

## Commissioners of Ridgely

### Minutes February 5, 2007

The February Town Meeting was held in the Ridgely House on the above date at 7:00 pm. Linda Epperly-Glover, President; Nancy Gearhart, Commissioner; Chuck Hunter, Commissioner; Joe Mangini, Town Manager; Merl Evans, Police Chief; David Crist, Supt. of Water/Wastewater; and Carol Balderson, Town Clerk; were present.

The following folks were also present: Chris Rogers, URS; Mark Prouty, URS; and the attached list.

President Epperly-Glover called the meeting to order with the Pledge of Allegiance and a moment of silence for those who have lost their lives defending our country.

**Opening Comments** Joe said they had talked at the last meeting about having someone here from the county to talk about the airport project; but because of all the work that has to be done on Ridgely Park he decided not to do that this month. He will try to get the County Administrator or someone here next month.

**Approval of the Minutes** – Commissioner Hunter made a motion to approve the minutes of the regular meeting and the minutes of the executive session of January 8, 2007, seconded by President Epperly-Glover.

**Treasurer's Report** – Clerk reported the General Fund balance on January 31, 2007 at \$218,371.26, Sewer Fund at \$345,962.35, and Water Fund at \$42,964.40. An account has been set up for the EDC Revolving Loan Fund with \$25,000. That is included in the General Fund balance. A General Fund Savings account has been opened with MLGIP with \$144,000.

Joe said we are planning to utilize accounts at Provident State Bank as reserve funds. The EDC account and General Checking are at Mercantile Eastern Shore Bank.

**Police Report** – Chief Evans reported that as of January his department is back handling bad checks for the stores in town. The State's Attorney's office found out that the company they had doing these investigations wasn't working out very well.

The application date has ended for police officer positions. Have several people to be interviewed. A couple of people have been determined to be ineligible due to prior history. One officer will be starting work on February 12.

Lt. Creason is now between treatments and post tests.

A letter has been sent to the owner of 16 W. First Street reference to our disorderly house ordinance and is awaiting her response as to whether she can help or they post the house.

**Public Works and Water/Sewer Report** – David reported on the departments activities. Have a couple of projects to take care of when the weather is a little more suitable: 203 Md. Ave. has a problem with their service connection for sewer line. Thinks it was not a flush connection. 402 Park Ave. is kind of the same thing. Thinks they were not taken off the old line running down Fourth St.

Keith Bilbrough was here last week to put in hook ups for generators.

40 days holding time in the lagoons.

Joe reported that Robin Eaton is still recuperating from his surgery. He came in last week; looking better. Probably will be back in March.

**Other Board/Commission/Committee Reports** – EDC – John Balderson reported they

received a couple of proposals for businesses coming into town. One gentleman is planning to put a Subway, maybe Dunkin Donuts, and a couple of other things up on Rt. 480. Also received a proposal from Sunnyside Enterprises regarding the Cowbarn. This gentleman is interested in putting in a steak house.

As mentioned, they have \$25,000 in their account now. When they get matching funds from the State they will have money to help some people.

Joe added that EDC will begin putting together a revolving loan program and will be looking at some things Denton and some other towns have done as far as the criteria for businesses. Could get a grant from the state of up to \$50,000.

The second grant would be doing the Economic Development Revitalization which would provide funds to hire a consultant, or do a study on how they would like to see the Town grow from an economic development standpoint.

There is also serious interest in the New Roads building by someone.

**Planning/Zoning Commission** – Joe reported they met on January 24. There was a building permit for the new veterinary clinic to do some work on the inside.

There was some discussion on some development projects: the Cowbarn, Ridgely Park, and Ridgeway Estates. The Town Attorney is working on Public Works Agreements for the projects that are on the way.

**Rails to Trails Advisory Committee** – Joe reported they had their first meeting on January 29. Everyone did attend. This meeting was to get everyone acquainted with the project. Next month, February 26, they will have a representative from the State here to talk with them, and the Deputy Director of Queen Annes County (who worked with the project there) to come and talk with them. They will also schedule some visits.

Joe said this project will be restricted to the town limits, but they hope it will eventually end up at Adkins.

**Ridgely Historical Society** – Cathy Schwab reported they had a meeting last Thursday. The Historical Society is very interested in Railroad Park and they have some ideas on a project using engraved bricks for people to buy. They have some vendors to look at. They have visited sites in Trappe and the Samaritan House in Denton. The Tidewater Inn in Easton has some engraved bricks.

