

MIDDLETOWN PLANNING COMMISSION
31 West Main Street
Middletown, Maryland

Regular Meeting

August 21, 2023

The regular meeting of the Middletown Planning Commission took place on Monday, August 21, 2023, at 7:00 p.m. via in-person and Lifesize. Those present (quorum) were Commission Chairman Mark Carney, Commission members Eric Ware, Sean Mahar, Christopher Mills, Alternate Lori Summers, Temporary Alternate Dave Hiller and Town Board Liaison Jean LaPadula. Others present in official capacity: Cindy Unangst (Staff Planner), Jen Rhinaman (Recording Secretary). Diana Corl was present via LifeSize.

AUGUST MONTHLY PLANNING COMMISSION MEETING:

- I. PUBLIC COMMENT-** None.
- II. Minutes of July 2023 Planning Commission Workshop** -Approved as submitted.
Minutes of July 2023 Planning Commission Meeting - Approved as submitted.
- III. PLAN REVIEW** – None
- IV. ZONING** – None
- V. COMPREHENSIVE PLAN UPDATE:**

Comprehensive Plan as of August 18, 2023 – Cindy Unangst, Staff Planner, reviewed minor grammatical errors that need to be changed for chapters 1 through 8. There was a discussion regarding chapter 4 to change the wells number to 23 instead of 20. There was discussion to change the verbiage of “figure” to the word “map” in each chapter when referencing the maps that follow the chapters. There was discussion for chapter 5, page 5-4 to update the information that the Broad Street Project is completed, and that the Linden Boulevard project is upcoming. There was also discussion in chapter 5, page 5-8, that “the service on the Middletown Shuttle per the TDP is likely to generate approximately 2500 trips per year” needs to be removed. Commission Chairman Mark Carney stated that Figure 7-1 in chapter 7 needs to have the lines moved to the background. There was also discussion that the date on the bottom of page 7-6 of chapter 7 of July 2022 needs to be changed to December 2021. Commission Chairman Mark Carney also stated that all the strategic plan goals and objectives for housing, community facilities, sustainability, transportation, and water resources need to be labeled as action plans. (Housing action plan, etc.) Commission Chairman Mark Carney stated that the new logo for Middletown should be on the front cover page and all pages should have a DRAFT watermark on them. There was also discussion regarding the upcoming open house in the fall. Commission Chairman Mark Carney stated to bring the Comprehensive Plan up to form for the agencies to review and change anything in the future after the public hearing and the comments from the agencies and the Town Board. Cindy Unangst, Staff Planner, questioned what specific changes

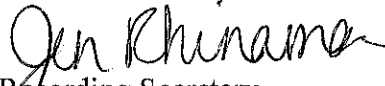
from the Town Board need to come back to the Planning Commission. Commission Chairman Mark Carney stated that only substantial changes or if the Town Board wants something deleted needs to be reviewed by the Planning Commission. Commission Chairman Mark Carney also stated that the maps need to be included for the upcoming review.

VI. MISCELLANEOUS: Cindy Unangst, Staff Planner stated that Green Street Flats is ready for signature so that the project can move forward. Cindy Unangst, Staff Planner stated that the lights at Memorial Hall need to be left on at night to be reviewed by the Planning Commission. The Planning Commission set a date for Wednesday, August 30th at 8:30 to view the lighting.

VII. Additional Public Comment — None

The meeting was adjourned at 8:00 P.M.

Respectfully Submitted,
Jen Rhinaman,


Recording Secretary