

Town Council Meeting

Town of Greensboro

04.07.22

In attendance: Mayor Kevin Reichart, Comm. Amanda Weaver, Comm. David Spencer, Comm. Pete Brelia, Vice Mayor Bobby Harrison, Town Manager- Mrs. Tammy Kellede, Public Works Supervisor - Brandon Cunningham, Officer Christopher, Jaime Fowler – Planning and Zoning Clerk Admin- Vanice Myers, William Schaffner, Cathy Spencer, Ashley Gnacyk, Clifford Weedman, Mary Weedman, Kim Ernest, Angel Perez, Attorney Lyndsey Ryan, and Jae Yunasen.

The Council meeting was called to order by Mayor Kevin Reichart at 6:00 p.m. on April 7, 2022.

Pledge of Allegiance.

Invocation: Pastor George Simmons of St. Paul's Church.

Approval of Minutes: n/a

Smugglers Cove Memorial Park – Town residents in the Smugglers Cove development came to voice their concerns over the new Smugglers Cove Memorial Park. Mr. Weedman stated that he appreciates everything that the Town is doing but he does not want to see us get fined. He stated that there are regulatory floodways; the drawings Mr. Weedman provided shows that the park is in the regulatory floodway. Mr. Weedman advised it takes about eight months to get permits and if FEMA finds out about it, they can pull the flood insurance from the residents that live in that area. Mr. and Mrs. Weedman are concerned about what has been done to the park. Mr. Weedman stated that he knows the Town's intentions are good but by adding a hideous parking lot the Town didn't do anything. The Weedmans want the Town to take out the parking and the bench; he does not think it is allowed to be there.

Mayor Reichart advised Mr. Weedman that once we are finished conducting the meeting tomorrow, we can update him with the progress and let him know what the State agencies have advised the Town to do.

Sandra Washington -Town concerns – no show.

Committee and Department Reports

- A. Town Manager** – Mrs. Kellede spoke about the low-income household water assistance program, once we have the signed MOU, we will advertise for people to get assistance.

We are waiting on the official okay on Main St but she does not think we will have any issues.

Mrs. Kellede sent an email to the commissioners about the Certified Public Managers program and is looking for approval.

Mayor Reichart asked for a motion to approve Mrs. Kellede for the Certified Public Managers program. Comm Spencer made a motion Comm. Harrison seconded the motion. All in favor, motion passed.

Mrs. Kellede is hoping we will have an update from SERCAP around the beginning of May.

- B. Town Attorney – N/A**

- C. **GFVC** – Comm. Brelia advised that the breakfast event had a good turnout but they broke even. They are going to try to do it again and make some adjustments.

D. **Planning Commission – N/A**

- E. **Parks Board** – Comm. Weaver stated that there will be a meeting on 11th about Ober Park and then the next meeting is the 13th. After those meetings, they will go back to the normal monthly meetings.

- F. **Public Works** – Mr. Cunningham stated the two new guys are working out well.

Comm. Harrison asked if Mr. Cunningham could check in front of the property of Alice Christopher, at the intersection in front of the mailboxes. Mr. Cunningham stated he will take care of it.

Comm. Spencer said he is glad to see them doing a good job. Mr. Cunningham told the Council there are a couple reed beds that are half-way empty. We had a smooth pickup of the surplus items.

The Council and Mr. Cunningham have spoke previously about the pros and cons of purchasing a Gator. The prices have increased and there is a 5-8 month waiting list. Mr. Cunningham provided estimates. Comm. Weaver stated she is against purchasing one; she cannot justify the reason for the purchase. Comm. Spencer is in agreeance with Comm. Weaver unless it can be part of the capital budget. Comm. Brelia agrees that it should be in the Capital Budget plan unless there is a surplus at the end of this budget year.

- G. **Police** – Officer Christopher was at the meeting representing the Police Station on the behalf of Chief Biddle and reports the following statistics for the month of March, 2022:

- a. The department took 285 calls for service.
- b. The department made 7 arrests.
- c. The department wrote 9 incident reports.
- d. The Officers made 65 traffic stops with one being a DUI.
- e. The department completed 87 violations.

Comm. Spencer asked if they could remove the stop sign at Wood Duck Drive? He also stated that residents are complaining because people are running the sign anyway. Comm. Spencer would like to request to remove the stop sign. Comm. Spencer asked if there needs to be a public hearing for that. Attorney Ryan states it should be listed on the agenda so the public has the chance to speak in regards to the matter. Comm. Harrison states if the stop sign is removed then the residents will begin to complain about how people are speeding through there. Mayor Reichart requested that this be placed on the agenda for April 21st.