They met yesterday morning at the Railroad Station to decide whether to go with a sidewalk or a design. Thinks they may go with a design with plain brick and replace with engraved bricks as they come in. The design may get moved as the Rails to Trails project moves along; or they may do more than one design if there is a lot of participation. Will meet again next month and try to come up with a spot and design. Should have something at the Strawberry Festival.

**Town Manager's Report** – Joe said the State of the Town address will be given at the Town Meeting on March 5. The five-year Capital Improvement Program report will be given on April 2. Hope to have the FY2008 Budget introduction for May 7, and perhaps a Public Hearing on May 21 with adoption on June 4. (tentative schedule)

Joe reported there is no change in the Sewer Capacity Management Plan. (144-146 homes)

**Development Projects** - Joe reported there are still some concerns with Ridgeway Estates; location of trees in the front and the storm water management pond. There are still 4 or 5

items they need to give to the Town before the final can be signed. There are two Public Works Agreements pending.

Joe reported that a preliminary plan for the Cow Barn Town House Project came in and was given preliminary approval by the Planning Commission. It is now ready for review. Water and sewer are the main issues.

There will be a special work session following this meeting to address some concerns with Ridgely Park, and to discuss the Development Rights and Responsibilities Agreement.

Municipal Capital Projects – Joe said Chris Rogers and Mark Prouty are here from URS.

There is a proposal from them to do the water storage tank.

There are a couple of proposals to look at for the Wastewater Treatment Plant Upgrade project.

The well project is to be completed by June 30.

Joe said he hopes to have a start date for the Third Street Project for the March meeting.

Municipal Grant Proposal/Projects Update – Joe reported we need to start working on the Martin Sutton Park Renovations Project this month to get it out to bid soon. We have one to two years to get this project ongoing.

Joe said we haven't heard from them on M. S. Park Citizen Security Project. This is for two security cameras.

Ridgely's 140<sup>th</sup> Anniversary Celebration Project has been discussed by the Historical Society. It will also be brought up by the Parks and Recreation Committee at their meeting on Feb. 8. They will also be talking about the athletic field. Will suggest doing a feasibility study with funding they will have to see what they can do, should do, what is needed, and what it will cost.

Old Business – Commissioner Gearhart said they need to do something with getting the Ethics Board in place.

Joe said they need 3 citizens to serve on it. He has a name for it. There are special forms to be filled out by appointed and elected officials of the town stating whether they have received bribes, etc. They would not meet unless they are needed.

Could put this on the agenda for March. Commissioners need to come up with names.

Cathy Schwab asked if these people would receive any training.

Joe said yes; the training should come from the State. They give you case studies. The training is usually 4 to 8 hours.

President Epperly-Glover said she had to get approval from the State Ethics Commission to run for Town Commissioner. State employees have to get approval from them to get a second job.

New Business – Orrell Saulsbury reported on the Mid-Shore Tech Park. They have a signed contract with Davidson Construction to do the Phase I construction. They expect to give him a Notice to Proceed within the next 10 days. They will have 270 days to complete the project. They need to start finding tenants.

Public Comments – Cathy Schwab said she got a copy of Elsie Ebling's Centennial Book. They had some interesting things going on; need to think about things for 140<sup>th</sup> Anniversary.

Rev. Cheek said the Brethren Church has a pancake supper on February 20 at 6:30 pm.

(No charge)

There will be an Ecumenical Service on Ash Wednesday, February 21 at 7:00 pm at the Ridgely United Methodist Church.

**Town Commissioners Comments** – Commissioner Hunter recognized John Gnall who is a past community service leader. He is moving.

President Epperly-Glover thanked everyone for coming out and reviewed the announcements of upcoming events/meetings.

Joe reported there will be a Tax Differential meeting with the County Commissioners and municipalities on Feb. 27.

**Payment of Bills** – President Epperly-Glover made a motion to pay the bills as submitted, seconded by Commissioner Hunter. Passed.

Commissioner Gearhart said the Tree Commission will be meeting on Feb. 22.

Discussion on having Work Session on Feb. 12 since Feb. 19 is a holiday, and Feb. 26 is the Rails to Trails meeting.

President Epperly-Glover adjourned the meeting at 7:45 pm.

Respectfully submitted,

Carol A. Balderson, Clerk