

**TOWN OF GEORGETOWN
TOWN COUNCIL MEETING MINUTES**

Meeting Date: Wednesday, May 9, 2012
Location: Town Hall, 39 The Circle, Georgetown, DE
Time: 6:45 P.M. Public Hearing
7:00 P.M. Regular Meeting

PRESENT:

Brian Pettyjohn, Mayor
Steve M Hartstein, Ward One
Sue H Barlow, Ward Two
Annie Besche, Ward Four

STAFF PRESENT:

Eugene S Dvornick Jr, Town Manager
Angela Townsend, Town Clerk
Tim Willard, Town Solicitor
Bill Bradley, Dir of Public Works

ABSENT:

Bob Ricker, Ward Three

6:45 P.M. PUBLIC HEARING

KING STREET WATER PROJECT, \$3,300,000

The Public Hearing will be to discuss the Town authorizing the issuance of up to \$3,300,000 maximum principal amount of a general obligation bond, in order to finance upgrades and improvements to the Town's existing King Street Water Treatment Facility. The Town Manager presented the Council with a power point presentation of the project.

Public Hearing was closed at 6:53pm

7:00 P.M. Regular Meeting

1. PLEDGE OF ALLEGIANCE

Mayor Pettyjohn led the Pledge of Allegiance.

2. INVOCATION

Mayor Pettyjohn led the invocation.

3. ADOPTION OF AGENDA

Motion by Councilman Barlow, seconded by Councilman Hartstein, to adopt the agenda as presented. **APPROVED (unanimous).**

4. APPROVAL OF THE APRIL 25, 2012 TOWN COUNCIL MINUTES

Motion by Councilman Barlow, seconded by Councilman Besche, to approve the minutes as presented. **APPROVED (unanimous).**

5. PROCLAMATION –SPECIAL RECOGNITION

BERNICE EDWARDS - "NATIONAL COMMUNITY ACTION MONTH"

Bernice Edwards, Executive Director, First State Community Action Agency, was not present for the recognition. Mayor Pettyjohn read the proclamation into the record.

5A. PROCLAMATION – SPECIAL RECOGNITION

ROSALIE WALLS – "2012 MOTHER OF THE YEAR"

Rosalie Walls was presented a Proclamation in Special Recognition of "2012 Mother of The Year".

6. **JANE HOVINGTON – SHECHINAH EMPOWERMENT CENTER PRESENTATION**

Jane Hovington recognized Officer Chris Story for his efforts with the Shechinah Empowerment Center dealing with alcohol and drug issues in our community.

7. **EXTENSION FOR APPROVED CONCEPTUAL PLAN - SUSSEX ENTERTAINMENT, LLC - VILLAGE OF COLLEGE PARK**

Connie Malmberg, presented Council with an overview of the project. Due to meetings and changes with the infrastructure, the struggling economy, and the depressed housing market, the applicant is requesting a second one (1) year extension until July 14, 2013.

Concept Plan originally approved by Town Council – July 14, 2010

Planning Commission approved a 1yr extension for Conceptual – May 8, 2011

Preliminary submitted to Town and placed on hold– November 2, 2011

Conceptual Pan will expire – July 14, 2012

The Planning Commissioners may grant a one-time extension, at its sole discretion, based on a presentation by the applicant at a Planning Commission meeting and on the information provided by the applicant concerning reasons why the project was unable to proceed in a timely manner.

Motion by Councilman Barlow, seconded by Councilman Besche, to approve a second one (1) year extension. **APPROVED (unanimous)**.

8. **REVIEW OF BID PROPOSALS – 124 EAST PINE STREET
124 East Pine Street – Demolition**

The Town has received bids for the removal of the structures on 124 East Pine Street:

<u>Contractor</u>	<u>124 East Pine</u>
Gateway Construction	\$ 18,500.00
Clark's Gen Contractors	\$ 14,500.00

Based on review, it is recommended to award the bid to Clark's General Contractors, Inc with demolition to take place as soon as possible.

