

# TOWN OF GEORGETOWN - PLANNING COMMISSION

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## Meeting Minutes March 20, 2013

### ATTENDANCE

#### Commissioners

Rob Robinson  
David Pedersen  
Rodney Marvel  
Diane Greenberg  
Chris Lecates

#### Staff

Jocelyn Godwin, Planning  
Tim Willard, Solicitor - absent  
Jamie Craddock, Planning

#### 1. CALL MEETING TO ORDER

Commissioner Robinson called the meeting to order in the Town Hall at 6:00 p.m.

#### 2. APPROVAL OF FEBRUARY 20, 2013 MEETING MINUTES

Commissioner Lecates moved, seconded by Commissioner Pedersen, to approve the February 20, 2013 regular meeting minutes as presented. **APPROVED (UNANIMOUS)**

#### 3. CASE# 2013-05

#### Historic Review

*An application by Mark Hudson, for approval of renovations to be made at 4 & 6 West Market Street, identified as Sussex County Tax District 135 Map 19.08 Parcel 78.00, zoned HD (Historic District).*

Mark Hudson presented the application. Property was renovated six years ago. The problems right now are leaks with the mansard roof where the slate shingles are. Applicant would like to use shingles that resemble slate as used on 142 East Market Street.

None of the detail will change, only the sub-materials due to damage from moisture. There are three different kinds of siding on the structure and applicant would like to put vinyl on all of it in the same color as now.

The chimney on the side will be wrapped and recapped to reduce moisture. The smaller chimney on four will be removed. The applicant was thanked for keeping the integrity of the building and doing a nice job.

**Commissioner Pedersen moved, seconded by Commissioner Marvel, to APPROVE the application for Case #2013-05 for historic review of improvements and renovations as described for 4 & 6 West Market Street.**

**APPROVED (UNANIMOUS)**

**4. Informational Presentation – Redner’s Grocery Store**

Garth Jones, engineer with Becker, Morgan Group, and Dean Pletz, of ONIX Group, presented the application. The Shops of College Park was started in 2007. The shopping center has been reconfigured around a Redner’s grocery store with additional retail. Original storm water ponds moved to the other side of Carmean Way.

All sewer will flow to the Walmart pump station for now. Sidewalks have been provided throughout the site. The pad for Redner’s is to be available June 1<sup>st</sup>. Additional tree buffer was asked for between the back of Redner’s and La Red. Road construction will be limited during the summer months. Concern was expressed regarding the connection to the motel to the south. The future road by others would be by ONIX to the parcel behind the Hardees. Cart corrals were questioned and the applicant stated they are having them added.

The Commission Chair expressed concern that the project included some major changes from the original plan.

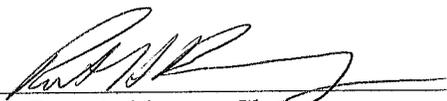
**5. PLANNING DEPARTMENT REPORT**

‘Designing For Complete Communities’ is being offered by the UD Institute for Public Administration on April 12, 2013 from 9:00 am until noon in Dover.

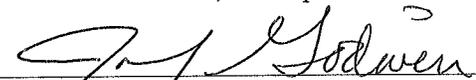
**6. ADJOURNMENT**

Commissioner Pedersen moved, seconded by Commissioner Marvel, to adjourn the meeting at 6:36 p.m. **APPROVED (UNANIMOUS)**

APPROVED:

  
Rob Robinson, Chairperson

ATTEST:

  
Jozelyn Godwin, Planning