Town of Chesapeake City
Town Council Meeting Minutes

Monday, June 13, 2022

Present: Frank Hill, Frank Vari, Ed O'Hara, Todd Greco, Tonya Lockwood (staff), Rob Bernstine (staff)

Absent: Mayor Rich Taylor, Lee Adams, Tom Yeager (attorney)

Councilman Frank Hill called the meeting to order at 6:32 pm, followed by the Pledge of Allegiance to the Flag of the United States of America.

Approval of Minutes:

May 9, 2022, Meeting

Motion: Frank Vari made a motion, seconded by Todd Greco to accept the minutes from the May 9, 2022, Meeting. All in favor, motion carried.

May 23, 2022, Workshop/Special Session/Public Hearing

Motion: Frank Vari made a motion, seconded by Todd Greco to accept the minutes from the May 23, 2022, Workshop/Special Session/Public Hearing. All in favor, motion carried.

Public Hearing:

Motion: Frank Vari made a motion, seconded by Todd Greco to open the Public Hearing. All in favor, motion carried.

Ordinance 2022-001 – An Ordinance to amend Article 8 of the Critical Area Section of the Comprehensive Development Ordinance to reflect recent changes in State Law

Council Comments: No comments

Public Comments: A resident in attendance asked if these changes were generally verbiage or major changes to the actual land use. Frank Hill explained that these specific changes are mainly verbiage changes from the State.

Ordinance 2022-002 – An Ordinance to update the Critical Area Map

Council Comments: Homeowners whose properties are affected by the change in the map were notified.

Public Comments: No comments

Ordinance 2022-003 – An Ordinance to amend the Floodplain Ordinance to reflect recent changes in Federal and State Law

Council Comments: No comments

Public Comments: No comments

Motion: Frank Vari made a motion, seconded by Ed O'Hara to close the Public Hearing. All in favor, motion carried.

Council Reports:

Lee Adams

Lee was not in attendance, so Rob Bernstine reported for him. Water and Sewer- The WWTP Progress Meeting was held May 17, 2022. The final completion date remains January 7, 2023. Rob read the WWTP flows for last month from the County Report (attached). There were 2 violations last month on the South Side.

Planning Commission- The Planning Commission did not meet in June due to lack of business. They are reviewing the Maintenance Sections of the CDO for possible amendment. The Zoning Administrator approved 8 applications this month.

Todd Greco

Public Safety- Todd read the police report (attached) from Sgt. Proctor. June was a bit busy for the troopers as there were a few DUIs and other issues.

Frank Hill

Finance- Frank read the current balances on the accounts (attached). The monthly financial reports (attached) were distributed to Council.

Historic District- The Historic District Commission met on Tuesday, May 24, 2022, they reviewed and approved 2 applications. 11 Bohemia Ave – Painting of the exterior. 104 Bohemia Ave – Signs.

Ed O'Hara

Economic Development and Tourism- Off to a strong start this summer. Many business owners said that Memorial Day Weekend was a record day. Looking forward to the Fireworks on Friday, July 1, 2022, this date was picked so that we were not in conflict with other Town's Firework Displays. There have been some concerns among the Civic Association regarding the public restrooms. There has been an uptick in plumbing issues and other things that are overloading their financial budget. The Town, Civic Association, and the Chamber met and came to an agreement about the future maintenance of the restrooms. The Town will pay for the daily inspection and cleaning of the restrooms, in addition to paying the Water/Sewer Bill. The Chamber will pay for all paper products and soap. The Civic Association will take care of any maintenance issues, should they arise.

Frank Vari

Public Works- Sunday, June 26, 2022, is Citizens Scrap Tire Day from 7:30 – 3:00 at the Cecil County Landfill. The Town Maintenance Crew has begun painting street lines throughout Town and will continue until complete. We had the stormwater pipe on Moss Street cleaned out. We were strong with our recycling numbers again this year. Preliminary results are that we recycled 59.6%, which is wonderful! There is a sink hole starting at the corner George and Second.

Parks and Rec- Next meeting is tomorrow night. Fin Bike Rentals is up and running at the head of the Ben Cardin Trail. Frank contacted the Corp regarding another grass cutting along the levies. The State did come in and patched a few of the problem areas, but there is much more to do, and he will keep in contact with them. The Canal Race will be held Saturday, June 25 at 8 am. Senator Cardin will be in attendance, and we are hoping that many residents will come out in support.

Rob Bernstine, Town Manager

Nothing further.

Brian Hunsberger, Treasurer

Issuing checks will be returning to Town Hall this week.

Mayor Rich Taylor

Rich was not in attendance.

Action Items:

Election Results

There were 108 residents that voted in the election. Rich Taylor, running unopposed, was re-elected as Mayor with 100 votes. We had 3 Candidates for Council with 2 seats open. Lee Adams was re-elected with 78 votes, Sarah Ford-Ferrara was elected with 64 votes, and Amber Durand was not elected with 48 votes.

Motion: Todd Greco made a motion, seconded by Ed O'Hara to approve the Election Results as reported by Tonya. All in favor, motion carried.

