



Planning & Zoning Commission
Minutes
Thursday, September 8, 2011

Call to order 7:00 p.m. By; Howard Edwards, Chairman

Present:

Sandy Puccerelli	Vice-Chair
Dennis Kimble	Liaison Town Council
Linda Spoales	Board Member
Donna Fallow	Board Member
Mike Davies	Board Member
Bruce Galloway	Zoning Administrator
Winslow Burhans	Mayor

Administrative Business:

Minutes

Motion made by: Dennis, to accept the minutes.

Seconded by: Sandy

All in favor

HDC/ARC Liaison Report:

No representation from Planning and Zoning attended.

P&Z Board member to attend HDC/ARC Sept. 13, 2011

Howard Edwards will attend the September 13, 2011 meeting.

Public Hearing: Supplement to the 2010 Master Plan

On August 23, 2011 the notice of the Planning and Zoning Public Hearing was advertized in the Frederick News Post and reads as follows:

The Planning and Zoning Commission of The Town of New Market will conduct a public hearing on Thursday, September 8, 2011 at 7:00 p.m. at New market Town Hall, 39 West Main Street, New Market, MD for the purpose of receiving public comment on a proposed amendment to the Town's Comprehensive Plan.

Pursuant to Title 3 of Article 66B of the Maryland Annotated Code, the Commission has before it for consideration a recommendation to the Mayor and Council to amend the Municipal Growth Element of the Town's Comprehensive Plan, and the

Plan generally, to address various comments and recommendations received from planning agencies and others concerning the municipal growth element of the comprehensive Plan, and the comprehensive Plan generally.

The proposed amendment addresses various matters to be considered in a local comprehensive plan and municipal growth element under Article 66B, Section 3.05.

The complete text and content of the proposed amendment may be reviewed at Town Hall between 8:00 a.m. and 3:30 p.m., Monday through Thursday, and 10:00 a.m. on Friday. Copies of the proposed amendment may be obtained for the customary copying fee. Special accommodations for persons with disabilities will be made upon request.

Open public hearing.

Public Comments:

Bud Rossig – 17 W. Main St.

Gayla Wheeler – 75 West Main St. – New Market resident / not a member Friends of Frederick

Rick Fleshman – 2 W. Main St. – New Market resident / not a member Friends of Frederick

Bob Schaefer – Mt. Airy – Audubon Society / member of Friends of Frederick

Virginia Arnison – 11701 Barn Swallow Place – The Meadows

William Morrow – Emmitsburg, MD – Chair of Friends of Frederick

Motion made by: Donna, to close the public hearing.

Seconded by: Mike

All in favor

Old Business:

Status report on:

- Miller & Smith – Public Works Agreement’s reviewed and approved.
- Burger King – Letters of Credit are ok and posted. The public works agreement has been reviewed and need minor modifications. Still need landscaping plan
- Marley Square – No activity to report
- Royal Oaks – Public works agreement has been reviewed / letter of credit is being reviewed now for the next set of plats which will include money to do the top coat in phase 1 for the roads.

New Business:

New Market Professional Center – Condo / Mylar's – J.T. Leberz

Bill Wantz and Shawn Burnett will review.

Motion made by: Dennis, to table this until next month and also that the applicant, submit an application.

Seconded by: Sandy

All in favor

Supplement to the 2010 Master Plan

Motion made by: Donna, to put off the vote on forwarding the supplement to the Town Council until our next meeting on October 6, 2011.

Seconded by: Linda

Public comment:

Rick Fleshman – Thank you.

All in favor

Adjourn

Motion made by: Dennis, to adjourn.

Seconded by: Linda

All in favor