- H. **Mr. Noon at 520 Vaughn Ave** – Mr. Noon states that the drain overfills and it goes in his driveway. The drain is higher than it is supposed to be and he wants to know if he purchases another drain, can someone install it so that it can reduce the water sitting at the end of his driveway. Comm. Weaver stated if this is a town road then the Town should repair it. Mayor and Council agree.

Old Business

- A. Untagged vehicles** – Attorney Ryan questioned why the ordinance was not adopted for the “no car untagged” and Mayor Reichart stated that Council thought about it and they found that it was too restrictive. Ms. Fowler read the code as *302.8 Motor Vehicles* from the International Property Maintenance and Code Book.

Comm. Spencer thinks we should allow one untagged vehicle that must be covered. Comm Weaver asked if someone is renting a home in a residential neighborhood, but also running a business out of the residence; can they still be cited. Ms. Fowler verified that he has a valid business license. Mayor Reichart requested that Attorney Ryan put together the ordinance so that Council can review.

- B. Update on Judy Center/GES** – Mrs. Kelledees stated she wanted to reach out to Scott to see if he knew about anything what was being done. Attorney Ryan stated that she knew GMB had representatives attending the meetings and reviewing the plans. Comm. Spencer asked if they split the water and sewer and if it is even possible. Attorney Ryan advised that she thinks they need to come in to help in the discussion instead of us just going back and forth. Mrs. Kelledees requested to table it.

- C. Update on Kinnamon Meadows** – Attorney Ryan stated that the Kinnamon Attorney had some questions that they needed answers to. The questions are listed below:

- a. How much water and sewer allocation has been purchased?
- b. Have they paid in full for the water allocation?
- c. Questions about since the 2008 road improvements; standing development agreement.

Mayor Reichart stated that in the 2008 agreement the developer was to repave School Street. The Town has since repaved School Street and are now asking for them to repave a different road.

New Business

- A. Constant Yield Rate** – Mrs. Kelledees advised that the state provided our CYR at .6659 because of the inflated property values. We are currently at .72 and Mrs. Kelledees recommends dropping it to .71. Attorney Ryan stated that there has to be a public hearing regarding changing the rate for so many days before it can take effect. Mayor Reichart stated that each year we try to reduce it by one cent.

- B. Critical Area Update - Tabled**

- C. Budget Discussion** – Comm. Spencer asked if there would be another budget meeting prior to the budget workshop. Mrs. Kelledees stated that we can do that. Comm. Harrison stated that there are still a lot of questions that he has and needs to go over the budget prior to the budget workshop. It would be nice to have another meeting next week to get some of the questions answered. Mayor Reichart asked if anyone would have a problem with meeting on Thursday, April 14th at 5 p.m. and everyone was good with this date and time. Mrs. Kelledees advised to email any questions so that she can be well prepared for the meeting.

Introduction of Ordinance 2022-O-1

AS ORDINANCE OF THE TOWN OF GREENSBORO FOR THE CONVEYANCE OF PROPERTY LOCATED AT 121 LINCOLN STREET, GREENSBORO, MARYLAND, AND IDENTIFIED IN THE TAX RECORDS OF CAROLINE COUNTY AS PARCEL 738 OF MAP 303 TO ANDRE AND CHARLENE GOULD

Mayor Reichart asked if someone would like to motion to introduce Ordinance Number 2022-O-1, Comm. Harrison made a motion.

Introduction of Ordinance 2202-O-2

AS ORDINANCE OF THE TOWN OF GREENSBORO FOR THE CONVEYANCE OF PROPERTY LOCATED AT 117 LINCOLN ST, GREENSBORO, MARYLAND, AND IDENTIFIED IN THE TAX RECORDS OF CAROLINE COUNTY AS PARCEL 752 OF MAP 0303 TO GARILLA MORELAND

Mayor Reichart asked if someone would like to make a motion to introduce Ordinance Number 2022-O-1. Comm. Harrison made a motion.

Review Bills

Mayor Reichart asked did anyone have any questions regarding the bills? The Commissioners asked if the list of bills could be more detailed in what was purchased.

Mayor Reichart asked for a motion to adjourn the meeting. Comm. Weaver made a motion. Comm. Harrison seconded the motion. All in favor, meeting adjourned at 8:24 PM.

Respectfully submitted by Vanice Myers