

TOWN COMMISSIONER'S MEETING
CHARLESTOWN, MARYLAND
September 8, 2015

The Town Meeting was called to order by President Joseph Letts at. Present were Commissioners Renee Capano, Ken Confalone, Robert Gell, Bruce Hechmer, Joseph Letts and Mr. Wib Pumpaly, Town Administrator.

The Pledge of Allegiance was led by Nick Strong.

Approval of the Minutes of August 25, 2015 Commissioner Gell moved to approve, Commissioner Hechmer seconded. Approved 5-0.

Accounts Payable Review September 8, 2015—Accounts payable in the amount of \$47,025.47 were presented. Commissioner Confalone moved to accept, Commissioner Hechmer seconded. Approved 5-0.

Miller Environmental March Report - Josh Griffith - A total of 3,672.000 gallons were produced for the month, with an average daily production of 118,000. No coliform samples tested positive. Weekly housekeeping and monthly maintenance was performed. Found leaks at 58 Clemency, 112 Revelation and 415 and 417 Bayview. No leaks were found at 407 Water Street. Four Miss Utility markings were completed or updated. A check was made to ensure water was off at 624 Calvert Street. Settlement reads were done for 200 Cecil Street. Observed hydrant testing at Cool Springs and Steamboat. Opened valves on Steamboat Court and on Cool Springs Road. Met with DJs General Services to reach conclusion about level operations at the WTF, and also to assess what is left to be completed to finish the telemetry project. All routine maintenance was performed at the WTF. Dixon Plumbing will be installing the new pumps in the confined spaces at the Water Tower. DJs Services still has a few pieces to do with the Telemetry. The pressure problems in Cool Springs seems to be resolved.

Cecil County Sheriff's August Report – A total of 160 hours were approved and a total of 125.25 were used. Three calls were received here in town during the month. There were 2 calls to assist out of town. There were 202 patrol/property checks performed. There were nine traffic citations (radar) and 13(non radar) issued. There were 8 traffic warnings (radar) and 15 (non radar) issued. Five Safety Repair Orders were issued and 8 parking citations were issued. There was no District Court Warrants served. There was no warrant related arrest. There were two arrests made on a suspended/revoked license. Fourteen community contacts were made with citizens. The number of shifts using radar was 18 and non radar was 15. Two vehicles were removed to police storage. It seems that the majority of missed shifts occur on Saturdays? Yes, we are working to resolve the issue.

Budget/Financial Report – Tom Jones, CPA – Mr. Jones presented a monthly report for the Commissioners. General Fund revenues are \$230,876.00 most of this realized from property taxes with expenses of \$111,283 leaving a surplus \$119,592.00. Special Fund revenues of \$3,433.00 and a deficit of 35,468.00. Utility Fund revenues \$39,495.00 with expenses of \$19,274 realizing a surplus of \$20,221. Utility billing will go out the end of September.

Recording stopped after Mr. Jones report.

Sustainable Maryland Overview – Brandy Espinola (Rescheduled for September 22 Meeting)

Town Administrators Report
OLD BUSINESS

MOU Holloway Beach Project – Mr. Pumpaly has received some changes to the document from Commissioner Hechmer and Mr. Pumpaly also had some suggestions. A lengthy discussion followed. Commissioner Confalone moved that AECOM be asked to research items 2 & 5 of their letter of August 25, seconded by Commissioner Hechmer. This will explore if the sewer line is sufficient and a reasonable amount of money to the town. Approved 5-0

Long Point Project – Included in the Commissioner’s advance packets are the bids received from two companies vying for the project. Commissioner Hechmer moved to award the contract to Kingfisher, seconded by Commissioner Confalone. Approved 5-0.

Cool Springs Sect II Options – Lambdin Development has requested to put the top coat on Cool Springs Road. While Lambdin Development says that 2A will be 80% complete with the addition of two more homes, AECOM engineer, Chris Rogers has sent an email to Mr. Lambdin stating that we have nothing in writing delineating a 2A or 2B. While we have no objection to them applying the topcoat, we will not take possession of such, nor relinquish our surety, or start the one year maintenance period. Commissioner Confalone moved to agree with this stance, motion was seconded. Approved 5-0

Utility Service Partners Agreement – Our attorney has some concerns about the wording of the contract. Mr. Pumpaly has been negotiating with the company to get the wording changed. Mr. Hechmer suggests that we might drop the last sentence of paragraph 2 on page 2, but he is fine either way. If they agree then we are in agreement to sign the contract. Commissioner Hechmer moved to accept the water/sewer pipe insurance program with the suggested changes. Commissioner Confalone seconded. Approved 5-0.

NEW BUSINESS

Bank Erosion 406 Frederick Street – The hillside at 406 Frederick Street is eroding and the resident asserts that the hillside belongs to the Town and should take care of it. Mr. Pumpaly asserts that the hillside is not totally in the Town’s property, and that the problem has been in evidence for some time. Commissioner Hechmer suggests we do nothing as we cannot afford to fix everywhere that such erosion exists, and the Commissioners are in agreement by consensus.

Driveway/Sidewalk Issues Cool Springs Development - On Grace Road there are some sidewalks that are sinking. It appears this might be normal sinking. It was the consensus that we ask our maintenance staff to grind it down.

Commissioner Capano mentioned that we were awarded a \$90,000 grant to upgrade Lot B, Avalon Park. There is also an open house on September 27th with light refreshments at our newly acquired property of the upper Avalon Park. Residents will have a chance to view the new acquisition and give suggestions of the uses of the property.

A \$20,000 grant has been awarded to test and remove the dredge spoils from the site near the water tower.

A permit has been submitted to place gravel in front of a home on town property to essentially create a parking pad. Commissioner Hechmer stated that since the Commissioners had already approved this there was no need for further discussion.

Commissioner Confalone announced that he would be bringing forth a motion at the next meeting to employ a part time Code Enforcement Officer. He estimates a cost of \$20,000 or less. This person would do more than building permits. This officer would work with homeowners who begin to let their properties go. This person would also be able to approve such things as fences and trees and normal building permits. The consensus is that we would be in favor of such a position.

Period of Public Comment

Dan Rubert – He is requesting some lights for the Christmas Season be placed on Market Street. He also asked what the speed limit is during the school zone flashing time. 30MPH

Prosper Boudart – He is suggesting that a committee be formed to do a five year comprehensive plan. The Commissioners will put this on the agenda.

Ursula Boudart – Along with the Avalon purchase and the five year plan is there a plan to form a committee for the use of this purchase? (There will be an open house at the site on September 27 with a chance for residents to voice their opinions and give suggestions.) Also, there is a problem with dogs coming from Dr. Gell's property running across the street. (They have received a steep fine and another call may result in the surrender of the dogs.)

No further comments

Commissioner Confalone moved to adjourn the meeting with a second by Commissioner Capano. Approved 5-0. Meeting adjourned at 8:10 PM.

Respectfully submitted by: Debbie Myers, Town Clerk I