

1 **TOWN OF EASTON, MARYLAND**
2 **Easton Town Hall**
3 **14 S Harrison Street**
4

5 **July 5, 2016**
6

7 **PRESENT AT CONVENING.**
8

9	Mayor Robert C. Willey	12	Councilmember Pete Leshner
10	Council President John Ford	13	Councilmember Ron E. Engle
11	Councilmember Alan I. Silverstein	14	Councilmember Megan M. Cook

15
16 **IN ATTENDANCE.**
17

18 Also present was the Town Manager Mr. Robert F. Karge, Town Attorney Mrs. Sharon
19 VanEmburch, Town Planner Mr. Lynn Thomas and Town Clerk Mrs. Kathy M. Ruf.
20

21 **CONVENING.**
22

23 At 7:00 p.m., President Ford called the meeting to order.
24

25 **OPENING REMARKS BY MR. ENGLE AND PLEDGE OF ALLEGIANCE.**
26

27 Mr. Engle gave opening remarks and led those present in the Pledge of Allegiance.
28

29 **APPROVAL OF MINUTES OF JUNE 20, 2016 MEETING.**
30

31 Upon motion by Mr. Silverstein, seconded by Mr. Engle and carried unanimously,
32 minutes of the June 20, 2016 meeting were approved.
33

34 **ITEMS BY THE MAYOR.**
35

36 Mayor Willey stated that Mr. Royce Ball is interested in a committee for veterans.
37 Mayor Willey stated he will be in touch with Mr. Ball to see what he has in mind.
38

39 **CONFIRMATION OF APPOINTMENT OF MR. KEVIN BATEMAN TO THE HISTORIC**
40 **DISTRICT COMMISSION.**
41

42 Mayor Willey asked that this be tabled until Mr. Leshner has had the opportunity to
43 interview Mr. Bateman regarding his interest
44

45 **DOG PARK.**
46

47 President Ford stated that a dog park recommendation will be brought before the
48 council. He stated that Ms. Lorraine Gould, Director of Parks and Recreation will be at
49 the next meeting to discuss what the next steps are.
50

51 **RESOLUTION NO. 6068, "A RESOLUTION TO APPROVE A CAPITAL IMPROVEMENT**
52 **PROJECT TO MODERNIZE TECHNICAL EQUIPMENT NECESSARY FOR LIVE**
53 **PERFORMANCE" (THE AVALON FOUNDATION).**
54

55 Upon motion by Mr. Leshner seconded by Mr. Engle and carried unanimously,
56 Resolution No. 6068 was approved.
57

58 **RESOLUTION NO. 6069, "A RESOLUTION OF THE TOWN OF EASTON IN SUPPORT OF**
59 **THE DOVER STREET REVITALIZATION PROJECT AND ITS APPLICATION FOR FUNDING"**

60 **(DOVERBROOK HOUSING AUTHORITY).**

61

62 Mr. Bibb was present to discuss the project.

63

64 Upon motion by Mr. Leshner, seconded by Mr. Engle and carried unanimously,
65 Resolution No. 6069 was approved.

66

67 **CONT'D. PUBLIC HEARING ON RESOLUTION 6064, ("ANNEXATION RESOLUTION")**
68 **WHICH WAS INTRODUCED AT THE MARCH 21, 2016 TOWN COUNCIL MEETING. THE**
69 **REQUEST IS TO ANNEX APPROXIMATELY 13.025 ACRES, MORE OR LESS LYING**
70 **CONTIGUOUS TO THE EXISTING BOUNDARIES OF THE TOWN OF EASTON PURSUANT**
71 **TO THE TERMS OF A PROPOSED ANNEXATION AGREEMENT.**

72

73 At 7:06 p.m., President Ford re-opened the Public Hearing regarding the annexation of
74 13.025 acres.

75

76 President Ford asked if there are any questions from the council. There were none.

77

78 President Ford opened the floor for public comments.

79

80 Mr. Dan Watson, Avely, stated that he was the first on the accident scene at a recent
81 accident on Route 33. He stated that he thinks these intersections are critical and he
82 believes there is no sense to compound the traffic with increasing growth. Mr. Watson
83 stated that there is no reason to move forward at this time.

84

85 Mr. James Brennan, 28338 Village Lake Way discussed the three requirements outlined
86 by the council for annexation. He reminded the council that the criteria has not been
87 met and nothing has changed.

