

MINUTES OF A MEETING OF THE PLANNING COMMISSION (WORKSHOP)
TUESDAY, MARCH 12TH, 2019

PRESENT: Chairman Rob Maricle, Vice Chairman David Parmelee, Doug Moore, Steve Jamison, Mayor and Council Liaison Rick Byrd

Staff Member(s): Town Planner / Zoning Administrator Ethan Strickler

Not Present: Rico Aiello, Carvel Wright

PRESIDING: Chairman Maricle called the meeting to order at 7:00 p.m.

Workshop Agenda Items

1) Consensus on Re-Scheduling the April Planning Commission meeting from April 23rd to April 30th

Staff and the Commission agreed it would be a good idea to change the April meeting from the 23rd to the 30th due to scheduling conflicts. Staff indicated he would make the change on the Town Public Meetings Calendar on the Town's website, as well as update the Town Staff calendar.

2) Discussion on Planning Commission Vacancy Applicants/Applications

The Commission briefly discussed the three interviewees they had at their February meeting. They talked about which candidates who were interviewed would be a good fit for the commission. They also discussed the recent resignation of longtime member Carvel Wright, and how this resignation opened up another spot on the commission. The group agreed to formally recommend a new commission member after their last scheduled interview at their April meeting (the commission still has one person to interview at that meeting). They also agreed to discuss the second vacancy at their April meeting as well.

3) 5G Small Cell Ordinance

The Commission reviewed documents related to draft aesthetic and placement standards for 5G small cell wireless facilities in the Town of Boonsboro. The draft standards are meant to accompany an ordinance the Town must pass before April 15th. The commission gave staff their input on what they would like to see in the draft guidelines. Staff indicated he would circulate a formal draft of the guidelines after the next Mayor & Council workshop because he was preparing the draft standards for that workshop. Staff noted that the Planning Commission would be able to provide written comments (via email) if they had any additional thoughts on the matter prior to the passage of the ordinance and guidelines in April.

4) 2019 Comprehensive Plan Update

The Commission and staff discussed their strategy for the next Comprehensive Plan Update, which is set to begin during the 2019 calendar year. The commission discussed a ballpark budget figure that staff should give to the Mayor & Council for outside consultant support during the development of the comprehensive plan update. They settled on \$20,000 for a reasonable budget figure, with their reasoning being that the Town spent close to \$40,000 for its last update in 2009, a full update that provided a brand new document, and that this time around there are several sections of the plan that can be updated by Staff in house without the help of a consultant. The Commission informed staff to target sections of the plan that the Town can update in house and identify other sections of the plan that need updated with the help of an outside consulting firm. The Commission agreed to continue comprehensive plan update discussions at their April meeting.

Citizens Comments

Four citizens from the Crestview neighborhood were in attendance and had questions about a recent news article they had seen in the Herald Mail that discussed the Town applying for grant funding to construct a section of Warrior Boulevard. The citizens were Tracy & Ryan Jenkins, Linda Downs, and Kristin Bowl. The citizens and the commission had a lengthy discussion about the current grant proposal, an ARC Local Access Grant project proposal to build a portion of Warrior Boulevard on the Flook Property off of Lappans Road (MD-68), and the history behind the Warrior Boulevard proposed connector road, meant to eventually connect MD-68 to MD-34 to MD-67. The citizens stated their concerns with the word bypass being used, as the word bypass has a connotation for a large, wide road handling bustling, fast traffic. They also were confused about Warrior Boulevard being constructed in other parts of the Town, as the only road currently named Warrior Boulevard is a small road section within the Crestview development. The Commission talked about the long-time frame with respect to any development in the area, particularly with respect to the completion of any proposed roads within the Town. They also clarified that there was no imminent construction of new homes or roads in the vicinity of the citizens neighborhood, and that the Town would have control over the design and build out of any new road projects within the municipal boundary (other than on the current state highways). The citizens indicated that safety and the residential feel of their development were both important. The Commission ended the discussion talking about the history of the planned road network within the Town.

Commission Members Comments

ADJOURN

Chairman Maricle declared the meeting adjourned at 8:30pm.

Respectfully submitted,

Ethan Strickler,
Town Planner / Zoning Administrator