



Audio recordings of the Economic and Tourism Development Commission meetings can be found on the Recordings Tab.

September 14, 2022

Commission Members Present: Charlie Athey, Paula Reeder, Dick Story, Sandy Scott, and Rob Thompson

Commission Members Absent: Aaron Bramble and Tracey Williams

Also in Attendance: Jana Carter, Tourism Manager, Dawson Hunter, Housing and Community Coordinator, Shalyn Boulden, Administrative Specialist, Economic and Tourism Development; and Bill Mackey, Director, Planning, Housing, and Zoning

At 2:58 p.m. Mr. Story called the meeting to order. Mr. Story requested a motion to approve the minutes from August 10, 2022, meeting. On a motion by Mr. Thompson and seconded by Ms. Reeder, August 10, 2022, minutes were unanimously approved.

Mr. Mackey shared Everton Industrial has applied for a major site plan to construct two flex office/warehouse buildings. Each building is proposed to be 256,666 square feet with associated parking and loading dock space. The property is located alongside US 301, accessed by Edge Road, and described as Map 31, Parcel 6-1. The property is zoned Employment Center (EC). Millington Crossing Associates One has applied for a minor subdivision of Map 31, Parcel 6-1 to create the lots for the flex office/warehouse project. The overall property is zoned Employment Center (EC), Resource Conservation District (RCD), and Agricultural Zoning District (AZD).

The Animal Care Shelter of Kent County has applied for a site plan amendment that would replace the proposed cat silo and enrichment building with a lower-cost metal structure at 10168 Worton Road. Staff is referring the matter to the Planning Commission and encouraging the Animal Care Shelter to reconsider their proposal and find savings elsewhere in the project.

The Wharf at Handy's Point applied for minor site plan review to remove an existing office and bathhouse and to construct a new bathhouse at 23150 Green Point Road, zoned Marine (M). Zebulon Blyman applied for a minor site plan to remove a portion of one building and build a 2,544-square-foot addition to an historic structure at 10700 Worton Road, zoned Village (V). Federal Hill Farm has applied for a special exception and concept site plan review for the adaptive reuse of a historic structure. The structures for adaptive reuse are an historic barn and granary to be utilized for the sale of pre-cut Christmas trees and other holiday-related items. The property is at 32762 Galena Sassafra Road, zoned Rural Residential (RR) and Resource Conservation District (RCD).

The Comprehensive Rezoning and Update Task Force will be meeting on Wednesday, September 28, 2022, at 6 p.m., to receive and review recommendations by the consultant

ZoneCo on proposed changes to the Land Use Ordinance and to review its recommendations on specific text changes that were reviewed at the meetings on May 25 and July 27, 2022.

Dr. Karen Couch, Superintendent Kent County Public Schools (KCPS), shared KCPS secured a LEADS grant for \$6,500,000 to be used for Science of Reading, Grow Your Own, High Quality School Day Tutoring, and staff support and retention. KCPS enrollment is down 51 students, Pre-K enrollment can now be included in funding formula which added thirty students to the calculation. The cost to replace Kent County Middle School is estimated at \$51,000,000 which will be shared between Kent County and the State of Maryland. Listening sessions are scheduled for October 12, 18, and 19 2022, to provide information about replacement options.

Ms. Boulden provided a department update. Jamie Williams, Ms. Wright and Ms. Boulden toured the new Animal Care Shelter of Kent County. The Maryland Manufacturing 4.0 Grant is accepting applications until October 7, 2022. This grant is for manufacturing businesses with under 150 employees to invest in new technologies, machineries, or robotics. Economic and Tourism Development collaborated with Washington College to create an information display in Hodson Hall for students and families. Ms. Boulden shared copies of advertisements that will appear in the Tidewater Trader's annual hunt issue. hotDesks Chestertown is being managed by Economic and Tourism Development and the website has been updated.

Ms. Carter provided a tourism update. Visit Annapolis was awarded a technical assistance grant to aid the investigative process for a passenger ferry project that would service Annapolis and different points around the Chesapeake Bay. Television advertising opportunities are being explored with additional funding from the State of Maryland with a focus on holidays, restaurants, outdoor recreation, and arts and entertainment. Holiday focused print advertisements will appear in the November and December issues of County Lines magazine. Maryland Road Trips has highlighted Kent County with a listicle style advertisement.

Mr. Hunter shared the transportation app is now available and ready. The County applied for a \$15,000 grant to continue the shuttle service after October 8, 2022, through the Health Department Disparities Grant. A conference was held on homelessness to coordinate services.

There being no further business, a motion was made by Mr. Thompson, seconded by Mr. Athey, and carried unanimously to adjourn the meeting at 4:12 p.m. The Commission agreed to meet again on Wednesday, October 12, 2022, at 3:00 p.m. in the Commissioners' Hearing Room.

Respectfully Submitted,

Jamie L. Williams, CEcD, Director