

Denton Planning Commission

Minutes

Town of Denton

February 28, 2012

Planning Commission Members:

Doris Walls, Chairperson*
William Quick*
Sue Cruickshank*
Marina Dowdall*
Matt Breedlove*
Brian Tyler*

* Those Present
** Excused

Visitors:

Agnes Case, Town Council Member
Don Mulrine, Town Administrator

Recording:

Donna Todd

PROCEEDINGS

Call to Order:

The regular meeting was called to order by Chairperson Walls at 6:00 p.m., on February 28, 2012, at the Denton Town Office and followed by the Pledge of Allegiance.

Approval of Minutes:

The January 31, 2012, minutes were approved unanimously as presented.

Old Business #1 – 2010 Comprehensive Plan, “A Vision for Denton”: Commissioner

Cruickshank proposed the Commission review the 2010 Comprehensive Plan annually to evaluate the Commission’s goals and assess the objectives set forth in the Comp Plan.

Chairperson Walls noted one objective was to encourage commercial growth not residential growth.

Commissioner Dowdall agreed the Planning Commission should prioritize objectives and develop a checklist to achieve the goals in the Comp Plan.

The Commission will review and discuss Chapter 3, “Land Use Plan”, at the March Planning Commission Meeting and Chapter 4, “Municipal Growth Element”, at the April Planning Commission Meeting if time allows.

Don Mulrine, Town Administrator, noted staff should be reviewing the State’s mandates to regulate stormwater and how it will impact the current Comp Plan.

Other Old Business – none.

New Business #1 – Gay Street & Franklin Street: Don Mulrine discussed proposed

improvements to the Gay Street and Franklin Street traffic pattern. Mr. Mulrine referred to a concept design plan that would change Gay Street and Franklin Street to one lane and one bike lane. State Highway Administration is required to correct the sidewalks to meet the ADA compliance regulations. At this time, rain gardens can be included along Gay Street and Franklin Street sidewalks to meet the stormwater regulations mandated by the State. Gay Street and Franklin Street are State roads, and this project would be funded by the State.

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2 **New Business #2 – Amendment to Bylaws for Attendance:** Chairperson Walls
3 discussed the attendance rule. Any member that fails to attend three consecutive regular
4 meetings without being excused shall forfeit his position. Absences are excused when 24 hours
5 notice is provided prior to the meeting. All appointed Commission members have a
6 responsibility to perform their duties as a member.

7 **New Business #3 – Other/Community Gardens:** Commissioner Dowdall distributed a
8 brochure explaining the Denton Community Gardens Project. The garden will be located in the
9 Arts and Entertainment District between the rear lots of the Smith House and Hardee House and
10 the Municipal Parking lot. Funding has been received to implement this project. Several local
11 community groups are interested in volunteering to make the gardens a success. The food
12 harvested from the gardens will be distributed to local food banks.

13 **Staff Item #1 – Tax Differential Public Hearing:** The Commission was informed that a
14 public hearing for the Town tax differential is scheduled for 7:00 p.m. and town residents will
15 pay additional tax if this tax is passed by the Caroline County Commissioners.

16 **Adjournment:**

17 The meeting adjourned at 6:50 p.m.