

TOWN COUNCIL MEETING
AUGUST 3, 2022

Public Hearing: President Newnam opened the public hearing at 5:56 pm.

Ordinance 3-2022 – An Ordinance of the Town of Trappe amending Title IV, Section 12 to permit keeping of chickens in the R-1, R-2 and R-3 districts provided certain conditions are met was read by President Newnam. President Newnam stated that the Council received a written letter in opposition from Robert Croswell and it will be filed with the records. No additional public comment was received.

Resolution 1-2022 – A Resolution of the Council of Trappe to annex certain lands owned by 8342 Investments, LLC and land owned by Morrison, LLC consisting of 16.54 acres of land, more or less, located on the Northeast side of Lovers Lane and to provide for the terms and conditions of annexation was read by President Newnam. Rose Potter asked about the 16.54 acres more or less and why it couldn't be an exact number. Attorney Ryan stated that a boundary survey and property description were completed and are included with the Resolution but more or less is used because it could be slightly larger or smaller than the 16.54. Rose Potter asked if the zoning could be changed on these properties and Attorney Ryan stated that the property owners would have to go through the Zoning Reclassification process which would be in front of the Planning Commission and Town Council. No additional public comment was received.

With no further public comment the public hearing was closed at 6:03 pm.

Council of Trappe Meeting: President Newnam called the meeting to order at 6:03 pm. Council members Greg Fries and Walter Chase were present. Attendees for the Town: Town Administrator Erin Braband and Town Attorney Lyndsey Ryan.

Agenda: Commissioner Chase made a motion to approve the August 3, 2022 agenda as presented. Commissioner Fries seconded the motion and it was unanimously approved.

Minutes: Commissioner Fries made a motion to approve the July 6, 2002 minutes as presented. Commissioner Chase seconded the motion and it was unanimously approved.

Clerk's Report: Administrator Braband stated that the Clerk's Report, the General Fund and the Enterprise Fund budgets are in the Council's binders and filed with the records.

Public Works: President Newnam stated that the public works report is in the Council's binders and filed with the records.

Planning & Zoning: Edgar Harrison stated that the Planning Commission gave Lakeside's Phase 1A amenity plan conditional approval.

Communications: None

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Attorney Updates: Attorney Ryan stated that MDE has filed a motion to dismiss in the lawsuit with the Talbot Integrity Project but no hearing date has been set yet.

Executive Session: President Newnam stated that an executive session was held on July 6, 2022 to obtain legal advice and discuss a personnel matter.

ORDER OF BUSINESS BEFORE THE COUNCIL

Ordinance 3-2022: An Ordinance of the Town of Trappe amending Title IV, Section 12 to permit keeping of chickens in the R-1, R-2 and R-3 districts provided certain conditions are met was read by President Newnam. A public hearing was held this evening. Commissioner Chase made a motion to adopt Ordinance 3-2022. Commissioner Fries seconded the motion.

VOTE:

Fries – Y Newnam – Y Chase – Y
Motion approved

Resolution 1-2022: A Resolution of the Council of Trappe to annex certain lands owned by 8342 Investments, LLC and land owned by Morrison, LLC consisting of 16.54 acres of land, more or less, located on the Northeast side of Lovers Lane and to provide for the terms and conditions of annexation was read by President Newnam. A public hearing was held this evening. Commissioner Fries made a motion to adopt Resolution 1-2022. Commissioner Chase seconded the motion.

VOTE:

Fries – Y Newnam – Y Chase – Y
Motion approved

Annexation and Public Facilities Agreement with 8342 Investments, LLC: Attorney Ryan stated that this goes in conjunction with Resolution 1-2022 and it discusses the underlying zoning of Industrial, the tax abatement for the Morrison property, the extension of water and sewer if it becomes available and there is capacity and any costs associated with this would be the Petitioner’s responsibility. Commissioner Fries made a motion to approve the Annexation and Public Facilities Agreement. Commissioner Chase seconded the motion.

