

BURGESS AND COMMISSIONERS
OF MIDDLETOWN MARYLAND

TOWN MEETING MINUTES

REGULAR MEETING

July 27, 2015

The second monthly meeting of the Burgess and Commissioners of Middletown was called to order on July 27, 2015, by Burgess Miller at 7:00 p.m. in the Middletown Municipal Center, 31 W. Main Street, Middletown, Maryland. Present were: Commissioners Jennifer Falcinelli, Larry Bussard, Rick Dietrick, Tony Ventre and Christopher Goodman.

PUBLIC HEARING

Ordinance No. 15-07-02 – Infrastructure Bonds, 2015 Series A – AN ORDINANCE OF THE BURGESS AND COMMISSIONERS OF MIDDLETOWN, A MUNICIPAL CORPORATION OF THE STATE OF MARYLAND (THE “ISSUER”), PROVIDING FOR THE ISSUANCE AND SALE OF AN AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED SEVEN MILLION DOLLARS (\$7,000,000.00) OF BONDS OF THE BURGESS AND COMMISSIONERS OF MIDDLETOWN, MARYLAND, TO BE KNOWN AS “THE BURGESS AND COMMISSIONERS OF MIDDLETOWN, INFRASTRUCTURE BONDS, 2015 SERIES A” (OR BY SUCH OTHER OR ADDITIONAL DESIGNATIONS AS REQUIRED BY THE COMMUNITY DEVELOPMENT ADMINISTRATION IDENTIFIED HEREIN) (THE “BONDS”), TO BE ISSUED AND SOLD PURSUANT TO THE AUTHORITY OF SECTIONS 4-101 THROUGH 4 255 OF THE HOUSING AND COMMUNITY DEVELOPMENT ARTICLE OF THE ANNOTATED CODE OF MARYLAND, AS AMENDED, FOR THE PURPOSE OF (I) PROVIDING ALL OR A PORTION OF THE FUNDS NECESSARY FOR FINANCING AND/OR REFINANCING THE FOLLOWING PROJECTS: (A) MAINSTREET WATERLINE REPLACEMENT, (B) RESERVOIR COVER REPLACEMENT, AND (C) WEST GREEN STREET IMPROVEMENTS, (II) FUNDING A PORTION OF A CAPITAL RESERVE FUND AND (III) PAYING ISSUANCE AND OTHER COSTS RELATED TO THE BONDS; PROVIDING THAT THE BONDS SHALL BE ISSUED UPON THE FULL FAITH AND CREDIT OF THE ISSUER; PROVIDING FOR THE DISBURSEMENT OF THE PROCEEDS OF THE SALE OF THE BONDS AND FOR THE LEVY OF ANNUAL TAXES UPON ALL ASSESSABLE PROPERTY WITHIN THE CORPORATE LIMITS OF THE ISSUER FOR THE PAYMENT OF THE PRINCIPAL OF AND INTEREST ON THE BONDS AS THEY SHALL RESPECTIVELY MATURE; PROVIDING FOR THE FORM, TENOR, DENOMINATION, MATURITY DATE OR DATES AND OTHER PROVISIONS OF THE BONDS; PROVIDING FOR THE SALE OF THE BONDS; AND PROVIDING FOR RELATED PURPOSES, INCLUDING (WITHOUT LIMITATION) THE METHOD OF FIXING THE INTEREST RATE OR RATES TO BE BORNE BY THE BONDS, THE APPROVAL, EXECUTION AND DELIVERY OF DOCUMENTS, AGREEMENTS, CERTIFICATES AND INSTRUMENTS AND THE MAKING OF OR PROVIDING FOR THE MAKING OF REPRESENTATIONS AND COVENANTS CONCERNING THE TAX STATUS OF INTEREST ON THE BONDS.

Drew stated that the total approximate cost for all 3 of the projects is \$7 million dollars.

- Main Street - \$4.5 million – 30 years at maximum 4.3% interest
- Reservoir Covers - \$800 thousand – 20 years at maximum 3.9% interest
- West Green Street - \$1.7 million – 20 years at maximum 3.9% interest

Motion by Commissioner Bussard to approve Ordinance 15-07-02 as presented, seconded by Commissioner Ventre. Motion carried 6-0.

CONSENT AGENDA

Town Minutes – July 13, 2015

Commissioner Bussard motioned to accept this consent agenda as presented, seconded by Commissioner Ventre and passed unanimously.

