



Kevin Reichart, Mayor
Tammy Kelledes, Town Manager/Clerk
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TC Meeting 3.7.24

In attendance were Vice Mayor Robert Harrison, Commissioner Pete Brelia, Commissioner Joe Noon, Commissioner Christina Robinson, Chief Trams, Town Manager Tammy Kelledes, Town Attorney Lyndsey Ryan, and associate Carly, Public Works Supervisor Brandon Cunningham, Main Street Coordinator Amanda Weaver and Pastor Doug Morley.

Residents Ron Deal, Terri Christopher, Frank and Janet Myers, Kenny Burk, Chris Mason, Billy Gardner, Mark Jackson, Jeff Jackson, Laura Sebly, Stephen and Heather Darr, and Nisha Switzer.

Zoom –VA's iPhone, Tysheeda Mumford, Charles

Vice Mayor Bob Harrison called the meeting to order at 6 pm.

Flag Salute

Invocation by Pastor Doug Morley

Vice Mayor Bob Harrison asked for approval of the 2/22/24 meeting minutes.

Commissioner Joe Noon made a motion to approve the minutes and Commissioner Christina Robinson seconded the motion. Minutes approved. All in favor.

Vice Mayor Bob Harrison read Ordinance 2024-01 as follows:

AN ORDINANCE OF THE TOWN OF GREENSBORO TO AMEND SECTIONS 3 AND 10 OF THE GREENSBORO LAND AND DEVELOPMENT ORDINANCE TO ESTABLISH REASONABLE ZONING REGULATIONS FOR CANNABIS BUSINESSES

Attorney Ryan gave an overview and said that we cannot prohibit these businesses and this ordinance defines each type of business permitted in the state. The ordinance also determines for each type of business, the applicable and appropriate zoning.

Chris Mason asked why we are talking about it and questioned if someone had applied for a permit to open a facility. Bob Harrison replied that we had someone apply 5-6 years ago and now we are just being proactive so that whoever does apply has less to do as far as ordinances and rules. Attorney Ryan said the town is allowed to do this and needs to be done before someone applies.

Vice Mayor Harrison asked for a motion to close the public hearing.

Commissioner Noon made a motion to close the public hearing and Commissioner Brelia seconded the motion.

Commissioner Brelia made a motion to adopt Ordinance 2024-01 as written and Commissioner Robinson seconded the motion. All in favor.

Public comments:

Mr. Ron Deal said that he is very happy with the roadwork on Academy and that it is the best stretch of road since been here. He then went on to say that the company that made the reconstructed road did not do so correctly and it has made his front yard a pool. He wants the water situation fixed and that they didn't cut the road down low enough to not flood yards and driveways. He would like someone sent to 502 N Academy to fix the issue and that someone should be held accountable for the error. There was discussion on the topic and Mr. Cunningham said that he will reach out to the contractor.

Chris Mason brought up the following:

- He submitted a FOIA request and is waiting for the response because he has 40-50 people who ask him questions about the water rate/billing. Mrs. Kelledes said that we have asked DBF to redo the study.
- Inquired about how much money the town spends on water leaks and suggested getting a contractor to investigate leaks. The council asked what leaks he was talking about and he said the School house apartments. The town is not aware of any leaks and asked Mr. Mason to have his contact to call us at Town Hall so we can help.
- RFP for the WWTP and how much it costs to run the plant. Mrs. Kelledes advised him that we are looking into our options for a company or single person/s.
- Trash – he asked why we don't get a local company to contract for it. The council replied that it is a local company and that there is still two years on the contract. There was discussion about where we advertise.
- Has there been a decision on the minimum water usage? Mrs. Kelledes said that we are getting numbers as requested. Commissioner Brelia commented that Mr. Mason was at the last meeting and there have been no other discussions as they all must be done at the town meetings.
- FOIA request –he asked why the lawyer gets into.
- Sell cop cars not using. Chief Trams replied that we are trying to deplete 2 spare cars and someone from Fred Frederick came out to give an assessment and will get back to Chief Trams. Chief also said he will not hire just anyone when previous Officer Webster was brought up.

Laura Seby asked how the next billing will be sent and Mrs. Kelledes replied that we prefer to go with email. We will send out notices for updated information in the next billing so residents can update and give their preference. She will let everyone know at the next meeting.

