

TOWN OF CHESAPEAKE CITY
MINUTES JUNE 8, 2009

I. CALL TO ORDER

Mayor Hill brought the meeting to order at 6:35 p.m. followed by the Pledge of Allegiance. In attendance were the following: Mayor Frank Hill, Council members Rebecca Mann, Lee Collins, Robert Miller, Rich Taylor, Ron Francis; Town Attorney Keith Baynes, and Town Administrator Sharon Weygand. List of attendees are in the minutes book. Clerk Treasurer Valerie Walls was absent and on vacation.

II. MINUTES May 11

MOTION was made by Commissioner Collins and seconded by Commissioner Taylor to approve minutes as presented. All in Favor; *MOTION CARRIED*.

III. ANNOUNCEMENTS

Miss Clare gave an update on the museum. On Saturday, 141 people toured the museum and this included a bus trip of 55.

Mayor - We will have a workshop before Canal Day on June 27. Recycling will be this Saturday on the North side, and there will be no recycling on Canal Day.

July 4th is on a Saturday this year, and the office will be closed on Friday, July 3rd.

New York City trip cancelled.

Parks and Recreation - Barbara Wilkers was not present. The Mayor reported, they are planting flowers given to us by Mr. Rogers.

IV. COMMISSIONER'S REPORT

Commissioner Francis – He reported that the sidewalk at 319 Biddle was fixed by Cecil Construction. They lifted up the sidewalk instead of replacing it. Pine Alley repair letters were sent out, and we have received one response.

Noise – Ron had taken some readings. There were no complaints. He was out monitoring the readings on the weekend. The readings were less than 50 dbs. Mt Neobo was in the range but was slightly higher.

Commissioner Mann - The Charter has been updated. Mary Ellen is working on page numbering, and then the Charter will be printed.

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Police Report - Sgt. Lee submitted his report. See attachment. He noted that the rodeo is south of town and outside of Town limits. They are in compliance with the county regulations. All complaints are to be directed to the county.

Commissioner Miller - Bob reported that on 5/29/09 there was a water leak at the south water plant. In order to notify the residents on the south side of town, the Town Administrator initiated a reverse 911 call. The water plant was shut down because the main water line going into the plant was leaking. In order to keep the water level up in the tower, John Loveless had the fire company delivered three (3) truck loads of water. John Cochran of Bunker Hill repaired a 4" line and an elbow. The floor was filled in with pea gravel, and later it will be repaired.

On the same night Rebecca Mann notified Commissioner Miller that there was an electrical problem. DELMARVA was called to make the repair. They discovered that there was a transformer problem. It was replaced by 4:00 a.m. Bob was sent a report that that an Environmental Company cleaned the leakage and there were no PCB leakages. Commissioner Mann questioned why the alarm didn't go off. Bob still doesn't know why it wasn't working. They did a test call later, and it did work.

Sewer Plant - DJ has everything working on the flushing system. Spray down is causing problems. In addition, a major problem for the plants is a large amount of grease coming into the South Side system. Restaurants need to inspect and clean out grease in a timely basis

MES - Tom Riley was not present. His report is attached.

Artesian – the last week of June will be a transition period. Artesian and MES will be working together.

Commissioner Taylor – Historic Commission met on May 21, and they had a light schedule. P&Z met on June 3rd. A Public Hearing will be held on July 7th at 6:30 p.m. for the Draft Comprehensive Plan.

Parking – Commissioner Taylor needs to meet with Mary Ellen to go over the procedures for the 2009-10 parking permits. They will do a house by house distribution, and he anticipates getting it done in the next week or so.

Commissioner Collins – the new water/sewer rates will be reflected in the July billing. He reported that the General Fund is in good shape. Water and sewer closed this fiscal year even (per Val \$500). We need hookup fees to come in by end of the fiscal year to cover the loan payment. Trust Fund is down to Zero. DJ is submitting his bills.

V. OFFICE REPORTS

Town Administrator – See enclosed report. Grant was received from WILMAPCO in the amount of \$35,000 to amend the Zoning Ordinance. The Mayor thanked, P&Z Chairman, Bill Miners for following up on the WILMAPCO Grant.

The Mayor went with Ron while he did noise readings; it worked out well. They have a form for the readings. The software for the noise meter will be added onto Mary Ellen's computer. The Artesian contract has been signed. Bob has been working on the transition with MES and Artesian. The Parking Ordinance for the Historic District has been signed. A meeting was held regarding grants for dredging. The last dredging was 4-6 years ago, and the basin is filling in. Election was a week ago; Congratulations to the elected officials.

