

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50
51
52
53
54
55
56
57
58
59
60
61
62
63
64
65
66

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

July 21, 2008

PRESENT AT CONVENING

8 Mayor Robert C. Willey
9 Mr. John F. Ford
10 Ms. Maureen Scott-Taylor
11 Mr. Scott R. Jensen
12 Mr. Leonard E. Wendowski, Sr.

IN ATTENDANCE

Also in attendance were the Town Attorney Mr. Kehoe, Town Manager Mr. Karge and Town Clerk Ms. Ruf.

Present from Easton Utilities were President and CEO Mr. Grunden, Director of Marketing and Communications Mr. Oxnam and Vice President and CFO Mr. Moeller.

Ms. Jackson-Amis was excused.

CONVENING

At 7:04 p.m., the 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 JULY 7, 2008 MEETING

Upon motion by Mr. Wendowski seconded by Ms. Scott-Taylor and carried; minutes of the July 7, 2008 meeting were approved with corrections.

ITEMS BY MAYOR WILLEY

Mayor Willey stated that the State Championship Little League games are being played at North Easton Park beginning Tuesday evening at 5:30 p.m.

ITEMS BY THE TOWN MANAGER

Mr. Karge advised that Easton Police Department sent notification that on Saturday, July 26 they will be blocking access to the parking lot from Glenwood Avenue to Talbot Bank for a Shakespeare Event in Thompson Park.

Mr. Karge discussed the request from the Public Works Supervisor for changes in the sanitation waste program. He stated that they need to implement scheduling pickups for efficiency and to save fuel. Mr. Karge stated that the change in fees is for routine residential bulk.

Mr. Ford stated he would like to have something in front of him.

Ms. Scott-Taylor discussed the grey area where the decision is made to use a forklift or not. She stated that she would like to speak to the Department Supervisor.

It was the council consensus to implement the scheduling for pickups but to have questions clarified regarding charges.

The Council asked for more specific details regarding the use of a front end loader.

Mr. Karge stated that he will return to the council with more definitive information and how to determine what constitutes the necessity for a front end loader.

Ms. Scott-Taylor discussed requested changes to Locust Commons by the developer. She stated that she would like to get a copy of what the charges are to the project to determine if it should come back before the council.

1 Mr. Wendowski stated he would send a copy of minutes from the Planning and Zoning Commission
2 meeting. He stated that the developer asked to reduce the overall size of the unit and eliminate the
3 garage. Mr. Wendowski felt that the changes may be substantive.

4
5 Ms. Scott-Taylor discussed notifying residents about trash schedules and pickups that are new to the
6 community and those that rent.

7
8 Mr. Grunden, CEO and President Easton Utilities offered their assistance with disseminating
9 information when new customers come into their office to inquire about services.

10
11 Mr. Jensen suggested a letter be written to Chairman Atwood, Planning and Zoning Commission in
12 regards to the changes requested by the Locust Commons developer.

13
14 Mr. Ford suggested the letter come from Mayor Willey or Mr. Karge and state that the consensus of
15 the Council felt that the changes to the Locust Commons project are substantive and the Council would
16 like to review them.

17
18 **ITEMS FROM THE TOWN ATTORNEY**

19
20 Mr. Kehoe discussed a letter from the Town Planner dated 7/21/08 regarding the possible vacation and
21 closing of Glebe Alley and Ashby Lane in the vicinity of Glebe Road. Mr. Hamilton's letter suggested
22 a public hearing regarding closing Glebe Alley.

23
24 The President of the Council set the Public Hearing for September 2, 2008 at 7:15 p.m.

25
26 It was the consensus of the Council to have Mr. Hamilton notify the concerned property owners by
27 letter.

28
29 **PUBLIC HEARING TO PROVIDE THE PUBLIC AN OPPORTUNITY TO COMMENT ON**
30 **PROPOSED ELECTRIC SERVICE RATE REVISIONS**

31
32 Mr. Grunden detailed the reason for the electric service base rate revisions. He stated that base rates have
33 not been increased since November 1, 1998 and the increase prior to that was in 1989. Mr. Grunden
34 introduced Mr. Moeller.

