



July 26, 2022

County Commissioners of Kent County
P. Thomas Mason, President
Ronald H. Fithian, Member
Robert N. Jacob, Jr., Member
400 High Street
Chestertown, MD 21620

Re: State of Maryland Funding for Millington Wastewater Treatment Plant

Dear Commissioners of Kent County,

This letter is in support of Kent County’s funding request for the design, engineering, and site acquisition for a new wastewater treatment plant that will replace the existing facility in Millington. The existing wastewater treatment plant is an outdated and obsolete facility which has twice flooded the sensitive environment along the Chester River corridor. Presently, this treatment plant barely has capacity to serve existing needs and no capacity to support future growth and economic development.

A new wastewater treatment plant will achieve the following policy goals for the State of Maryland and Kent County:

- Protect and enhance the natural environment and resiliency of the Chester River corridor and Chesapeake Bay.
- Promote economic development and job creation at a location in the path of growth, allowing transformation of a rural interchange into the premier gateway to Maryland’s Eastern Shore.
- Provide infrastructure to service transformational mixed-use development in Kent County’s primary growth area along the Route 301 corridor.
- Support the implementation of flexible mixed-use zoning consistent with Maryland’s principles of Smart Growth and sustainable development.
- Assist the partnering efforts of multiple property owners in coordinating the master planning of more than 900 acres as an integrated, mixed-use, sustainable development called Millington Crossing located within Kent County’s designated growth corridor.

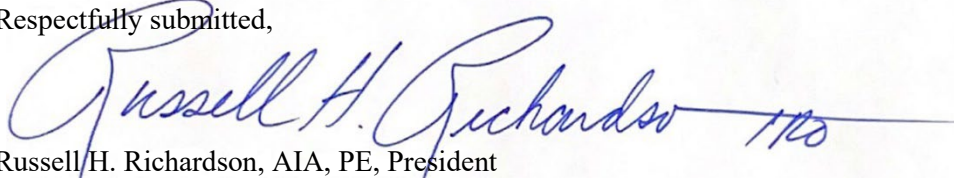
Millington Crossing is located within a Priority Funding Area (PFA), per the State’s *1997 Priority Funding Areas Act* and is a Designated Growth Area (DGA), per Kent County’s *2018 Comprehensive Plan Update*. A growth-related infrastructure project servicing Millington Crossing is consistent with State and County policies, located within a geographic focus for State investments to support growth, and eligible for State funding.

Currently, there are numerous development proposals for lands within and surrounding Millington Crossing and the Town of Millington that would create more than 260 new residences and more than 550,000 square feet of new logistics distribution space. The State’s support for additional infrastructure capacity is necessary to enable these pending developments to move forward as well as attracting

sustained economic development and employment at a location targeted for growth in Kent County's Comprehensive Plan.

As a property owner of 405 acres of land located within the core of the Millington Crossing area, we support the request of Kent County for State funding to assist in providing infrastructure that will benefit the natural environment, the regional economy, and the lives of citizens on the Eastern Shore.

Respectfully submitted,

A handwritten signature in blue ink that reads "Russell H. Richardson" followed by a long horizontal flourish.

Russell H. Richardson, AIA, PE, President
Richardson Properties Corp.

- Cc: Susan O'Neill, Executive Director of Upper Shore Regional Council – Kent County
Michael S. Moulds, PE, Director of Public Works – Kent County
William A. Mackey, AICP, Director of Planning, Housing, and Zoning – Kent County
Jamie Williams, CECD, Director of Economic and Tourism Development – Kent County
Kevin Hemstock, Mayor – Town of Millington
Renee Richardson – Richardson Properties Corporation
Ryan Richardson – Richardson Properties Corporation
Chad Pitts - Richardson Properties Corporation
Stewart Connard
Dan Gural – Everton Industrial Development, LLC
Erin Murphy – Everton Industrial Development, LLC
Charles D. MacLeod, Esq. – MacLeod Law Group, LLC
Kevin J. Shearon, PE, LEED AP – DMS & Associates
Jim Constantine, PP – LRK
Chris Cosenza, AICP, PP, LEED AP – LRK