Motion by Councilman Hartstein, seconded by Councilman Barlow, to award the demolition of 124 East Pine Street to Clark's General Contractors at an amount not to exceed \$14,500.00 to take place as soon as possible. **APPROVED (unanimous)**.

9. **RESOLUTION #2012-6 KING STREET WATER PROJECT LOAN TERMS RESOLUTION**

The proposed Resolution is for the King Street Water Facility, with a total loan amount of \$3,300,000 through the Delaware Drinking Water State Revolving Fund (DWSRF) with a zero (0%) percent interest rate and 100% principal

forgiveness. Public Hearing was held earlier tonight during the Public Hearing portion.

Motion by Councilman Hartstein, seconded by Councilman Barlow, to adopt Resolution #2012-6 King Street Water Project Loan Terms Resolution. **APPROVED** (unanimous).

“The Resolution is incorporated as part of the minutes.”

10. **2ND READING & ADOPTION OF ORDINANCES**

A. **ORDINANCE #2012-1 MODIFICATION TO PARKING REQUIREMENTS**

The Ordinance would allow the Town Manager to grant up to 20% reduction on required parking spaces for reasons of topography, mixes of uses, ride share programs, availability of transit, limited customer stays, or other conditions specific to the site.

Motion by Councilman Barlow, seconded by Councilman Hartstein, to adopt Ordinance 2012-1 Modification to Parking Requirements. **APPROVED** (unanimous).

“The Ordinance is incorporated as part of the minutes.”

11. **DEPARTMENTAL REPORTS**

A. **GENE DVORNICK – TOWN MANAGER**

2012 Municipal Election

REMINDER: The Annual Municipal Election will be held on Saturday, May 12th from 1:00 PM to 7:00 PM. The only council seat requiring an election is Ward 3. Mayor and Councilperson Ward 4 were uncontested.

ServPro Proposal

As the Town Public Works personnel have been making the necessary repairs to the northeast and southeast corners of the building a significant amount of dust and debris has accumulated in the carpet and on the walls. We have received a proposal from ServPro to vacuum the carpets and the wall (halfway up) to remove the dust and other materials – the cost estimate is \$1,167.50.

Motion by Councilman Hartstein, seconded by Councilman Barlow, to approve \$1,167.50 for ServPro to clean the Town Hall. **APPROVED** (unanimous).

Park Updates

- Layton-Thompson Park:
 - Water line has been installed - cost paid by the Delaware Premier Soccer League
 - Seeding of the soccer fields has been completed
 - Clean up of trash & debris along the ditch system has taken place
- North Bedford Street Park:
 - Georgetown Chamber of Commerce “Farmers Market” – Wednesday’s from 3:00 PM – 6:00 PM until September.
- All Parks:
 - Signage indicating “Park Rules” being installed

Service Line Replacement Project

The mandatory pre-bid meeting took place on Thursday, May 3rd, the two bidders, Teal Construction and George & Lynch, were in attendance.

Bids are due and will be opened on Monday, May 21, 2012, at 2:00 PM.

Pettyjohn Woods Project

The advertisement for bids will be running May 10th and May 17th in local newspapers. There will be a mandatory pre-bid meeting on Tuesday, May 22nd and the bid opening will take place on Thursday, June 7th. It is anticipated award of the contract can be made at the June 13th Regular Town Council Meeting.

This project is currently funded through Clean Water State Revolving Fund and is in the process of being converted to USDA Funding.

Legislative Items

There are a few pieces of legislation we have been actively engaged with and offering comment on:

<u>Bill</u>	<u>Description</u>	<u>Position</u>	<u>Status</u>	
TBD	Reincorporation – New Charter	Support		Awaiting Introduction
HB 261	Termination of Utility Sale or Service	Support	In Committee	
HB 278	Tax Refund Intercept for Collection of Property Taxes	Support	Passed House	Senate Judiciary Committee
SS 1 for SB 167	Legality of Ordinance, Code, Regulation or Map Relating to Zoning	Oppose		In Committee

Additionally, the Town has sent correspondence requesting an additional \$2,000,000 in funding for Municipal Street Aid.

