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3 **TOWN OF EASTON, MARYLAND**
4 **Easton Town Hall**
5 **14 S. Harrison Street**
6

January 20, 2015

7
8 **PRESENT AT CONVENING**
9

10 Mayor Robert C. Willey
11 Council President John Ford
12 Councilmember Megan M. Cook
13 Councilmember Kelley K. Malone
14 Councilmember Pete Leshar
15 Councilmember Leonard E. Wendowski, Sr.

16
17 Also present was the Town Manager Mr. Robert F. Karge, Town Attorney Mrs. Sharon VanEmburch and Town
18 Clerk Mrs. Kathy Ruf.

19
20 **CALL TO ORDER.**

21
22 At 7:00 p.m., President Ford called the meeting to order.

23
24 **OPENING REMARKS BY MRS. COOK AND PLEDGE OF ALLEGIANCE.**

25
26 Mrs. Cook gave opening remarks and led those present in the Pledge of Allegiance.

27
28 **APPROVAL OF MINUTES OF JANUARY 5, 2015 MEETINGS.**

29
30 Upon motion by Mr. Leshar seconded by Ms. Malone and carried unanimously, minutes of the January 5, 2015
31 meeting were approved as written.

32
33 **MR. ED MILLER TO DISCUSS A COMMUNITY WIDE INFORMATION MEETING REGARDING**
34 **THE DEVELOPMENT OF "A VILLAGE FOR TALBOT COUNTY."**

35
36 Mr. Miller discussed a meeting to be held on Wednesday, January 21, 2015 from 5:30 p.m. - 7:00 p.m. at the
37 Easton Volunteer Fire Department for a discussion about how Villages can improve the aging process in Talbot
38 County and about how the community can help with this movement. Mr. Miller stated that this program is to
39 compliment programs already taking place and fill in gaps. There will be a brief presentation defining Villages
40 followed by a question and answer session.

41
42 **ITEMS BY MAYOR WILLEY.**

43
44 **APPOINTMENT OF MR. CHARLES P. FITZGERALD TO BOARD OF ZONING APPEALS.**

45
46 Upon motion by Mr. Leshar seconded by Mr. Wendowski and carried unanimously, Mr. Fitzgerald's appointment
47 to the Board of Zoning Appeals was approved for a three year period commencing December 31, 2014.

48
49 **RE-APPOINTMENTS TO BOARDS AND COMMISSIONS.**

50
51 Upon motion by Mr. Wendowski seconded by Ms. Malone and carried unanimously, Mr. Tim Glass was re-
52 appointed to the Housing Authority for a five year term commencing December 5, 2014 and Ms. Carlene Phoenix
53 was approved for re-appointment as Supervisor of Elections for a four year term commencing February 1, 2014.

54
55 **MR. ROGER BOLLMAN TO PRESENT 2014 ANNUAL TREE BOARD REPORT.**

56
57 Mr. Bollman discussed the 2014 Annual Tree Board Report. He discussed the purpose and philosophy of the Board. He
58 stated that having a Tree Board puts the Town of Easton in a position to get grants. Mr. Bollman discussed the tree inventory
59 completed by the Tree Board. He asked that the Town Council consider the recommendations outlined in the Davey report.

60
61 **MR. GEOFF OXNAM, VICE PRESIDENT OF OPERATIONS TO PRESENT ANNUAL CABLE**
62 **PROGRAMMING COST ADJUSTMENT.**

63
64 Mr. Oxnam discussed the 2015 Programming Cost Adjustment (PCA). He stated that the increases to the tiers have
65 been passed on to the customers with no markup. He stated that the increases will be effective with bills rendered
66 in February. Mr. Oxnam stated that Easton Cable is still below other providers.

67
68 **ITEMS BY THE TOWN MANAGER.**
69

70
71
72 **APPROVAL OF PUBLIC ASSEMBLY EVENTS.**
73

74 Mr. Karge brought the following Public Assembly Events as recommended by the Easton Police Department to the
75 Council for consideration:
76

77 **EVENT:** Easton Volunteer Fire Dept. 5k/1 mile Fun Run

78 **APPLICANT:** Don Abbatiello/EVFD

79 **LOCATION:** See Below

80 **DATE/TIME:** March 21, 2015 - 1100 to 1600 hrs.

81 **ATTENDANCE:** approx. 300

82 **PURPOSE:** Fundraiser for the Easton Volunteer Fire Department

83 **SPECIAL REQUESTS:**

- 84 • Post “No Parking” on Creamery Lane, North Washington Street and Magnolia Street, place cones
85 along shoulder of creamery Lane and North Washington Street for running path.
- 86 • Close Aurora Park Drive and Magnolia Street.
- 87 • Traffic direction will be provided at the following locations:
 - 88 ○ Aurora Park Drive at Creamery Lane
 - 89 ○ North Washington Street at Creamery Lane
 - 90 ○ North Washington Street at North Aurora Street
 - 91 ○ North Washington Street at Chapel Road
 - 92 ○ North Washington Street at Access road to North Easton Park
 - 93 ○ Rails to Trails at Chapel Road
 - 94 ○ Magnolia Street at North Aurora Street.
- 95 • Traffic notices will be delivered to surrounding homes affected by the route.
96

