

Land Use Subcommittee Meeting #12

May 18, 2026 - Meeting Notes

Date: Monday, May 18, 2026

Time: 1:00 p.m. to 2:00 p.m.

Attendees:

Subcommittee Members

Name	Position	Email
Michael Smith (Chair)	Governor Appointed Citizen Advocate	MichaelSmithEcon@gmail.com
Jamie Whitehouse	Sussex County Planning and Zoning	Jamie.Whitehouse@sussexcountyde.gov
Sarah Bett	Delaware Commute Solutions, AECOM	Sarah.Bett@aecom.com

DeIDOT Support Staff

Name	Organization	Email
Stephen Bayer	DeIDOT	Stephen.Bayer@delaware.gov
Anthony Aglio	DeIDOT	Anthony.Aglia@delaware.gov
Kelly Valencik	DeIDOT	Kelly.Valencik@delaware.gov
Aaron Bell	DeIDOT	Aaron.Bell@delaware.gov
Matt Langton	DeIDOT	Matthew.Langton@delaware.gov
Angie Hernandez	JMT	AHernandez@jmt.com

Guest Members

Name	Organization	Email
Taylor Stynchula	Unknown	Unknown

Meeting Purpose

The purpose of this meeting was to hold the twelfth Land Use Subcommittee meeting, and to discuss the following:

1. Call to Order

- Michael Smith called the meeting to order, took attendance, and welcomed attendees to the twelfth meeting of the Land Use Subcommittee.

2. Approval of Previous Minutes

- Jamie Whitehouse and Sarah Bett gave their motion to approve the meeting minutes from the previous subcommittee meeting on April 20th, 2026, and the revised subcommittee meeting minutes from March 16th, 2026.

Land Use Subcommittee Meeting #12

May 18, 2026 - Meeting Notes

3. Public Comment

- a. Michael Smith provided an opportunity for members of the public to share any questions or comments. No questions or comments were stated by the public.

4. Subcommittee Discussion Items

- a. Office of State Planning Coordination – Potential Land Use Subcommittee Involvement
 - i. Michael will be reaching out to Josh from the Office of State Planning via email as an invitation to join the subcommittee.
- b. New member from Dover-Kent MPO – Helen Wiles
 - i. Helen was unable to attend this meeting but will be in attendance at the next subcommittee meeting
- c. Strong Towns Guest Speaker Updates
 - i. Sophie Thompson and Michael have both met with Strong Towns to discuss potential topics and logistics. Sophie has followed up with Strong Towns regarding their scope of topics, but Strong Towns has not replied
 1. Michael will follow up with his contact for more information
- d. Any other topics?
 - i. Route 9 Corridor Study
 1. The Route 9 Corridor Study and Masterplan are an initiative between DelDOT, Sussex County, and other relevant stakeholders that will dictate the funding structure for the road in the decades to come. Jamie Whitehouse shared that when the content is finalized, he will share the document with the subcommittee to provide an opportunity to offer comments on the plan and the land use initiatives tied in with the project.
 - ii. Everyone Gets Home Summit – Review
 1. Check with DelDOT on current design guidance updates, compile a list of recommendations and topics discussed at the Everyone Gets Home Summit, and determine which recommendations should be formalized and included in the end-of-year report.

5. Next Meeting Date

- a. The next meeting will be held on June 15th, 2026.

Land Use Subcommittee Meeting #12

May 18, 2026 - Meeting Notes

6. Closing Remarks

- a. There were no additional remarks. Michael then brought the meeting to a close at 1:28 pm.

DRAFT