

FREDERICK COUNTY PLANNING COMMISSION
Minutes of Meeting for
February 22, 2017

Members Present: Bill Hopwood, Chair; Anthony Bruscia, Vice-Chair; William Hall; Sharon Suarez, Carole Sepe, Samuel Tressler

Staff Present: David Whitaker, Chief of Comprehensive Planning; Mike Paone, Contractual Principal Planner; Dial Keju; Transportation Planner; Ethan Strickler, Agricultural Preservation Planner; Denis Superczynski, Principal Planner; Dana French, Livable Frederick Steering Committee; Kate Ange, Renaissance Planning

The meeting was called to order at 9:09 am

1. PLANNING COMMISSION COMMENTS

None

2. AGENCY COMMENTS / AGENDA BRIEFING

None

3. LIVABLE FREDERICK WORK SESSION

Mr. Whitaker opened the charrette; hoping it will result in getting to a preferred scenario of what Frederick County will look like in 2050, based on feedback and discussion from the Planning Commission. Ms. Ange reviewed the scenarios presented:

1. Trend/Business as Usual – keeping policies as is, future direction reflecting past trends
2. City Rises – maximize growth potential in and around the city to create stronger urban living
3. Suburban Placemaking – reinvest in suburban communities with development to create more opportunities to work and recreate closer to home
4. Multimodal Places and Corridors – utilize existing rail service connecting to Baltimore-Washington region, build transit connectivity centered on the City of Frederick and rail; leverage these assets to create more multimodal corridors production redevelopment of aging retail and office, while creating new transit accessible mixed use location in the county

Several points were discussed:

- Rail/bus corridor ends at I-270; review current transit lines/corridors
- Agricultural areas/properties – identifying where they are and where will they be in the future; areas that will not be developed. Allowing for ag preservation; create preservation strategy
- Implementing the drivers the county already has; being subsidized by the Federal Government – will we draw healthcare jobs to the county?
- Open space “holding zone” areas – good way to accommodate growth/transportation
- Considering changes in the last forty years – technology factor
- Political climate - political decisions must be dealt with no matter what we plan

- Input from every county municipality should be considered; not every scenario may be conducive to individual municipalities. Outreach to towns have been well received; some have members in Livable Frederick workgroups. All should embrace the vision as it benefits both the county and individual towns
- Possibly invite developers to bring in various builders to discuss diverse housing and business options

During a round table discussion, of the four scenarios; the most attractive was a hybrid of:

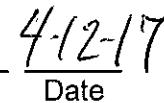
- #2 – City Rises - changed to Cities Rise; all cities and towns, not just Frederick City
- #4 Multimodal Places and Corridors

Ms. Ange summarized points of the discussion; working with staff to map out a preferred scenario using the hybrid elements to present a plan to the Commission.

Meeting adjourned at 12:00 pm
Respectfully Submitted,



Bill Hopwood, Chair



Date