Department Reports

Town Manager Tammy Kelledees gave the following report:

- Mrs. Kelledees, Mr. Cunningham, and Ms. Fowler met with DR Horton today at Kinnamon Meadows
- Mrs. Kelledees, Jaime Beechy, Carly, and Mrs. Ryan met about north county park. Mr. Cunningham was delegated to investigate the access road and shared maintenance.
- RFP for water and sewer are out.
- Ongoing conversations with the company that handles the water meters. They sent someone out today to program some meters that were ignored. Hopefully they will be responsive as we continue to work on the current issues and proceed with the building of Kinnamon Meadows.
 - Commissioner Brelia commented about the streets being terrible in Kinnamon Meadows and Mrs. Kelledees said that was discussed today to be sure that Baldwin will fix them.
 - Chris Mason interjected about the cost of adding the development into the cost of the WWTP. Mrs. Ryan explained that it is already included in the calculation.

Attorney Ryan - no updates as they were all covered previously in the meeting.

Chief Trams gave the following report:

- It was a good month. He would like everyone to understand that there are only 2 officers so the numbers may seem low but keep them very busy.
 - 86 property checks
 - Many calls to assist officers in the area and Ridgely
 - 69 traffic stops
 - One arrest for assault
 - Two thefts
- Speed cameras –He has been in contact with Red Speed. The area would need to be deemed a “school zone” according to State highway so an ordinance would need to be adopted. Commissioner Robinson said that at the Advocacy event she just attended, this was a topic of discussion and that there needs to be certified officer that reviews the footage. Chief Trams said that the Town of Easton gets a lot of revenue from the cameras but that they are a much bigger town than us. Council asked for Chief Trams to have a spokesperson from Red Speed to come and speak at the next meeting and then we can research to see if we would like to follow through.
 - Chris Mason said that it is easy to beat those tickets and it is a waste of time and resources and it is easy to beat those tickets. Chief Trams asked that as he only has himself and Officer Smith, would you only have speed enforcement so often or kids safe.

Public Works Supervisor Brandon Cunningham gave the following report:

- The “no outlet” signs have been put out

- Brush pick up had 3 loads
- One of the wells had an issue and Verizon had to come out twice to fix.
- Public works in working on new mulch at Choptank River Park
- Working on putting new flooring in the Police Department
- The Goldsboro generator had an issue with the crank shaft sensor but is back online now
- Bulk pick-up was one load
 - Commissioner Brelia verified that we are still doing bulk item pick-ups for \$5 per item. He asked that we republicize that service.
- Water leak on Park Ave took about half a day to fix

Community Outreach/Main Street Coordinator Amanda Weaver gave the following report:

- Working on events
 - Autism event at Community Hall is coming together
 - Fishing Derby, Tractor Pull, Lions Club Car Show at the school and town yard sale are May 4th.
- The School Zone Ordinance opens grants that we will be working on
- Musicfest/Car Show is about 75% funded. The goal is to have it 100% funded.
 - Commissioner Noon asked if it was too soon to a Sponsorship letter
- Basketball program is full with 120 children and a waiting list. The officers have been showing up and the children love it. All drinks and snacks have been donated. There are even other officers from other jurisdictions coming by, which is really great for building relationships.
- There will be a “Greensboro Resident Only” night for Whoville

Fire Department – no report

Old Business – none

New Business – None

Code Enforcement report given by Mrs. Kelledeas as follows:

- 7 new violations that were sent courtesy notices
- 10 citations sent by certified mail
- 18 repeat offenders that were fined
- Ongoing legal case with hoarder on Vaughn

Vice Mayor Harrison verified that trash cans should be removed from the sidewalk within 24 hours of trash pick-up and asked for it to be reposted.

Charter discussion tabled until Mayor Spencer is present.

Town Council Remarks

Commissioner Robinson attended Advocacy Day last week and she enjoyed herself learning new things and making new connections.

Topics included:

- Juvenile crime reform –
- Grants for youth
- Affordable housing in MD
 - Mrs. Kelledees asked if there was discussion about low-income funds and ADU access dwellings. There were but it could take up to 3 years to go into effect.
- Conversations with others about their water bills and some of ours are not too far off
- MML conference is June 23-26, 2024

Commissioner Noon - none

Commissioner Brelia - none

Resident Laura Sebly asked about the water quality reports and Mrs. Kelledees said they may be sent out with next bills.

Commissioner Brelia made a motion to adjourn the meeting and the motion was seconded by Commissioner Noon.

Adjourned 6:52 PM

Respectfully submitted by Dawn Parks