

Regular Meeting

Town of Preston

January 7, 2008

The regular meeting was called to order by Commissioner Ellery Adams at 7:04 p.m. Also present were Commissioners Bill Mills and Robert Stacey, and Mimi Willis.

Attendance: Keith Woolsoncroft, Mick McCrea, Gary Waltemeyer, Wendy Adams, Dave Thomas, Mike Blanchfield, Bill Willis, Wayde Barnhardt, Walter Palmer, John Heldman, Bob Lorenz, Reg Maguire, III, Chief Reed.

Michael McCrea of the Historical Society made a presentation for a proposed open air market. He would like the Town to allow signs displayed for 2 or 3 weeks at a time and approved locations. Ellery said any where on Main St. would be o.k., especially the Town's lot when entering Town.

Ellery then referred to the North Dorchester Tourist Railroad. Caroline County and Dorchester County were approached to join with Hurlock and Preston to support this project. They both verbalized that they do support it. He then made a motion to donate a \$2,500.00 grant from the Highway fund to the project with the stipulation that, if it fails to materialize, the money would be returned to the Town. He said a letter was received from the State that they are giving them the railroad tracks except for the last 2,000 feet in Hurlock which is still being worked on. Also, they already have 2 railroad cars that belong to the Town of Hurlock. Heritage Area indicated they would help with grants also. The motion was seconded and unanimously approved. Mimi advised that the highway book showed the Town can use highway money for rails.

Dave Thomas, the auditor for the Town then explained the financial reports for 2007. He said the Town is in a sound financial position. Everything was in working order and no discrepancies were noted in the report. General Fund ended up with a plus of \$78,000. this year, which is about \$24,000. better than the year before. The reason is the real estate taxes from the new development increased about \$43,000. Police salaries were actually up this year because the Town now has a Police Chief and Officer, which it didn't have the prior year, and the police grants were down. Also, interest was up. The general fund balance at the end of the year was \$521,489.00.

The Highway fund also ended up with a plus of about \$28,800. as compared to \$48,000. plus last year, which is down about \$19,900. In 2006 there was a one time grant of about \$6,000. that we did not have in 2007. The cost of lighting was up about \$3,700.-\$3,800. Capital expenditure for new fence of about \$5,800.00 and sidewalk repairs of about \$1,300.00. The Highway fund balance at the end of the year was \$229,135.00.

On the water and sewer account, there was a deficit of \$34,986.00 as opposed to a \$36,248. plus in 2006. The loss in water was \$12,532. and the loss in sewer was \$22,454. Last year there was a one time \$63,000. impact fees from the new development. Revenues for 2007 were actually up by \$19,500. There was an increase in the sewer fees to compensate for some of the loss in 2007. The expenditures were up including a portion of the audit fee, approx. \$10,000.

A motion was made by Robert Stacy to accept the audit, seconded by Bill Mills, unanimously approved.

The minutes were approved unanimously.

Public Works Report: Robert Stacey read the Public Works report. Dale reported he replaced the light at the welcome sign and light fixtures at the pavilion and on the sewer plant to keep them lit up at night; read all the water meters in town. The flow meter at the sewer plant quit working on Christmas Day. He is getting bids to replace it.

Police Report: Chief Reed gave his report for December. He said there were 22 calls for service. The

spare car has been inspected but needs some work done including tires. He is to get 2 estimates.

Bob Lorenz thanked the Chief for making the camper go away. Bob said he called Delmarva about 2 street lights that were out on Main St. and they replaced the heads on both of them. The procedure for calling in street light outages was in the December 31, 2007 newsletter with the water bills.

Unfinished Business: Bill Mills said we haven't heard anything about our capacity yet from M.D.E. and Mimi is going to call and follow up. He said if M.D.E. approves our numbers, we will have enough capacity for 39 hook-ups using a 75% capacity instead of 80%.

Bill advised that he will talk with Kathleen Barry to determine the status of the Tidewater fence.

Loan for the archiving equipment and software has been approved and Mimi will start the process.

Also, he advised the furnace had to be replaced last month. It was paid for by adding \$3,000. to the archiving equipment loan and use \$3,000. out of the contingency fund.

