

THE MAYOR AND COUNCIL OF MIDDLETOWN

AGENDA

Monday, Jan. 5, 2026

7:30 p.m.

**Town Hall Council Chambers
19 W. Green St., Middletown**

- 1. Call to Order**
 - 2. Pledge of Allegiance**
 - 3. Minutes Approval**
 - 4. Treasurer's Report**
 - 5. Bills Payable**
 - 6. Police Report**
 - 7. Police Accreditation Update (CALEA)**
 - 8. Middletown Main Street Update**
 - 9. Public Hearings**
-
- A. 611 Tower Lane, Suites E & F – Conditional Use Permit request for an instructional dance studio (Storm Dance Academy) to locate in an M-I zoned area. CU-17-25.
Tax Parcel No. 23-008.00-110.
 - B. 4991 Summit Bridge Road – Preliminary Major Land Development Plan for two commercial retail buildings with associated parking and improvements. Building #1 comprises 17,500 +/- square-feet and Building #2 comprises 6,500 +/- square-feet, in a C-3 zoned area. Two entrances are proposed, one along each frontage road.
Tax Parcel No. 23-075.00-095.
 - C. Motion to approve a Termination of Membership with the Saint Anne's Homeowner's Association.
 - D. Discussion of Lease Agreement with the Links at St. Anne's, LLC.
 - E. Motion to ratify a professional services agreement for the design and permitting of a gravity sanitary sewer main on North Broad Street.
 - F. Motion to ratify a contract for the Industrial Drive Guardrail Project.
 - G. Motion to ratify a contract and Engineering Services Agreement for Electric System Engineering Analysis and Field Software training.
 - H. Introduce Ordinance 26-01-01 to amend Chapter 45, Section 21 of the Town of Middletown Code of Ordinances, to amend the business license fee chart for 2026.

- I. Introduce Ordinance 26-01-02 to amend Section 4 in the Town of Middletown Zoning Code regarding the sales of food and goods from mobile units.

10. Unfinished Business

11. New Business (Public Comment Section)

12. Executive Session

- A. Discuss personnel matters in which the names, competency and ability of individual employees or students are discussed, pursuant to 29 Del. Code §10004(b)(9).
- B. Discussion of the content of documents, excluded from the definition of “public records” in §10002 of this title where discussion may disclose such documents, pursuant to §10004(b)(6) of 29 Del. Code.

13. Adjournment