

**TOWN OF ELSMERE
PLANNING COMMISSION
MEETING MINUTES
March 07, 2017
6:30 P.M.**

CALL TO ORDER:

PLEDGE OF ALLEGIANCE:

MOMENT OF SILENT PRAYER FOR THOSE WISHING TO DO SO:

ROLL CALL:

CHAIRMAN	CHARLES LINDELL	PRESENT
COMMISSIONER	ROBERT ANDERSON	ABSENT
COMMISSIONER	LEON BACKER	PRESENT
COMMISSIONER	ANDREW FAVREAU	PRESENT
COMMISSIONER	SALLY JENSEN	PRESENT
COMMISSIONER	CHARLES MCKEWEN	PRESENT
COMMISSIONER	MARIANNE SKIPSKI	ABSENT

PUBLIC COMMENT:

None

APPROVAL OF MINUTES:

Approval of the Minutes from the February 07, 2017 Planning Commission meeting

ACTION: Commissioner Backer made a motion to approve the minutes from the February 07, 2017 Planning Commission meeting. The motion was seconded by Commissioner McKewen.

VOTE: 5 in favor and 2 absent Motion carried

Lindell – Yes, Anderson – Absent, Backer – Yes, Favreau – Yes, Jensen – Yes,
McKewen – Yes, Skipski – Absent

NEW BUSINESS:

None

OLD BUSINESS:

Discussion of open items in the annual update to the Comprehensive Plan

Town Manager Giles discussed Chapter 8, Recommendation 16 and Recommendation 17. Town Manager Giles stated that there is no change for Recommendation 16 except that adoption of the 2012 International Property Maintenance Code has been forwarded to the Mayor and Council for approval and that the town will be able to meet the date to complete Recommendation 17.

Chairman Lindell began the discussion related to Chapter 8, Recommendation 9, Recommendation 12 and Recommendation 13. Town Manager Giles stated that the town does not qualify as a main street, but can apply the main street principles.

For Recommendation 9, Chairman Lindell stated that there are things that the town can do on its own without being part of the main street program. Code Officer Melissa Faedtke stated that becoming part of the main street program remains a goal but, with the Kendall Café project, we can apply the same principles. Town Manager Giles stated that Seasons and Kendall Café are examples of projects that are moving towards these goals.

Commissioner Jensen asked why has there been resistance from DeIDOT. Town Manager Giles stated that the speed along Kirkwood Highway creates safety concerns.

For Recommendation 12, Chairman Lindell stated that we had a good start with the historic working group. A discussion followed about a historic district project in the future. The commissioners agreed that this item should be left open.

For Recommendation 13, Town Manager Giles discussed the possibility that a historic overlay may not be allowed unless it is specifically allowed by the state legislature but that this needs to be confirmed. Chairman Lindell spoke about intergovernmental cooperation. Town Manager Giles mentioned the town's involvement in the Delaware League of Local Governments.

Chairman Lindell spoke about looking ahead toward the next full comprehensive plan, which will be due in 2020.

ITEMS SUBMITTED BY CHAIRMAN AND BOARD MEMBERS:

None

