



Townsend Special Planning Commission Agenda

October 09, 2019

Meeting @7:00PM

- I. Call to Order
- II. Opening Ceremonies
 - a. Roll Call
Troy Geiger, James Reyes, Sheryl Rojas
 - b. Pledge of Allegiance
 - c. Visitor Acknowledgement
Tom McDonald present as a visitor and not in Mayoral compacity
 - d. Announcements
No announcements
- III. Work through rezoning- Comprehensive Plan
Who writes the ordinance, PC just makes the recommendation? Town Manager will write the ordinance.

Review of updates discussed from Saturday special meeting. Starting with Section 66.698 passive and active passive chart for Middletown & New Castle County we still need information from Councilman Scott Lobdel along with a new chart of the trees. There has been a new list of trees in the updates that were just handed to us. New setbacks should handle blocking of the sidewalks.

Section 66.698 still states 10% and thought this number was to be increased. Reviewed changes are labeled correctly. Open space changes provided were not listed in our working document. 66.698(d) states that public parks should be accessible to all town residents. Another add is a natural resource plan. Lots of items in the handout needs to be updated in Section 66.698 into our working document.

Section 66.10 (38) notation about seasonal high-water table should be added. Add a section C "Letter of Nonexistence" has not been done and require final approval letter that Scott was going to provide the information.

Section 66.477 should have a section D added about 100ft center island that Middletown does. Scott sent to Troy that inside diameter of the cul-de-sac no less than 100ft. This is to allow firetrucks to turn around. TVII on East Founds does have a center island but not technically a true cul-de-sac.

Section 66.478 we also need to add a (C) which is a chart of trip counts that Scott is to provide.

Section 66.480 Street grades typo should have been corrected to .5%

Section 66.486 Street names should require the developer to get approval using the State GIS addressing office to prevent similar street names.

Section 66.583(b) #4 & #5 both changed to 1-2% with engineer approval underdrainage approved

Section 66.630 (e) tree list has not been changed to new chart is still needed from Scott.

Section 66.698 does indicate that changes were made on the document.

Section 66.790 should be the sunset provision addition was in the working document. Section 66.791-66.816 is Reserved.

Confirmed that all the setbacks were changed on the chart.

We'll start with 66.817, James will email Tom & Scott a list of missing items, Troy will post agenda for the special meeting.

IV. Citizens Comments & Participation

V. Adjournment

Planning Commission