFFICERS**

Staff Planner Cindy Unangst opened the floor for nomination for Chairman and Vice Chairman.

Bob Smart motioned to appoint Mark Carney as Chairman, seconded by Bob Miller and passed with a 6-0-1 vote (Mr. Carney abstained).

Mark Carney motioned to appoint David Lake as Vice Chairman, seconded by Bob Miller and pass with a 6-0-1 vote (Mr. Lake abstained)

**V PUBLIC COMMENTS – No comments**

Meeting adjourned at 8:00 P.M.

Respectfully submitted,

Christine H. Moore  
Administrative Assistant