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TOWN OF EASTON, MARYLAND
Easton Town Hall
14 S. Harrison Street

December 15, 2008

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PRESENT AT CONVENING

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Mayor Robert C. Willey	Councilmember Scott R. Jensen
Council President John F. Ford	Councilmember Leonard E. Wendowski
	Councilmember Moonyene Jackson-Amis

IN ATTENDANCE

Also in attendance were the Assistant Town Attorney Ms. VanEmburch, Chief Blue, Town Planner Mr. Hamilton and Town Clerk Ms. Ruf.

CONVENING

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

Mr. Jensen opened the meeting with prayer and led the audience in the Pledge of Allegiance.

APPROVAL OF MINUTES OF DECEMBER 1, 2008 MEETINGS

Upon motion by Mr. Jensen seconded by Mr. Wendowski and carried unanimously; minutes of the December 1, 2008 meetings were approved as written.

PROCLAMATIONS FOR LIFE SAVING ACTIONS DURING HOUSE FIRE

Ms. Jackson-Amis presented proclamations to Mr. Antonio Turner, Cpl. David Trevino, PFC Christopher Chansler, PFC Joshua Merrick and Patrolman Jason Dyott for their life saving actions during a house fire in the area of 111 Port Street on October 23, 2008 when they placed a mattress on a SUV to enable the victims to exit from the porch.

MR. ERNIE SMITH TO DISTRIBUTE CHRISTMAS PARADE TROPHIES

Mr. Ernie Smith presented trophies to the following Christmas parade participants:

- 1st Place – Preston Girl Scouts
- 2nd Place – Easton Lions Club
- 3rd Place – Chesapeake Christian School
- Mayor's Trophy – Mr. Moore, Easton High School Band

ITEMS BY MAYOR WILLEY

Mayor Willey discussed the A-2 bond rating from Moody's. He stated that Morgan Stanley purchased the Bond at 4.82%.

Mayor Willey discussed the donation of Easton Club Golf Course and Clubhouse to the University of Maryland Foundation.

LETTER FROM EASTON VOLUNTEER FIRE DEPARTMENT, INC. ASKING APPROVAL OF THE ELECTION OF CHARLES R. CHANCE, JR. TO THE OFFICE OF CHIEF FOR THE YEAR 2009

Upon motion by Mr. Wendowski seconded by Ms. Jackson-Amis and carried unanimously, the election of Charles R. Chance, Jr. to the office of Chief for the Easton Volunteer Fire Department was approved.

RE-APPOINTMENT OF BOARD AND COMMISSION MEMBERS MS. LINDA CHEEZUM, EASTON PLANNING AND ZONING COMMISSION AND MS. DEBBIE RENSHAW, BOARD OF ZONING APPEALS

Upon motion by Mr. Jensen seconded by Ms. Jackson-Amis and carried unanimously, Ms. Linda Cheezum's appointment to the Planning and Zoning Commission was approved.

1 Upon motion by Mr. Jensen seconded by Mr. Wendowski and carried unanimously, Ms. Debbie
2 Renshaw's appointment to the Board of Zoning Appeals was approved.

3
4 **ITEMS BY THE TOWN MANAGER**

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6 In Mr. Karge's absence, Mayor Willey stated that a walk-thru of the recently contracted Bryan
7 property will take place with a settlement date of Thursday, December 18.

8
9 The next street scheduled for repairs will be Church Alley.

10
11 **MR. GEOFF OXNAM, EASTON UTILITIES DIRECTOR OF MARKETING AND**
12 **COMMUNICATIONS TO ADDRESS COUNCIL REGARDING ENERGEY ASSISTANCE**
13 **FOR RESIDENTIAL CUSTOMERS**

14
15 Mr. Oxnam was present to discuss the winter heating system. He talked about forms of assistance and
16 the budget system at Easton Utilities. Mr. Oxnam stated that communication is the key and encouraged
17 the public to talk with them early with any concerns.

18
19 Mr. Oxnam introduced Ms. Chrissy Guy, Coordinator for Billing and Collections for Easton Utilities.
20 He stated that Ms. Guy is the point of contact and works closely with Neighborhood Service Center
21 and multiple resources to help customers.

22
23 **PUBLIC HEARING ON THE REQUEST OF TOM DAVIS OF DAVIS, MOORE, SHEARON**
24 **& ASSOCIATES, LLC ON BEHALF OF CALVERT TERRACE LLC FOR A PROPOSED**
25 **PROJECT OF A SEVENTY-SIX (76) UNIT RESIDENTIAL PUD SUBDIVISION. THE**
26 **PROJECT IS THE RE-SUBDIVISION OF 33 UNDEVELOPED LOTS WITHIN CALVERT**
27 **TERRACE SUBDIVISON. THE PROPOSAL IS TO BUILD TWELVE (12) DETACHED**
28 **SINGLE FAMILY HOMES AND SIXTY-FOUR (64) FOR SALE TOWNHOUSE UNITS.**

29
30 At 7:34 p.m., the President of the Council opened the public hearing.

