

GREENSBORO PLANNING COMMISSION

March 19, 2019

The meeting was opened at 7:02 pm.

In attendance: Cheryl Jones, Terri Sprouse, Don Holmes, Bill Schaffner

Also in attendance: Kevin Reichart

Staff attendance: Nicole Armour, Jeannette Delude

Audience: Debbie Pfiel & Shannon Emrich - KCI

Mr. Holmes made a motion to approve the minutes from the February 19, 2019 Meeting. Mr. Schaffner seconded the motion. All in favor, motion passed.

Old Business

Capstone Project

Ms. Jones just wanted to make note that they had a preliminary phone conference with the students from George Washington University about the analysis that they will be doing for the town.

Comprehensive Plan

Ms. Pfiel stated that she had read through the minutes and notes that Nicole had sent her and saw that the board has gotten through to Chapter 4. She noticed that they talked a lot about the Vision Plan and asked if she could get a copy of the Vision Plan. She feels that it could be integrated into the goals. She also would like to see a list of projects completed since 2008. Further stating that improvements are lessons learned, and they are accomplishments which sets you up for future funding opportunities. The next step she felt would be the questionnaire for staff and board members, and also a SWOT analysis. The more information the town and board comes up with outside of the scope, the lower the cost will be. Mr. Schaffner brought up the SWOT analysis that Capstone is doing. Ms. Delude clarified that the Focus Group is going to be more geared toward recruiting and maintaining businesses. Ms. Pfiel stated that she will be at the next meeting with some worksheets that will be "homework" for the committee. It will be their own personal SWOT analysis. It should be given to the staff and all boards and commissions. Ms. Pfiel went on to say that she has been talking with MML and Eastern Shore Regional Council about funding some or all of Comp Plans. In giving homework, it does keep the cost down for the town. Ms. Delude stated that Salisbury University will do the maps for free right now as well. Ms. Pfiel stated that is true and she knows Ridgely has used them. Ms. Jones stated that she definitely wanted to incorporate the visions into the plan. Ms. Pfiel stated that with the worksheets that will give them an idea of the assignments and projects they need to work on and she will utilize the Rotational Engineer (Shannon) as much as possible which will also keep cost to a minimum. Getting as much done in house and just leaving the writing and formatting to her would be best case scenario. Once she gets all the worksheets back she can write a clear scope and she is hoping to keep the cost under \$20,000.

Ms. Delude and Mr. Schaffner briefly discussed the Public Forum and how it was being run.

The commission then discussed census and maps with Ms. Pfiel to determine numbers and when they were updated last.

It was decided that the census numbers would be the last things added since the 2020 census was pushed back to 2022 or 2023. The comp plan updates have also been pushed back due to having to wait for those numbers. We can start formatting the tables and then all we have to do is slide the numbers in from there. Ms. Jones stated that it sounded like they were moving in the right direction, and Ms. Pfiel commented on how ahead and involved the board was. Ms. Jones thanked Debbie for her time and volunteers.

Ms. Jones stated that Ms. Delude has received a call from Mike Baldwin about possibly building in Kinnamon Meadows. He wants to build on one side and use the other portion as commercial. He will be coming back to P & Z with updated plans. A brief discussion ensued.

Someone asked what the status of Bodie's was. Ms. Delude stated that they (Bodie's) are currently fighting with the Health Department and the town will not be issuing anything until the fire marshal and health department have cleared it. Mr. Holmes stated that this situation would not be going down in other towns. The towns would be forcing the owners to do what they needed to do to reopen.

Ms. Delude stated that the PD and PW would be doing the A Walk in her Shoes for Domestic Violence event and asked if anyone on the board wanted to walk in it as well.

The board briefly discussed the Little League Parade and mentioned that the Lion's Club would be selling chicken.

Mr. Holmes motioned to adjourn the meeting. Ms. Sprouse seconded the motion. All in favor, motion passed.

The meeting was adjourned 8:01 pm.

Respectfully Prepared by Nicole Armour