

M I N U T E S

The Kent County Planning Commission met in regular session on Thursday, March 4, 2010, in the County Commissioners' Hearing Room at 400 High Street, Chestertown, Maryland, with the following members in attendance: Elizabeth Morris, Chairman, F. Joseph Hickman; Rev Ruben Freeman; Pat Langenfelder; William Sutton; Roy Crow, Ex Officio Member; Gail W. Owings, Planning Director; Carla Gerber, Community Planner; Amy Moredock, Environmental Planner; G. Mitchell Mowell, Planning Commission Attorney, and Kim Dixon, Secretary.

PUBLIC HEARING

Ms. Morris opened the Public Hearing at 1:30 p.m.

A Public Hearing was held regarding the Priority Preservation Area Element. Carla Gerber stated no comments were received following the February 18, 2010, meeting. She stated the draft presented to the Planning Commission meets the requirements. Mr. Sutton stated he thought this document was very well done. There were no comments from the audience.

Mr. Sutton made a motion to send a favorable recommendation to the County Commissioners regarding the Priority Preservation Area Element citing:

- This is a workable document.
- There is a strong vision for the future.
- This document will need to be updated as the Comprehensive Plan is updated.

The motion was seconded and approved unanimously.

Ms. Morris closed the Public Hearing.

MINUTES

The Minutes of the February 4, 2010, meeting were approved with minor adjustments.

ELECTION OF OFFICERS

Mr. Mowell asked for nominations for Chairman. Mr. Hickman made a motion to elect Elizabeth Morris as Chairman. Reverend Freeman seconded the motion. Ms. Morris was unanimously reelected as Chairman.

Ms. Morris asked for nominations for Vice Chairman. Reverend Freeman made a motion to elect Bill Sutton as Vice Chairman. Ms. Langenfelder seconded the motion. Mr. Sutton was unanimously reelected as Vice Chairman.

APPLICATIONS FOR REVIEW

Gene and Nancy Foehl – Setback Variance – The applicant requested to be removed from this agenda and placed on the April 1, 2010, agenda.

STAFF REPORTS

Amy Moredock – Ms. Moredock stated new buffer regulations were promulgated by the Critical Area Commission and will take effect on Monday, March 8, 2010. The changes include minor and major buffer management plans, mitigation requirements, as well as planting stock sizes established the State.

Carla Gerber – The Census forms have begun to arrive in homes.

Mitch Mowell – Mr. Mowell had nothing to report.

Gail Owings – Ms. Owings stated the Forest Conservation Act fee may be increasing again. She also said the Stormwater Management Act adopted last year will require an amendment to the Land Use Ordinance. She said MDE is currently working on legislation that would add flexibility to the rules.

General Discussion:

Mr. Hickman asked if the County was still monitoring zoning violations by district. Ms. Owings stated they are not because it appeared that when they focused on one area, another area seemed to need more attention.

There being no further business the meeting was adjourned at 1:58 p.m.

Elizabeth Morris, Chairman

Kim Dixon, Secretary