

## TOWN COMMISSIONER'S MEETING MINUTES

March 9, 2021 7:00 PM

The meeting was called to order by President, Karl Fockler at 7:04 PM at the Wellwood Club. Those in attendance were Commissioners Jeff Fields, Karl Fockler, Jack Kronner, Joe Letts, Lou Wood and Curtis Elmer. Also in attendance to facilitate the meeting were Office Manager, Janine Antoshak, Town Clerk, Debbie Myers, Code Enforcement Officer, Bryan Lightner, Clerk of the Court Charlene Notarcola. Town Administrator, Wib Pumpaly; and virtually Sheriff's Dept. Representative, Lt. Shawn Mahan, Debbie Fields, Suzanne Fockler, James Edwards, Tom Gatch, Steve Willard, Robert Gell, and Aidan Gatch, .

The Pledge of Allegiance was led by Commissioner Joe Letts.

President Fockler thanked the Wellwood Yacht Club for hosting the meeting so that the election of officers could be done in person. They were more than generous hosts for the meeting.

**Approval of the Minutes. Commissioner Kronner moved to approve, seconded by Commissioner Wood. Approved 5-0.**

**Accounts Payable** in the amount of \$23,057.98 were presented for approval. **Commissioner Kronner moved to approve, seconded by Commissioner Fields. Approved 5-0.**

Clerk of the Court, Charlene Notarcola, was in attendance to swear in newly elected Commissioners, Curtis Elmer and Karl Fockler.

Commissioner Wood took some time at this point in the meeting to thank outgoing Commissioner Joseph Letts, Sr. on his 20+ years of service to the Town of Charlestown with a key to the Town and a folded American flag flown over Long Point and a folded Maryland flag flown over Town Hall until today. He thanked the Commissioners and staff for their support throughout the years.

The election of officers resulted in the following:

**President: Jeff Fields**  
**Vice President: Karl Fockler**  
**Treasurer: Jack Kronner**

The selection of the at-large Planning and Zoning member **Commissioner Fockler moved, seconded by Commissioner Kronner to appoint Lou Wood as member at large on Planning and Zoning. Approved 5-0.**

Newly elected President, Commissioner Fields asked Vice President Fockler to continue to run the meeting.

**Miller Environmental February Report** - Mr. Josh Griffith submitted the following in a written report and was on hand by zoom to answer questions. A total of 2,544,000 gallons of water was produced with an average daily production of 91,000 gallons. No submitted samples tested positive for coliform. Weekly housekeeping and weekly and monthly maintenance were performed. In addition, 19 Miss Utilities were completed, attended water tower project on 2/17/2021 took notes and provided contractor all necessary information requested of us. Correspondence is ongoing as necessary, meter reading was scheduled with office manager, replaced 2 chlorine discharge fittings, monthly operations report was sent to MDE. Daily pH and chlorine tests were performed and chemical feed pumps were

adjusted as necessary to maintain optimal pH and chlorine parameters. Chemicals were mixed daily to maintain adequate levels for chemical feed with buffer time for fire safety. The chemical inventory was maintained. Daily tests were recorded in the WTF logbook. Monthly samples were collected and sent to certified lab for testing per state requirements. All data sheets for chemical usage, equipment runtime, pH calibration, and routine checklists were utilized and filed. The WTF Maintenance schedule was followed. Trained with the town to read radio meters.

**Cecil Co. Sheriff's February Report** –Lt. Mahan was in attendance by zoom and a written report was submitted showing in February 2021 9 shifts were approved for a total of 36 hours. Of that number 36 hours were covered. There were no calls for service and no out of town assists. There were 47 property checks made. There were 4 community contacts. There were 0 traffic citations and 14 (4 radar and 10 non-radar) warnings issued. There were no repair orders issued. One criminal summons was served and one adult arrest. Commissioner Wood stated that the activity in town is picking up. She also shared that the opioid activity is ticking up in the county with already more deaths as all of last year. Commissioner Fockler moved to appoint Commissioner Wood as Police Commissioner, seconded by Commissioner Fields. Lt. Mahan came into the meeting and questioned what the comments had been about warnings over citations. Citations could cause deputy overtime which would be charged to the Town. He could look into what warnings are being written for what infractions. Lt. Mahan stated that we would have to consult the States Attorneys office over Mr. Langhorne, but they would be happy to provide any statistics on that subject.

**Code Enforcement Monthly Review** – Bryan Lightner . He was in attendance and a written report was submitted showing his monthly review. 619 Bladen Street, issued citation/fine, the owner is willing to work with us; 423 Chesapeake Road, issued citation/fine, Town attorney filed injunction, waiting for District Court date; 227 Louisa Lane, issued citation/fine (paid), working with property owner to abate; 207 Black Avenue, conducted inspection, sent letter, attorney sent letter; Commissioner Kronner wants to know why it has taken so long to get this into the courts? We do not have a way to document for the courts how loud it is. Mr. Lightner recommends that the Town adopt the State Law and use that as documentation. Mr. Lightner will draft an ordinance to present to the Commissioners. 1227 W. Old Philadelphia Road, (Trinity Woods Stormwater issue) conducted inspection, located stormwater plans, potential grant opportunity?; This property is in the county and has a bad stormwater problem caused by Trinity Woods open space with mismanagement of stormwater. He suggests a partnership with the county and he was asked to further look into that project. 139 Saratoga Court, conducted inspection, sent letter, working with property owner to abate.