Resolution 2022-003 – A Resolution establishing the rates for water and sewer services

Rob gave a brief synopsis of the increase in Water/Sewer Rates. It was decided to do a 3% increase spread over the usage and the base rate. A copy of the Resolution is attached.

Motion: Todd Greco made a motion, seconded by Ed O'Hara to approve Resolution 2022-003 – A Resolution establishing the rates for water and sewer services. All in favor, motion carried.

Resolution 2022-004 – A Resolution establishing the real property tax rate

Frank Hill gave a brief synopsis of the real property tax rate for FY 2023.

Motion: Todd Greco made a motion, seconded by Frank Vari to approve Resolution 2022-004 – A Resolution establishing the real property tax rate. All in favor, motion carried.

Closed Session:

No Closed Session needed.

Action Items:

MPK Contract

The addendum to the existing contract extends the contract for 1 year, adds an option for a fuel surcharge, and updates the residential can count. We will continue to pay $17.90/resident can.

Motion: Frank Vari made a motion, seconded by Todd Greco to approve the renewal of the MPK Contract Extension of 1 year. All in favor, motion carried.

State Police Contract

There is a change in the maximum hourly rate charge. It has increased to $125.00/hour, due to inflation. This would only be for the highest paid officers patrolling the Town. We typically average about $68/hour.

Motion: Todd Greco made a motion, seconded by Ed O'Hara to approve the renewal of the State Police Contract. All in favor, motion carried.

Wagner and Associates Contract Summary

Patricia will review her current contract and will get comments back to Rob in early July. We would like to change to an hourly fee rather than

Motion: Frank Vari made a motion, seconded by Todd Greco to table the renewal of the Wagner and Associates Contract. All in favor, motion carried.

Town Manager Contract

There is a cost increase that was approved with the budget approval.

Motion: Frank Vari made a motion, seconded by Todd Greco to approve the renewal of the Town Manager Contract. All in favor, motion carried.

Discussion Items:

Public Comment:

Gwen Clayton- Residents on Mt. Nebo and some other residents under the bridge have a black substance that gathers on the spigot screen and on their toilets. The chlorine is also high. Could we add a flashing light to the areas, on both sides where they are speeding, to attract attention. There is a quilting guild group that may be interested in coming to Chesapeake City. The noise on Mt. Nebo is loud also. She spoke to GianMarco and he gave her the number for a manager she can call. We have come to meetings for years and nothing gets done. It is a waste of our time.

Resident from Boatyard Road- Would like the intersection at Biddle and Lock to be addressed. With all the parked cars you can't see traffic coming and it is very dangerous to pull out on Lock from Biddle. People aren't stopping at the stop sign at Bank/Biddle/Boatyard. Why do we have to wait until someone gets hurt to do something. Something needs to be done with the traffic flow, especially on the weekends.

Jane Evans- The workers at the new WWTP are speeding around 3:30 pm each day. It is dangerous.

Cindy Ortt- The people parked and removing bikes from their cars don't pay attention. They walk in the road. She is also having issues with the noise from the music playing in Town. It is not enjoyable when there are 3 different types of music coming at you all at once. At night there is a thumping that keeps you from getting sleep.

Caton Vaughan- There are two old parking permit spots that are no longer permit spots and the Town needs to put some black paint on them. Do we regulate Air B and Bs in the Town? It isn't fair that they make money on their properties and pay the same as us. The Rum Bar is also loud. We ALL need to fill out the forms if that is what it takes. We are having trouble with the patrons leaving the bars. They are loud and some even are urinating on the street. Why don't we work with other states to get people to pay our parking fines?

A few Biddle Street Residents- The Inn and the Bayard House noise is extremely loud. Not just the music, but also the screaming and yelling customers late at night. The liquor board will not investigate unless the Town makes a complaint. It is a vicious cycle, and we never get anywhere when we have to fill out a complaint form after the fact.

Council Comments:

Rob B.- will look into the black residue issue.

Todd G.- one suggestion to the traffic flow issue, could be to get the police to patrol the Lock/Biddle/Bank/Boatyard areas. We have already expanded the yellow parking paint (no parking) in that area. We will have Kenn ticket cars parked in the yellow areas. Rich should put together a sub-committee to work on the regulation of Air B and Bs. He also needs to form a committee to discuss noise and how we can begin to control it.

Ed- will meet with Gwen's contact about the Quilting Guild. We could bring in the Chamber on this. My only comment on the Rum Bar noise is that we close at 10 pm. He will gladly give his number for people to call if his music is too loud. We need to create a plan to make everyone happy. Is 10 pm an acceptable time for outdoor music?

Frank H.- we have been looking into the regulation of Air B and Bs. We will speak with GianMarco and will speak with the Liquor Board once we get some complaint forms in.

Frank V.- there will be a 9/11 Memorial Walk hosted by the Chesapeake City Volunteer Fire Company on 9/11/2022 at 9:03 am. We need a signed, written complaint form from each person. This gives us back-up when we go to the Liquor Board.

Adjourn:

Motion: Frank Vari made a motion, seconded by Todd Greco to adjourn the meeting at 8:38 pm. All in favor, motion carried.

Respectfully Submitted,

Tonya Lockwood

Richard L. Taylor, III, Mayor