



THE CITY OF FROSTBURG

Planning Commission Meeting Minutes

Wednesday, September 10, 2025 at 7:00 PM

Frostburg Municipal Center Meeting Room 100
37 S. Broadway, Frostburg, MD 21532

1. Call to Order

Chair Best called the meeting to order at 7:01 P.M.

2. Roll Call

Chair Conrad Best, Karen Krogh, Ray Rase, Richard Russo, Jeff Snyder, and Chad Paul were present. Adam Ritchey was absent.

3. Chair's Procedural Statement; Comments; Announcements

The Chair asks that anyone presenting business before the Commission, or any individuals who would like to comment on business before the Commission or other concerns, please come forward at the appropriate time and state your name and address for the record. Each meeting is recorded, so please speak clearly.

4. Approval of the Minutes

A. Minutes from the April 2025 Planning Commission Meeting.

Commissioner Snyder made a motion to approve the April 2025 meeting minutes. Commissioner Russo seconded the motion, a vote was taken, and the minutes were unanimously approved.

5. Citizen Comments

From Floor; intended for topics unrelated to the current agenda items

6. Project Presentations

A. Prichard Farms Phase 1A - 5th Amended Major Subdivision Plat

Matt Brewer, partner of Bennett, Brewer, and Associates, presented an overview of the 5th Amended Subdivision Plat for the Prichard Farms Phase 1A. Mr. Brewer stated that this amended subdivision involves 7.562 acres of land to be developed, with 2.678 acres dedicated to the public right-of-way, and 1.42 acres of open space. Mr. Brewer stated that the amended plan will include features such as a dog park, a gazebo, a playground and pavilion area, as well as entrance enhancements off of Cherry Lane.

After discussion and questions, Commissioner Rase made a motion for preliminary approval of the plat, subject to Commissioners' comments, the motion was seconded by Commissioner Snyder, and the motion passed unanimously.

7. Discussion Items

By Chair and Members of the Commission

8. Administrative Business and Communication Received

9. Staff Reports

A. Comprehensive Plan Update

Staff gave a brief update on the status of the Comprehensive Plan. Currently, the consultant has been working on drafting the various chapters that will comprise the Plan. Also, the draft of

the Public Engagement Report has been completed and was posted to the City's website. Staff also discussed the most recent Steering Committee meeting, which involved discussion about drafting a vision statement for the Comprehensive Plan.

10. Adjournment

Commissioner Rase made a motion to adjourn, and Chair Best called the meeting to a close at 7:39 P.M.