VI. OLD BUSINESS

Corp Property – Town Attorney Keith Baynes has heard nothing on this issue, and he will follow up.

Bob Miller discussed the cost of the solar lights for town signs. A commercial system was \$2,700. He recommended that we go with the cheaper lights. However, he will be checking out a few more companies.

VII. NEW BUSINESS

208 Biddle Street – Rebecca Mann informed the Town Council that she will be asking P&Z for a Change of Use from Single-Family Residential to a Two-Family Residential. She would like to change the existing accessory building into an apartment.

Administrator Weygand explained a Ready-To-Serve Fee (quarterly base rate) will be charged for this accessory building, and this will be reflected in July's billing. See enclosed letter dated 6/3/09.

VIII. ACTION ITEMS

- A. *Waiving Water & Sewer Charges for 501/503/ Biddle Street - DG Homes, LLC* requested a waiver of the water and sewer charges for 501 and 503 Biddle Street until construction is finished. Mr. D. Glenn Pyle is requesting this waiver under Section 1.11 Waiver of Sewer and Water Rents which states the following: Upon application, the Mayor and Council permit has not expired as provided in the Town's Zoning Ordinance. See attached.

Commissioner Francis noted that Section 1.11 is an incentive for homeowners to restore their properties. Commissioner Miller reminded the owner, once the building permit expires that the waiver is expired. Currently, the water/sewer is shut off. The owner will need to pay the reconnection fee in the amount of \$75.00, and the water/sewer fees will continue.

MOTION was made by Commissioner Francis and seconded by Commissioner Collins to waive the fee for 501/503 Biddle Street as allowed under Water Sewer Ordinance Section 1.11 Waiver of Sewer and Water Rents.

Yeas: 3

Nays: 0

Abstained: 2 – Rich Taylor and Rebecca Mann

MOTION CARRIED

- B. *Ordinance 5-11-09.02 Adopting the Budget* – Ordinance was introduced in May and the budget was presented three times. There was no further discussion.

MOTION was made by Commissioner Collins and seconded by Commissioner Miller to adopt FY10 Budget as presented. *All in favor; MOTION CARRIED.*

- C. *Ordinance 5-11-09.3 Canal Day Possession & Consumption for Beer in Pell Gardens*

A one-day temporary license must be passed by Council so that the Lions Club can sell beer.

MOTION was made by Commissioner Francis and seconded by Commissioner Taylor. All in favor; **MOTION CARRIED.**

- D. *Old Town Hall Surveys*

The following three estimates were received to do a boundary survey and subdivision plat at Old Town Hall on Biddle St. Tax Map 200, Parcel 128:

1. Will Whiteman \$3500 to \$4200
2. Michael McAllister \$3,800 to \$5,800
3. ARRO firm they work with \$4,400.00

The town intentions are to save the building. The site will be subdivided so that the water plant and tower are on a separate lot. Plans are to have a silent auction. The quotes for the survey were high because the deeds are not accurate enough to identify the property lines.

MOTION was made by Commissioner Collins and seconded by Commissioner Mann to accept Michael S. McAllister, Surveyor's bid with \$5,800.00 as a maximum. All in favor; *MOTION CARRIED*.

E. CCVFC Parade on July 11.

The streets will be closed for the parade for approximately 20 minutes. The parade route will start at the Army Corp of Engineer's site to the Elementary School. Line up begins at 12:30 p.m. and the parade ends approximately at 2:30 p.m.

MOTION was made by Commissioner Miller and seconded by Commissioners Collins to grant permission to the Chesapeake City Volunteer Fire Company for the parade on July 11. All in favor; *MOTION CARRIED*.

IX. PUBLIC COMMENT

Secretary Bob Kidner from the Lions Club showed the council a picture of the plaque they would like to install by the clock. See Enclosed. The plaque would have engraved photos on it. It will be a concrete pedestal installed beside the clock. They anticipate having a ceremony. The Mayor suggested that the clock is turned on an angle so that it can be seen from both directions.

Council told Mr. Kidner that they need to obtain approval from the Historic Commission and Planning and Zoning Commission.

Commissioner Miller announced that the School Board has approved \$70,000 for new playground equipment at the Elementary School.

X. ADJOURNMENT

MOTION was made by Commissioner Collins and seconded by Commissioner Francis to adjourn the meeting at 7:44 p.m. All in favor; *MOTION CARRIED*.

Respectfully Submitted,

Sharon Weygand
Recorder