

## **TOWN COMMISSIONER'S MEETING**

CHARLESTOWN, MARYLAND

September 24, 2013

The Town Meeting was called to order by President Robert Gell at 7:00pm. Commissioners present were Renee Capano, Ken Confalone, Bruce Hechmer, and Joe Letts.

Pledge of Allegiance was led by Dakota Strong, BSA Troop 367

Approval of the Minutes – September 10, 2013 – Commissioner Confalone motioned to approve the minutes of September 10, 2013. Commissioner Capano seconded. Commissioner Letts abstained. Approved 4 – 0.

Accounts Payable Review – Commissioner Confalone motioned to approve the accounts payable in the amount of \$15,196.70 and Commissioner Capano seconded and all were in favor, 5 – 0.

Cecil Inn-Financial Options – Commissioner Confalone spoke about the results of a meeting that Mr. Pumpaly had set up with the Historic Trust to discuss the options of the balloon payment (approx. \$108K) that is coming due for the Cecil House. He expressed that it went extremely well as they are allowing us to extend the balloon payment for 15 years. That would mean that we can continue our monthly payment and not pay the large balloon payment. They also offered to lend up to an additional \$100K to the Town to work with the matching grant that we had been offered previously. They would need to know what are our intentions for the Cecil Inn and it is a lengthy application process but it does present us with some alternatives that need to be explored. President Gell consulted with Ron Edwards for his opinion of how much renovation could be achieved with \$200K. Mr. Edwards stated that in his opinion that amount would probably stabilize the building and the exterior. Commissioner Confalone motioned to approve to move forward in the application process to extend the balloon payment and to discuss the terms of borrowing the additional \$100k. Commissioner Hechmer seconded and all were in favor, 5 – 0.

Commissioner Capano advised the commissioners that a town resident, who is a professional web designer, offered to redesign the Town's website for free. Commissioner Capano would like to allow her access to work on the design and to come to a future meeting to discuss her recommendations. All were in favor, no one opposed.

Commissioner Hechmer advised the commissioners and the gallery that the chairperson of the Town's Election Board called and stated that there were names on the "town only" voting list that were deceased or no longer lived in town. It seems that the job of cleaning up the list had not been done in years. The Board advised Commissioner Hechmer that they were going to work on cleaning up the "in-town" voting list and sending letters to verify residency.

Commissioner Letts asked president Gell if a resident has not voted in years; do they come off the list? President Gell stated that he was unsure and that it may depend on the State, County and/or the Town's Charter. Diane Letts stated that the "town only" list may be able to be done away with since voter registration is no longer used to call for jury duty; it is from the drivers' license.

## **Town Administrator's Report**

### **Old Business**

New Lease Agreement Encroached Slips – N.E.R.M. Mr. Pumpaly asked the commissioners for their input in what they would like to include in the new lease for the North East River Marina. He suggests that the new lease be for 3 years, not 2 years. He has also consulted with the Town attorney and has included the recommendations from him as well.

Athletic Complex Walking Trail Lighting –L.E.D. – Mr. Pumpaly presented a quote for replacement of one sodium vapor bulb with a LED bulb to see how they compare. Commissioner Capano motioned to change one bulb and fit it with the L.E.D light as a test light. Commissioner Confalone seconded it. All were in favor, approved 5 – 0.

St. John's Methodist Church Parcel #53 Ownership Issues - Mr. Pumpaly referenced a map that he presented to the commissioners as to what may be deeded to the St. John's Methodist church that would not include the portion of lot 53 that is part of the cemetery. Parcel 53 is the lot that the parsonage sits on. After much discussion, it was asked if Mr. Pumpaly would find out what the cost would be to the church to have ownership of the lot 53, minus the cemetery portion of the lot.

Perryville High School Yearbook Advertisement – after discussion it was decided to take a full page Ad in the yearbook for a cost of \$300.

**Holloway Crypt and surrounding lots**- Mr. Pumpaly said that there could be some lots available near the Holloway Crypt area of the cemetery and they were selling for \$700 each. Commissioner Confalone asked about the lots that were supposed to be created by moving the fence around the cemetery. Mr. Pumpaly stated that he wasn't sure if the new fiber optic lines were installed where the fence would be moved out. After discussion, it was decided to call Miss Utility to have the lines marked. Also, Commissioner Confalone suggested that we have a Veterans memorial and a columbarium (for urns). Commissioner Capano motioned to sell some of the cemetery lots as planned but to find out how much space is needed and the cost involved for a Veterans Memorial and a columbarium. Commissioner Hechmer seconded. All were in favor, approved 5 – 0.

### **New Business**

Budget Resolution 2013 -05 Budgeted Staff Income Proposal

Commissioner Confalone motioned to approve the 4% budgeted staff increase for the FY 2013 – 2014. He also stated that he feels that staff has done an outstanding job and that he is very appreciative of all that the staff does. Commissioner Letts seconded it. All were in favor, approved 5 – 0.

Commissioner Capano stated that the Town's Halloween Event is going to be on Friday, October 25, line up is at 4:00 at Fairgreen Park to parade to Veterans Park. She stated that the Perryville high school marching band, as well as the Charlestown fire company is confirmed. She also stated that the "Spring into Summer" event will be held on April 11 at Charlestown Elementary School.

### **Period of Public Comment:**

Mrs. Wankel suggested that voting information be available on the new Town website. She also inquired why the athletic complex needed to be lit at night. Commissioner Capano answered that a sheriff had told her the lights were needed to deter criminal activity.

□ Mr. Dennis Taylor inquired why the maintenance workers were cutting brush along the streets. Mr. Pumpaly stated that they were clearing the area around the stop signs.

Mr. Richard Wankel inquired what could be done about the property at Market and Riverview Streets that has very high grass and looks horrible. Mr. Pumpaly said that the owners reside in Texas and have been contacted. They did cut grass after the first letter but it grew back.

Meeting adjourned at 8:50pm and no executive session followed.

*Respectfully submitted by: Janine Antoshak, Town Clerk*

Approved October 8 2013