

**Open Work Session
Salisbury-Wicomico County Enterprise Zone
September 20, 2016**

Ms. Lori Carter, Deputy Director of Planning, Zoning and Community Development, Mr. Frank McKenzie, Technical & Environmental Planning-GIS, Mr. David Ryan, Executive Director of SWED, and Ms. Laura Kordzikowski, Business Development Specialist and Enterprise Administrator with the City of Salisbury came before Council. Ms. Carter said they are here to discuss the proposed expansion of the Salisbury-Wicomico Enterprise Zone to include the airport. Ms. Kordzikowski said, as background information, Lyle Hogg, President of Piedmont Airlines, approached the County Executive with the idea of expanding the enterprise zone to include the airport. As the zone administrator, the City of Salisbury would file the application in tandem with the County. She said after some discussions with the Maryland Department of Commerce, Planning and Zoning determined an eligible avenue that could work to expand the enterprise zone to include the airport, so they started meeting to get the application ready. Mr. Matt Holloway said, at one time, across the road from the airport, there was a proposed business park. He then asked if that property is still zoned for commercial usage and would it make any sense to include that property in the enterprise zone. Mr. Ryan said, to his knowledge, it is not in a priority funding area "PFA," and he thinks you need to be in a PFA for the enterprise zone. Mr. Cannon said it is noted that the property is in a "comment area," and the comment area said the property is not eligible. Mr. McKenzie said when the State of Maryland created the law for priority funding, they setup criteria as to what areas could qualify, so the state could focus on where state funds could be requested by a business or local government and part of it had to do with if the area is in an enterprise zone, it would automatically qualify. Also, if the area had certain residential densities, it would automatically qualify. He said certain industrial zones that were zoned as of 1997 qualified to be in a priority funding area. Mr. McKenzie explained that the state requested counties to go through and designate which areas they want to be setup as a priority funding area, which the County did, and then the Maryland Department of Planning would look at the County's request and make comments. The comments for that area indicates the property did qualify, but did not meet certain criteria for instance for sewer and water application. If the area does not have sewer and water or is not planned for sewer and water, then it would not qualify as a priority funding area and that is the case for the area next to the airport. Mr. Cannon clarified the priority funding area is adjacent to the airport, to which Mr. McKenzie responded, yes. Mr. McKenzie said the next step is for the County's Water and Sewer Plan to be updated to have this area included in the 10-year plan for sewer and water. At that point, they can then resubmit the information to the Maryland Department of Planning to have the map updated and recertified to be compliant with the priority funding law. Mr. Cannon asked what is the process and how long does the process take. Mr. McKenzie said the County has to go through the Water and Sewer Plan amendment, which could take up to 90 days, and that is working with Public Works to see what their schedule is like. Mr. McKenzie said once that is approved, then they can go back and apply to the Maryland Department of Commerce for an update to the enterprise zone. The Maryland Department of Commerce accepts applications twice a year, in April and October. He said if they can get this done by April, they will come back before Council in April for an update. Mr. Cannon clarified that he wants to get this done in October or April, to which Mr. McKenzie said they will not be able to get it done this month, but possibly in April. Mr.

Cannon said he thinks it would be good to expand, because they were taking such a massive step forward to create the business park and then it went nowhere. He said he thinks it would be a good incentive, and it will enhance the airport greatly. Mr. McKenzie said it is a great spot, but sewer and water would be the driving economic factor there. Mr. Cannon asked where do they go from here. Ms. Kordzikowski said the next step is to have a public hearing, which is tentatively scheduled for October 4th. She said after receiving public comments, if everything goes well, they will submit the application to the Maryland Department of Commerce. Mrs. Hurley confirmed the October 4th date is available for the public hearing. She then asked Ms. Kordzikowski if she will be preparing the public hearing notice, to which Ms. Kordzikowski responded, yes, she would.


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John T. Cannon, President



Matt Holloway, Vice President




Ernest F. Davis, District 1



Marc Kilmer, District 2



Larry W. Dodd, District 3



John B. Hall, District 4



Joe Holloway, District 5



Matthew E. Creamer, Council Administrator