31
32 Town Planner Mr. Hamilton introduced the project. He discussed the location of the proposed project
33 and the action of the Planning Commission. Mr. Hamilton stated that the Planning and Zoning
34 Commission voted against the project 4 to 1 due to existing traffic problems on Goldsborough Street
35 and recommended the Council deny this project.

36
37 Mr. Scott Saunders, 610 South Street discussed his proposal of the Calvert Terrace subdivision. He
38 stated that the property is currently plated for 33 lots. Mr. Saunders stated that they are asking for 76
39 units and creates additional density.

40
41 Mr. Saunders stated that the traffic engineer stated in his report that the project will not impact current
42 traffic on Goldsborough Street. Mr. Saunders stated that he had personally sat in his car for three hour
43 intervals and counted cars. He stated that given the proposals they are making in terms of adjusting the
44 traffic, the staff will need to review and make some additional reports to the council and then kick this
45 proposal around again with this many issues up in the air. Mr. Saunders stated he had sent out 80
46 letters for a community meeting and four residents attended. He stated that there are already 33 lots
47 proposed and the increase is for 43 additional.

48
49 Ms. Jackson-Amis asked what percentage of the homes will be affordable housing and what is the
50 price point.

51
52 Mr. Saunders stated that he will be working with Affordable Housing to make sure they meet the
53 unspoken rule. He stated that he will do what is needed to do to put this project together and make
54 everyone happy.

55
56 Mr. Tom Davis, Civil Engineer with DMS & Associates discussed the development plans for the 12
57 acres from Calvert Street to the pump station. He discussed the configuration of the proposed
58 development and public road connections. Mr. Davis stated that they have done stormwater
59 management calculations and left room to address quality and control measures.

60
61 Mr. Saunders stated that they have been approached regarding drainage issues for the Tanyard Branch.
62 He stated that they have no objection to placing stormwater measures and sacrifice land for drainage.

63
64 Ms. Cindy Todd, Land Planner and landscape designed discussed the five acres open space provided.
65 She stated that they plan to work with the terrain and topography and follow the neighborhood outline.

1 Mr. Wendowski asked if allowances had been made for school buses.
2
3 Ms. Todd stated that all the roads meet the requirements and comply with the Town's ordinances.
4
5 Mr. Mark Keely, Traffic Concepts, Inc. discussed levels of service and traffic impact studies and their
6 findings. He discussed the problem on Route 328 and possible solutions. Mr. Keely stated that they
7 accomplished the counts in the summertime and they use the trip generation projected trips.
8
9 Mr. Jensen discussed the problems on Goldsborough Street due to its size and configuration.
10
11 Mr. Keely discussed improvements proposed by State Highway Administration that may alleviate
12 some problems on Goldsborough Street.
13
14 At 8:29 p.m., President Ford opened the hearing for public comments.
15
16 Mr. Wayne Morgan, Calvert Terrace stated that he also has two homes on Elizabeth Street. Mr.
17 Morgan discussed the change in the neighborhood and the increase in rentals. He stated that the value
18 of homes has decreased. Mr. Morgan stated that he is against the density of the project proposed and
19 the possibility of more rental units in the neighborhood. He discussed concerns with the traffic.
20
21 Ms. Ann Butler, 705 Howard Street presented a petition opposing the project. She stated that she is
22 against the increase of traffic in the neighborhood.
23
24 Ms. H. Elizabeth Lucas, 716 Howard Street discussed the traffic on the corner of Calvert and Howard
25 Street. Ms. Lucas asked Mr. Keely if he had done the traffic study seven days a week or only on
26 business days.
27
28 Mr. Keely stated that counts were done during the week.
29
30 Ms. Lucas discussed the traffic as she described as horrendous on Goldsborough Street.
31
32 Ms. Becky Milholland, 713 Howard Street discussed her concerns with the possibility of an increase in
33 traffic. She stated that she alters her travel patterns to exit her neighborhood.
34
35 At 8:43, President Ford closed the public hearing and stated that the record would be left open until
36 close of business on Friday.
37

38 **REVIEW OF INVOICES TOTALING \$881,297.28**

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40 Upon motion by Mr. Jensen seconded by Mr. Wendowski and carried unanimously, invoices totaling
41 \$881,297.28 were approved for payment.
42

43 **ITEMS BY MEMBERS OF THE COUNCIL**

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45 Members of the Council wished everyone a Happy Holiday.
46

47 **ADJOURNMENT**

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49 Upon motion by Mr. Jensen seconded by Ms. Jackson-Amis and carried unanimously; President Ford
50 adjourned the regularly scheduled meeting at 8:44 p.m.
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Kathy M. Ruf, Town Clerk