35
36 Mr. Moeller stated that the primary reasons for the proposed rate increase relate to higher operating
37 expenses incurred to support their growing customer base, general increases in operating and maintenance
38 expenses and increases in the return requirement for investments in electric utility plant. He discussed the
39 electric tariff revisions which have not been updated for many years. They propose to update the tariff to be
40 more consistent with existing electric utility industry practice. Mr. Moeller stated that EUC proposes to
41 increase electric base revenue by \$1,638,001 which equates to a 5.6% increase in total revenue collected
42 from customers or about \$6 per month in their monthly bill. The increase would provide Easton Utilities an
43 opportunity to earn a 4.73% rate of return on their investments. Mr. Moeller discussed rate design revisions
44 to the current rate structures based upon a cost of service study completed by Mr. Paul M. Normand of
45 Management Applications Consulting, Inc.

46
47 Mr. Moeller compared electric rates for residential customers. Easton Utilities' total monthly electric
48 charge (1,000 kWh per month) \$132.76; Choptank Electric \$145.87 and Delmarva Power & Light \$146.06.

49
50 The President of the Council asked for public comments. There were none. Mr. Ford stated that the
51 public record would remain open for written comments until close of business Friday.

52
53 At 8:05 p.m., the President of the Council closed the Public Hearing.

54
55 **RESOLUTION NO. 5930 AUTHORIZING THE FINANCE OFFICER TO ABATE TAXES**
56 **DUE TO TAX EXEMPT STATUS**

57
58 The Town Manager Mr. Karge stated that the request for abatements is for not for profits.

59
60 Upon motion by Ms. Scott-Taylor seconded by Mr. Jensen and carried unanimously, Resolution No.
61 5930 was approved.

62
63 **RESOLUTION NO. 5931, "A RESOLUTION OF THE TOWN OF EASTON AUTHORIZING**
64 **EXECUTION OF A REVISED MEMORANDUM OF UNDERSTANDING BETWEEN THE**
65 **TOWN OF EASTON, TALBOT COUNTY, MARYLAND AND SHORE HEALTH SYSTEM,**
66 **INC. ADDRESSING THE POSSIBLE RELOCATION OF THE MEMORIAL HOSPITAL AT**

1 **EASTON, DESCRIBING PROCESSES THE PARTIES CONTEMPLATE IN CONNECTION**
2 **WITH PLANNING, ANNEXATION, ZONING, EXTENSION OF UTILITIES AND**
3 **NEGOTIATION OF A DEVELOPMENT RIGHTS AND RESPONSIBILITIES**
4 **AGREEMENT.”**

5
6 Upon motion by Ms. Scott-Taylor seconded by Mr. Jensen and carried unanimously, Resolution No.
7 5931 was approved.

8
9 **REQUEST FROM AFFORDABLE HOUSING BOARD FOR EXEMPTION OF PERMIT**
10 **FEES**

11
12 Mr. Miles Circo, 9400 Tilghman Island Road, Wittman, MD was present on behalf of the Affordable
13 Housing Board and construction manager for Habitat for Humanity Talbot and Dorchester County. He
14 asked that fees be waived for houses that can sell for less than \$150,000. He stated that only 10 permits
15 were issued for the Affordable Housing Program or Habitat for Humanity in 2008. Mr. Circo stated
16 that he could not build a Habitat Home without the help from businesses in the community as well as
17 volunteers. Mr. Circo stated that he is pleading for the Town of Easton to waive the fees and to do their
18 part to encourage and support affordable housing.

19
20 Mr. Wendowski stated that he would like to see what the number is.

21
22 Mr. Ford made a motion that the fees be waived for the affordable housing in the town of Easton
23 seconded by Ms. Scott-Taylor. Mayor Willey asked that a vote be taken. The motion failed with the
24 following votes recorded: Ms. Scott Taylor: yes; Mr. Jensen: no; Mr. Wendowski: no and Mr. Ford:
25 yes.

26
27 **APPROVAL OF INVOICES TOTALING \$352,245.51**

28
29 Upon motion by Mr. Wendowski seconded by Mr. Jensen and carried unanimously, invoices totaling
30 \$352,245.51 were approved for payment.

31
32 **ADJOURNMENT**

33
34 Upon motion by Mr. Ford seconded by Mr. Jensen and carried unanimously; President Ford adjourned
35 the regularly scheduled meeting at 8:24 p.m.

36
37
38 _____
Kathy M. Ruf, Town Clerk