Job Vacancies

The selection process for our current job openings is underway.

- Code Enforcement Officer, we received 47 applications, 3 have been selected for an interview;
- Wastewater Operator I, we received 15 applications, 5 have been selected for interview.

Interviews for both will take place the week of May 14.

Transitional Housing Task Force

The working group has held two (2) meetings; April 17th and May 8th. Ms. Linda Dennis has been selected as Chair, and Mrs. Christine Legates as Recording Secretary. Work completed:

- Initial spreadsheet of locations;
- Potential definition revisions for:
 - Family,
 - Single Housekeeping Unit, and
 - Overcrowding.

Our next meeting is scheduled for May 22nd.

Miscellaneous

- Water Leaks:
 - 2012
 - Number 8: Vacant Lot (Walls Builders) – Abandoned Service Line
- Delaware Coast Line Railroad has been contacted regarding the crossing at Ingramtown Road and South King Street
- Upcoming Events
 - Harvey Gregg Memorial Dedication, Saturday, May 12, 10:00 AM – The Circle

B. BILL BRADLEY – DIRECTOR OF PUBLIC WORKS

We have several water projects started at this time.

Water Service Lines - It is out to bid at this time and the Town is hoping to award the bid and start work sometime in June.

King Street Water Plant - To stay in compliant with the State of Delaware regulations. It is in the design stage at this time with DBF engineering that project.

Rail-Road Ave - New water plant being designed to replace the SCI plant that we are planning to shut down due to the cost to treat the water due to high iron in the water. A test well has been drilled and shows great water quality and a second test well is being scheduled to be drilled to ensure the water quality is the good in that entire area. This plant will need to be designed and built before we start the King street upgrades to ensure water production is not interrupted to the residents of the town.

Water Leaks - We have had 8 water leaks so far this year.

Misc - The Fountain has been redone with a single pump and motor and is being run through a double filter system keeping the appearance and maintenance cost at a minimum, saving the Town several thousand dollars from the original design. The street sweeper will start being out again and the weed spraying will follow.

12. PUBLIC COMMENT

A reply was received from the Georgetown Public Library in response to the Town asking for a waiver of fees for the use of a meeting room for the Task Force on Transitional Housing. The waiver was denied.

Linda Dennis, Ward 4: Asked for clarifications of the Charter Amendments with regards to Alderman's Court and referendum voting.

Lit Dryden: Congratulated the Mayor Pettyjohn & Town Council on being a well functioning group.

13. EXECUTIVE SESSION

The Town council will meet in Executive Session for discussion of personnel matters in which the names, competency and abilities of individual employees are discussed.

Motion by Councilman Barlow, seconded by Councilman Besche, to adjourn to Executive Session at 7:35p.m. **APPROVED (unanimous).**

Executive Session exited at 7:54p.m.

Motion by Councilman Barlow, seconded by Councilman Hartstein, to extend William Topping, Chief of Police employment contract. **APPROVED (unanimous).**

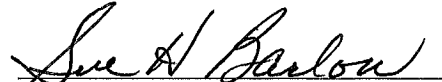
Motion by Councilman Barlow, seconded by Councilman Hartstein, to change the re-negotiation date for Eugene S Dvornick, Jr, Town Manager employment contract. **APPROVED (unanimous).**

Motion by Councilman Barlow, seconded by Councilman Hartstein, to hire Stephanie Ballard as Town Solicitor, replacing of Jim A Fuqua, current Town Solicitor. **APPROVED (unanimous).**

14. ADJOURNMENT

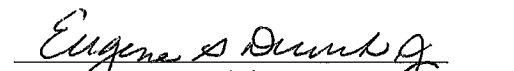
Motion by Councilman Barlow, seconded by Councilman Hartstein, to adjourn at 7:55p.m. **APPROVED (unanimous).**

APPROVED:



Sue H Barlow, Secretary

ATTEST:



Eugene S Dvornick Jr, Town Manager