VOTE:

Fries – Y Newnam – Y Chase – Y
Motion approved

Ken Calcagnini – Request to change Mullikin Lane to a one-way street: Mr. Calcagnini stated that he received a letter from the Town requesting that he cut his bushes back as they were causing sight issues when turning onto Rt. 50 and they were making it difficult for 2 cars to pass at the same time on Mullikin Lane. Mr. Calcagnini does not believe that the issue is his bushes but has cut them back at least 4 feet. Mr. Calcagnini believes the issue is that the street is only 16 feet wide and sometimes people park on that street making it even tighter. Mr. Calcagnini is requesting that the Council make Mullikin Lane a one-way

street, only allowing traffic off of Rt. 50 onto Main Street. After discussion the Town Council referred this issue to the Planning Commission for their review and recommendation and will discuss at their September meeting.

Atlantic Broadband/Breezeline Franchise Renewal Proposal: Attorney Ryan stated that the Council has the revised draft based on the public hearing comments and the Council's concerns. This draft will be sent to Atlantic Broadband/Breezeline to be reviewed. Mike Sullivan commented that he thought he would be able to switch to Easton Utilities after the Council signed the franchise agreement with them but that is not the case. After discussing with Easton Utilities Mr. Sullivan was told that it could be up to 5 years before the infrastructure is in that would enable him to switch to them. President Newnam stated that the agreement that the Town signed with Easton Utilities allows them to put the infrastructure in but they are focused on running lines to unserved communities first and then would be able to service Trappe so it could take a little while but it is coming. A notice will be put into the Index to notify the resident's that it is coming but it could be a little while.

Well 6 Interim Financing Maturity: Administrator Braband stated that the Town's interim financing with Shore United for this project matures on August 8th and the project has not been finalized. After speaking with GMB it could take a few more weeks before this is finalized and closed out so the Town needs to either go through the process to extend the financing with Shore United which will cost the Town approximately \$3,500 or use the Town's reserve funds to pay off the interim financing and wait for the project to be finalized, closed out and the Town reimbursed by MDE with the new loan/loan forgiveness package that the Town received for this. After discussing with GMB, we have determined that it will be approximately \$250,000 that the Town will have to pay out of reserves. The Town does have the money in the Sewer Capacity Reserves which is money that we have received from Lakeside for their 120 connections. Commissioner Chase made a motion to use the Town's reserve funds to pay off the interim financing. Commissioner Fries seconded the motion.

VOTE:

Fries – Y Newnam – Y Chase – Y

Motion approved

Lakeside – HOA documents – Declaration of Covenants, Conditions and Restrictions for Lakeside at Trappe and Supplemental Community Design Guidelines: President Newnam requested that the Council table this matter until September so they have adequate time to review the documents. Commissioner Fries made a motion to table the matter until September's meeting. Commissioner Chase seconded the motion and it unanimously approved. Ryan Showalter gave a quick overview of the documents for the Council. The Declaration of Covenants creates the HOA which everyone that purchases a house will be a part of. This document establishes certain use and restrictions for the community. The Supplemental Community Design Guidelines is in addition to the Town's rules and regulations and establishes an Architectural Review Committee that will review/approve design changes to the community.

Public Questions:

Ken Calcagnini – Mr. Calcagnini asked if the Council has decided what they want to do with their ARPA

funds and when a plan will be set. Attorney Ryan stated that the Council has not set exactly what they will do with the ARPA funds but they do have a couple projects in the pipeline that are eligible for the funding.

Executive Session: President Newnam stated that an executive session to obtain legal advice is requested. Commissioner Fries made a motion to enter into executive session at 6:51 pm. Commissioner Chase seconded the motion and it was unanimously approved.

Commissioner Fries made a motion at 6:59 pm to reopen the regular meeting. Commissioner Chase seconded the motion and it was unanimously approved.

There being no further business to discuss, Commissioner Fries made a motion at 6:59 pm to adjourn the meeting. Commissioner Chase seconded the motion and it was unanimously approved.

Respectfully submitted,

Erin Braband, Town Administrator/Clerk