

Town Commissioners' Meeting Minutes
August 14, 2012, 7:00 pm

Meeting was called to order at 7:00pm by President Robert Gell. Commissioners Gell, Confalone, Capano, Durange, and Letts were in attendance.

The Pledge of Allegiance was led by Ursula Boudart.

Approval to Amend the minutes of July 10, 2012 – The amended minutes from the July 10th, 2012 meeting were presented for approval. Wib Pumpaly went over the correction that implied the sidewalk was to go down Caroline Street. Commissioner Letts motioned to approve the minutes as amended. This was approved 5-0.

Approval of Minutes – The minutes from the July 24th, 2012 meeting were presented for approval. Commissioner Letts motioned to approve the minutes as written. This was approved 5-0.

Accounts Payable Review - The Accounts Payable report that was provided to the Commissioners was reviewed. Commissioner Confalone motioned to accept the Accounts Payable report. This was approved 5-0.

Miller Environmental Report – Robert Corn presented the monthly water report which covered July's water treatment activities. They also completed the semi-annual withdraw report. He then indicated well #2 is now running on the telemetry radio system. They plan to run it on the system for a week and then connect well #1 to the system. Commissioner Capano said she noticed the water had a higher chlorine smell to it. Mr. Corn said that this would indicate a lack of enough chlorine in the water which shows a reaction to something in the water. He suggested running the water for some time and if it does not clear, she should have it checked by Miller.

Sheriff's Report (May, June, July) – Sgt. Ronald Schmidt was not available. Commissioner Letts presented the July report including the normal patrols. He reviewed the checks, complaints and arrest logs. He also went over traffic patrols including citations and warnings.

Cool Springs Discussion- President Gell had asked Commissioner Capano to take on the assignment of looking over the tot lot plan in Cool Springs and report on what was approved by URS; and drawn up and in effect for this designated play area. She reported she thought she may have some sources of funding to move the project forward. President Gell asked if the builder was planning on constructing this. She said that they are planning on building it. Commissioner Durange said she thought the builder had money allotted for this already. Commissioner Capano said she was not sure about the builder, she was just asked by President Gell to look into a grant to move it along. Commissioner Letts asked where it would be placed in Cool Springs. Commissioner Capano reported there is a lot already designated for it. In addition Commissioner Capano mentioned Lambdin had paid for signage in Cool Springs to be similar to the marquis sign we have next to Town Hall. He paid \$5000.00 in 2005. He asked Commissioner Capano to look into the sign. Emily Fletcher will look into 2005 budget to see where the funds were distributed.

Town Administrator's Report

Old Business

- **Amend Ordinance 2011-01** – Mr. Pumpaly presented ordinance 2011-01 which was the boat slip user fee ordinance presented last year. An incorrect date had been entered into the document. The ordinance has been amended to reflect the proper date. Commissioner Letts motioned to approve the amendment to ordinance 2011-01. Approved 5-0.

- **SHA Study for Proposed Sidewalk** – Mr. Pumpaly presented a letter State Highway sent regarding the study of the sidewalk and bicycle improvements along MD 267 from Caroline Street to the Amtrak bridge. He just wanted to let the Commissioners know we got a confirmation from State Highway on this project.
- **Grant Applications** – Mr. Pumpaly completed 4 grant applications. 2 for waterway improvements and 2 for program open space. One waterway improvement grant is for the testing and disposal of DMP spoils. The other waterway improvement grant is for the extension of the boating/fishing platform. The first program open space grant is for the resurfacing of the Town Athletic Complex tennis courts and basketball court. The other program open space grant is for the construction of a new Town park in “Lot B” (Avalon Park).
- **Town Hall Drainage Project** – Mr. Pumpaly indicated that we now have the funds to do the project. He has been working with URS and plan to begin excavating test holes within the next two weeks. In addition, the drain lines may not need to be installed as deep as originally planned, which opens options to utilization of contractors who we previously thought would not be able to do the job.
- **Town Vehicle Purchase** – Mr. Pumpaly indicated he mentioned in the last meeting we are having trouble with one of the Town trucks. He reported on the quotes he has received from several dealerships. He and Commissioner Letts are going to the City of Aberdeen to take look at their vehicles to get an idea of what we should look for in Town.

New Business

- **Payment Plan Request** – Christina Henderson has requested a payment plan. She has previously requested payment plans in the past. Commissioner Capano motioned to approve the request. This was approved 4-0 with one abstention by Commissioner Letts.
- **Seneca Point Water Service Consideration** – Mr. Pumpaly presented information on the request from the County for water service to Seneca Point. They are requesting service of 87,000 gallons per service. This equates to the amount of water used by the entire Town in one day. However, if we could sell this amount of water to one customer with one reading, it does appear it could be a good thing. To do this, the Town would have to request for its ground water allocation readings to be increased. We also need a ground water aquifer test to make sure there is enough to produce this quantity. Several feet of ductile iron pipe and some chemical controls would need to be installed in the water tower. Overall, this may put us in a position to negotiate with the County in regard to infrastructure and service costs. Mr. Pumpaly suggested the formation of a committee to discuss furthering this project.
- **July Budget Review** – Mr. Pumpaly presented the July Budget Review for the Commissioners.
- **July Cash Balance Review** – Mr. Pumpaly presented the July Cash Balance Review for the Commissioners.
- **July Accounts Receivable Review** – Mr. Pumpaly reviewed July Accounts Receivable and reported one account over 30 days. This account is Water Street properties for the amount due on their lease.
- **July Fuel Report Review** – Mr. Pumpaly presented the July Fuel Report Review for the Commissioners.
- **July Building Permit Review** – Mr. Pumpaly presented the July Building Permit Review for the Commissioners indicating a total of 6 building permits for the month.

- **Work Order Procedures** – Mr. Pumpaly indicated the work order report process is under revision and the reporting will be undergoing changes for future meetings.

Commissioner Capano asked about the 419 Charlestown Place building permit and whether it was approved. Wib Pumpaly indicated it had been approved. She also mentioned in the last meeting Rosie Bott asked about mowing at the parsonage. She came in during the executive session and said she had found a volunteer to mow at the parsonage.

- **Period of Public Comment**

Goeffery Richardson commented on never negotiating with renters about paying their water/sewer bills. He feels if a tenant can't pay, they should go to their landlord not the Town to get help with the water bill. The Town should let the Owners and the tenants work out who pays the bill. He also said a tenant should not be requesting building permit requests. They do have a right to request amenities in Town. He also questioned how far Water Street Properties has to be behind before the Town would enforce the lease. He wants to know if the Board is going to enforce the lease. He asked if President Gell is part-owner in the Wellwood. President Gell answered Mr. Richardson in the negative. Commissioner Confalone indicated that currently the amount that is past due is now is a dispute over a late fee amount.

Prosper Boudart commented he goes along with Mr. Richardson in that the landlord is responsible for the property and the utility bill should go to the landlord in order for them to make sure the bill is paid. If the bill is not paid, the water gets shut off. He also said the payment plan that is being given should not go to a tenant, but a landlord.

Mary Carol Durange announced the Riverfest Children's fishing tournament is Saturday, August 25th at the Town Pier. If anyone knows if any children are interested there are still spots open.

Max Klessig commented he would like to know if the drainage on Calvert Street is going to be fixed on Market Street. He has water draining down into his property which is running underneath his house and fills the crawl space. President Gell said the board will take it under advisement.

The meeting adjourned at 7:54pm.

Respectfully submitted by Emily Fletcher, Office Manager/Bookkeeper

NOTE: The audio recording of Town Meeting Minutes was not saved to the computer properly, therefore a recording for this meeting is not available.