Mr. Lightner has also researched and looked at the proposed kayak launch site. We would need to remove 1,000 sf of vegetation, prune branches, will submit Consistency Report to Critical Area Commission Staff. Commissioner Wood suggests that we move the site to the point for at least this year. It would take less work and be safer for kayakers. **Commissioner Fockler moved to have Mr.**

**Lightner file a consistency report for the two sites, seconded by Commissioner Kronner.**

**Approved 5-0.** He also researched permeable paver options and received two cost estimates for materials. Cost projections for materials alone would be between \$189,000 to \$206,000. Commissioner Kronner stated that this would not be cost effective. He stated that the property would need to be raised by over a foot. Commissioner Fockler asked if crush'n'run with pea gravel on top would be considered impervious? Yes, it would. There would need to be more exploration done. Commissioner Kronner has been in contact with Mike McGuirk. We will need to do some kind of stormwater management because of the location and it being in critical area and in the buffer. Mr. Lightner will be in discussion with Mr. McGuirk and explore ideas and suggestions.

**Barnes Ice House Event** This is an event scheduled for April 3<sup>rd</sup>, sponsored by the Upper Bay Decoy Collectors Club. It will basically be a duck hunting demonstration with a small social event at the Wellwood. We have been assured that blanks will be used during the demonstration. The Ice House will be open for tours that day along with some authors who will be doing a book signing. We will advertise this on our website and by Facebook. The Commissioners agreed to allow the event and approved the event request form.

**Town Election Issues** Commissioner Wood had received complaints about the election and the fact that the ballot box and ballots were not available on the day of the election. Commissioner Fockler stated that we have been learning throughout this pandemic. Commissioner Wood was asked how come we stood in line at North East High School to vote for the presidential election, but could not do so here for our Town election? We will try to do better next time.

## **TOWN ADMINISTRATOR**

### **OLD BUSINESS**

**York Building Products Rezoning Application** Mr. Pumpaly stated that our Town is under siege on both sides. The EJP application will be voted on March 16<sup>th</sup> and we have voiced our opposition with over 400 signatures on our petition. York Building is on the agenda for March 15<sup>th</sup> for the County Planning and Zoning Commission and we will be gathering signatures for a new petition. York Building has slightly changed their application. Commissioner Fockler encourages everyone to sign this petition.

### **NEW BUSINESS**

**Post Office Furnace Up-grade** We have had problems with the furnace at the Post Office with continual calls for service this heating season. Mr. Pumpaly had asked R. Brooks Mechanical to give him quotes for several scenarios for a solution to the continual problems. Commissioner Kronner stated that he has used the split system, one of the suggestions and it is very efficient. **Commissioner Kronner moved that we put this out for RFP quotes on split units, seconded by Commissioner Elmer. Approved 4-1.** Commissioner Fockler asked that a quote be gotten for the heat pump system as well and a recommendation on the life of the existing unit. This was agreed to.

**Resident Produce Stand** A resident has asked if she could place a produce stand on Carpenter's Point Road. Mr. Pumpaly has been in contact with the county and there are some concerns of traffic in the area.

Commissioner Fockler mentioned that he was contacted by a representative of Ms. Lloyd, who owns some of the property that is at the end of Charlestown Manor and up behind the Beachcomber. They might like to build some houses on that property. We might use the opportunity to annex the Beachcomber as well. Commissioner Fockler thinks we need to annex Holloway Beach as well.

Mr. Pumpaly stated that he has two appeals board hearings on April 22, 2021 at 6:00 PM in the Charlestown Fire Hall. One appeal is from Mr. Langhorne and his carport and the other is Mr. Supplee and a proposed house on Tasker Lane with setback issues.

### **Public Comment**

Aidan/Tom Gatch Have we done anything about the skate park? Commissioner Wood has been in contact with Elkton Parks and Rec. They do have some retired equipment. They have some rails left and

some of their other equipment. Most of it is not salvageable and she is seeing what we might be able to work out between the towns. Commissioner Wood will also contact LEGIT on insurance issues.

Ben Hudson(from Commissioner Fockler) has asked for some different basketball nets and boards. The general feeling is that we need to keep the heavier systems because of possible damage.

**Commissioner Fockler moved to let him contact Cecil Soccer to utilize the fields for soccer practice and Little Leagues for use of the field for practice, seconded by Commissioner Wood. Approved 5-0.**

There being no further business, **Commissioner Kronner moved to close the meeting, seconded by Commissioner Fields at 8:35 PM. Approved 5-0.**

Respectfully submitted,

Debbie Myers, Town Clerk

Approved 3/23/2021