88

89 At 7:12 p.m., there being no further comments, President Ford closed the public
90 hearing and asked for a consensus from the council.

91

92 President Ford asked the Town Attorney to discuss the zoning.

93

94 The Town Attorney, Mrs. VanEmburch stated that the documents have not been
95 modified at this time and the zoning ordinance would be moot unless the annexation is
96 approved. Mrs. VanEmburch stated that if the applicants change the annexation or
97 zoning request, it would require re-advertising and another public hearing.

98

99 It was the consensus of the council that the conditions required for approval of the
100 annexation have not been met. The council asked that an access road be constructed
101 from the site and they stated that without that access road from the adjacent
102 developer, the request for annexation could not go forward.

103

104 Mr. Leshner stated that stipulations could be embedded in the annexation agreement so
105 that when they are met, it could go forward.

106

107 **Resolution No. 6064, "A RESOLUTION TO ANNEX CERTAIN LANDS OWNED BY ROUTE**
108 **33, LLC AND STANDARD FUSEE CORPORATION (FORMERLY KNOWN AS MCLAUGHLIN**
109 **ACQUISITION CORPORATION), LOCATED ON THE NORTH SIDE OF MARYLAND ROUTE**
110 **33 AND CONSISTING OF 13.025+ ACRES OF LAND, MORE OR LESS, INTO THE TOWN OF**
111 **EASTON AND TO PROVIDE FOR THE TERMS AND CONDITIONS OF THE ANNEXATION."**

112

113 Upon motion by Mr. Leshner, seconded by Mr. Engle, Resolution No. 6064 failed with
114 Mr. Leshner voting in the minority.

115

116 **7:15 PM PUBLIC HEARING TO DISCUSS ORDINANCE NO. 680 WHICH PROPOSES**
117 **AMENDMENTS TO THE TOWN'S ZONING ORDINANCE AND ORDINANCE NO. 689**

118 **WHICH PROPOSES AMENDMENTS TO THE TOWN CODE.**

119

120 At 7:30 p.m., President Ford opened the scheduled public hearing to discuss Ordinance
121 No. 680.

122

123 The Town Attorney Mrs. VanEmburch stated that enforcement would be complaint
124 driven.

125

126 Mr. Leshar asked that the Ordinance No. 680 be amended to require the appeal process
127 be directed to the Building Code Department and the Board of Appeals.

128

129 Mr. Silverstein concurred.

130

131 President Ford opened the floor for public comments.

132

133 Mr. Duane Hilghman, 28652 Clubhouse Drive, stated that he serves on the Board of
134 Directors for MSBR. He read a statement into the record regarding MSBR's support for
135 the proposed legislation. Mr. Hilghman thanked the council for the efforts.

136

137 Ms. Debbie Carney, 411 S. Hanson Street questioned if she needs additional insurance
138 other than what is required by AIRBNB which is \$1 million liability.

139

140 Mr. Silverstein asked that insurance be required for structure demolition or rebuild in
141 case of fire.

142

143 There being no further comments, at 7:40 p.m., President Ford closed the public
144 hearing.

145

146 President Ford stated that if the council is comfortable with a verbal amendment, the
147 council can vote this evening on the legislation.

148

149 The Town Attorney discussed changes to the legislation.

150

151 Mr. Leshar stated that the council should be open to further revisions as necessary.

152

153 **ITEMS BY MEMBERS OF THE COUNCIL.**

154

155 Mr. Silverstein stated that he represented Mayor Willey at Ms. Christine Fritch's 100th
156 Year Old Birthday Celebration. Mr. Silverstein discussed his recent attendance at the
157 Maryland Municipal League Convention in Ocean City and Easton Police Department's
158 Communication Officer Tracy Penschski retirement recognition for her 16 years of
159 service.

160

161 Mr. Engle stated that he also attended the MML Convention and is enrolled in the
162 Academy of Excellence.

163

164 Mrs. Cook reminded everyone that there are fireworks scheduled tonight. She stated
165 that National Night Out is scheduled for August 2 at Moton Park.

166

167 **ADJOURN.**

168

169 Upon motion by Mr. Silverstein seconded by Mr. Leshar and carried unanimously, President
170 Ford adjourned the regularly scheduled meeting at 7:47 p.m.

171

172

173

174 Kathy M. Ruf, Town Clerk

175