Regarding the Jonestown water issue, Mr. Palmer and Commissioners had a discussion and there is nothing new to report at this time.

Bill said Kathleen Barry advised she may be able to get \$12,000. grant for a police building if the commissioners want her to proceed. They were in agreement for her to proceed. Regarding the police department building, Mimi said she met with the Chief and advised we have \$6,720. in "Police-Other" in the budget and the cost to rent the temporary building would cost \$3,569. for 6 months. Although they disagreed on the cost of utilities and supplies, she said she went with his estimates. That would leave \$3,151. for the part-time police officer which is a total of 26 days at 16 hours per week or 13 weeks. Bill Mills suggested to hold off until the cost of the police car tires and repairs are known. Robert Stacey suggested going through Spurry Tires and Bill said he would like the Chief to get a couple of estimates.

New Business: Payment of the bills for December was approved unanimously.

Bill said he fully supports a letter congratulating the two Eagle Scouts, David Andrew Vanderveer and Kevin Schwaninger. The other commissioners were in agreement.

On December 17, 2007, Bill said, the Board of Appeals approved the set back special exemption for 121 Maple Ave.

MDIA is no longer doing electrical and plumbing inspections for Caroline County and they want to know if Preston wants to contract with them to provide these inspections for the Town. Bill said Mimi was asked to set up a meeting with them to discuss fees, etc.

Bill advised the flowmeter at the lagoon quit. It is about 20 years old. We got an estimate of \$3,070.00 to get it replaced by Shorite. Robert Stacey made a motion to get the flowmeter and have it installed, seconded by Bill Mills, unanimously approved.

Bill Mills said the flier that went out to all the towns in the magazine was approved at \$500.00 and actually cost \$880.00. Additional money was found in Planning & Zoning-Other. Robert Stacey made a motion to pay the \$880.00, seconded by Bill Mills, unanimously approved.

Bill said the handicapped access issue came up because of the new bakery. The issue is, what needs to be handicapped accessible and what doesn't. Cary Malkus, our Codes Enforcer, is going to make contact with all the businesses in town to try and get the matter resolved.

He then mentioned the leak in the roof in the meeting room. Mimi received a proposal from O. N. Andrew for \$2,430.00 to repair the leak, plus \$383.00 to repair the roof area next to the driveway. Robert and Bill asked that she get a couple more estimates. Robert suggested Harold Ewing, and also Jim Fisher.

Bill then thanked Mike Blanchfield for his participation in the Christmas celebrations, and his wife's 93 year old grandmother who stuffed 250 bags of candy for the children.

Robert and Bill read the second reading of the Curfew Ordinance.

Bill then asked if anyone has a dinghy to donate to the Town for the lagoon as the Town's was stolen.

Mick McCrea said he will check with the Historical Society.

Bill read the first reading of the Resolution entitled Adoption of Amendment to Preston Town Charter, which is changed to read in part: "The Town Manager shall submit a proposed budget to the Commission on or before May 15 of each year...." The second reading will be next month.

Bob Lorenz asked about the zoning map and Bill said it was approved in the Public Hearing and will be effective January 28, 2008.

Meeting was adjourned at 8:20 p.m.

Respectfully submitted,

Fran Johnson

On January 7, 2008 at 5:44 p.m. Commissioners Adams, Stacey and Mills unanimously voted to hold a special meeting to discuss personnel issues. A motion was made to go into a closed meeting under OMA Article 10-508 (a) section (1)(i). Also present were Mimi Willis and Dale Whitley. No decisions were made and the closed meeting was adjourned at 6:10 p.m. At 6:11 p.m. the Special meeting was reopened and was then closed at 6:12 p.m.

On January 7, 2008 at 6:44 p.m. Commissioners Adams, Stacey and Mills unanimously voted to hold a special meeting to discuss legal issues. A motion was made to go into a closed meeting under OMA Article 10-508 (a) section (7). Also present were Mimi Willis and Walter Palmer, Town Attorney. No decisions were made and the closed meeting was adjourned at 6:58 p.m. At 6:59 p.m. the Special meeting was reopened and was then closed at 7:00 p.m.