Personal Request for Agenda:

Wayne Hatcher, Goodwill Industries – Mr. Hatcher stated that Goodwill provides a curbside pickup service to residents. Residents would need to sign up on-line for this service. Mr. Hatcher stated that this service would take place during the first week of the month on whatever day the Burgess & Commissioners chose to have this service done. Mr. Hatcher stated that Goodwill is willing to do a pilot program in Middletown to see how it works and if the Commissioners are not happy with they can end it at any time. The Town Board agreed by general consent to conduct a six (6) month pilot program in Town with staff to work out the implementation schedule with Goodwill.

Mr. Hatcher stated that Goodwill will occupy the building space in late August. There will be a drop off location at the back door to this space and it will have a camera outside the door.

Unfinished Business:

Streetscape – Pedestrian Lighting – Burgess Miller stated that the Task Force chair received an email from SHA in regards to the pedestrian lighting along Main Street. Three options were given to the Burgess and Commissioners. After some discussion, the Board agreed to put pedestrian lights along Main Street from Elm Street to Schoolhouse Drive.

Motion by Commissioner Bussard to approve putting pedestrian lights along Main Street from Elm Street to Schoolhouse Drive (if budget allows we can extend to Bussard Drive) not exceeding \$150,000, seconded by Commissioner Dietrick. Motion carried 6-0.

Request for Gas Easement – Remsberg Park and Cone Branch Pump Station – Burgess Miller stated that Washington Gas would like to obtain an easement through Remsberg Park and the Cone Branch Pump Station to extend their gas lines to the Holy Family Catholic Church. Drew stated that the area they are requesting easement is a floodplain area. Washington Gas provided a price to the Town \$0.10 per square foot and the easement is approximately 16,000 feet which would be \$1,600 for the easement.

Motion by Commissioner Dietrick to accept the \$1,600 from Washington Gas for the easement through Remsberg Park and Cone Branch Pump Station, seconded by Commissioner Goodman. Motion carried 6-0.

Introduction of Ordinances – Changes to Section 17.08.100 – Approval of Zoning Amendments – Burgess Miller tabled this until the workshop as the Commissioners did not have the same version to review.

Changes to Section 17.48 – Specific Standards for Special Exceptions – will discuss more with Cindy at the workshop.

Review and Schedule Public Hearing for Capital Improvement Projects – Burgess Miller reviewed the General and Water & Sewer CIP budgets with the Board. Burgess Miller stated that there are a few

changes that have been made in order to get the Locust Blvd water situation taken care this budget year. Public Hearing for the CIP budgets will be held on August 6, 2015 at 7pm.

NEW BUSINESS:

Community Deputy Contract for FY 2016 - Drew stated that we are little late getting this contract this year as there was some confusion on the County end as who was to sign the contract.

Motion by Commissioner Bussard to accept the Frederick County Sheriff's Office contract for 3 deputies of \$361,217, seconded by Commissioner Dietrick. Motion carried 6-0.

Discussion of Waterline Replacement – Broad Street to East Green Street – Included in the CIP budget.

Discussion of Waterline Replacement – Locust Blvd and Locust Court – included in the CIP budget.

DNR Community Parks & Playground Application – Received a letter from DNR about grant proposals for Community Parks & Playground. The Board agreed to submit application to replace the wooden see saws at the Memorial Park.

Discussion of Engineering Assistant for the Town – Burgess Miller stated that our Engineer, Bruce Carbaugh, is very overloaded with work and with some major projects coming up in the near future we need to get Bruce some help. Bruce made a suggestion to hire an inspector as we have a few projects getting ready to take off that we will need to have an inspector for which would free Bruce up some. It was agreed to have Staff compile prices with contracting out to a firm or hiring an additional person and report back to the Town Board in August.

PUBLIC COMMENT:

Roger Wilson, Government Affairs and Public Policy Director – reported on things the County Executive has been working on.

Myron Ahalt, 308 East Main Street – asked about running the gas line down Main Street while the streetscape project and upgrading the water line project was happening. Drew stated that Washington Gas prefers to stay off of Main Street and feed their services off the side streets.

ANNOUNCEMENTS:

ADJOURNMENT

Meeting adjourned at 8:45pm.

Respectfully submitted,

Ann Griffin
Office Manager