97 **Total Personnel and Equipment**

- 98 • Minimum of 4 EPD Officers (1 Event Supervisor and 3 Bike Patrol Officers)
- 99 • 4 – Crossing Guards
- 00 • EPD Cones and No Parking signs
01

02 **Overview of the event:** Organizers are seeking approval to have 2 separate running events to help raise
03 money for the Easton Volunteer Fire Department. They have provided the proper Certificate of Liability
04 Insurance which will be forwarded to the Town Office. At the conclusion of the runs, a follow up event will
05 be held at the Easton Volunteer Fire Department on Aurora Park Drive.
06

07 **5K Race**

- 08 • Aurora Park Drive to Creamery Lane
- 09 • Creamery Lane to North Washington Street
- 10 • North Washington Street to access road to North Easton Park
- 11 • North Easton Park to Rails to Trails
- 12 • Rails to Trails to Magnolia Street
- 13 • Race will end at Magnolia Street prior to North Aurora Street
14

15 **1 Mile Fun Run**

- 16 • Aurora Park Drive to Creamery Lane
- 17 • Creamery Lane to North Washington Street
- 18 • North Washington Street to Magnolia Street
- 19 • Run will end at Magnolia Street prior to North Aurora Street
20

21 **This event has been in the planning stages since November 2014. They have worked together with the**
22 **police department to identify a safe route and one that would satisfy all interested parties.**
23

24 **Park permit has been approved.**
25

26 **EVENT:** Chick-fil-a Connect 10K, 5K, and 1 mile race (Competitive races)

27 **APPLICANT:** Katie Kitchens/Connect Events

28 **LOCATION:** See Below

29 **DATE/TIME:** April 11, 2015 - 0800 to 1000 hrs.

30 **ATTENDANCE:** approx. 300

31 **PURPOSE:** Connect community and raise funds for local young life

32 **SPECIAL REQUESTS:**

- 33 • Traffic direction will be provided at the following locations:
 - 34 ○ Dutchman’s Lane at Mecklenburg Ave.
 - 35 ○ Dutchman’s Lane at Rails to Trails
 - 36 ○ Idlewild Ave. at Rails to Trails
 - 37 ○ Brookletts Ave. at Rails to Trails

- Dover St. at Rails to Trails
- August St. at Rails to Trails
- Goldsborough St. at Rails to Trails
- Chapel Rd. at Rails to Trails
- Provide Patrol vehicle to escort runners through the neighborhood until they get on Rails to Trails.
- Traffic notices will be delivered to surrounding homes affected by the route.
-

Total Personnel and Equipment

- Minimum of 5 EPD Officers (1 Event Supervisor, 1 Patrol officer and 3 Bike Patrol Officers)
- 6 – Crossing Guards

Overview of the event: Organizers are seeking approval to have 3 separate competitive running events to help raise funds for local young life. They have provided the Certificate of Liability Insurance which will be forwarded to the Town Office. At the conclusion of the runs, a follow up event will be held at the grounds of the Easton Elk’s Lodge.

10K Race

- Starting at the Elk’s on Dutchman’s Lane
- Right onto Dutchman’s Lane
- Left onto Mecklenburg Ave.
- Right onto Bridge Street
- Right onto Wayside Ave.
- Across Dutchman’s Lane to Rails to Trails
- Rails to Trails to North Easton Park
- Turn around at North Easton Park on Rails to Trails and back to Dutchman’s Lane
- Left on Dutchman’s Lane and back to the Elk’s

5K Race

- Starting at the Elk’s on Dutchman’s Lane
- Right onto Dutchman’s Lane
- Left onto Mecklenburg Ave.
- Right onto Bridge Street
- Right onto Wayside Ave.
- Across Dutchman’s Lane to Rails to Trails
- Rails to Trails to August St.
- Turn around at August St. on Rails to Trails and back to Dutchman’s Lane
- Left on Dutchman’s Lane and back to the Elk’s

1 Mile Fun Run

- Starting at the Elk’s on Dutchman’s Lane
- Right onto Dutchman’s Lane
- Left onto Mecklenburg Ave.
- Right onto Bridge Street
- Right onto Wayside Ave.
- Right onto Dutchman’s Lane and return to the Elk’s

This event was held last year and organizers changed the route this year to a recommended route by EPD last year. This route is a safe route and one that satisfies all interested parties.

Park Permit has been approved.

EVENT: Christ Church Day School 5K/1 mile Fun Runs
APPLICANT: Tarah Kleinert/Christ Church Day School
LOCATION: See Below
DATE/TIME: May 2, 2015 - 0600 to 1130 hrs. (Rain Date - May 9, 2015)
ATTENDANCE: approx. 50
PURPOSE: Fundraiser for the Christ Church Day School
SPECIAL REQUESTS:

- Traffic direction will be provided at the following locations Chapel Road and Rails to Trails

Total Personnel and Equipment

- Minimum of 1 EPD Officers (1 Event Supervisor)
- 1 – Crossing Guard

Overview of the event: Organizers are seeking approval to have 2 separate running events to help raise funds for the Christ Church Day School. They have provided the Certificate of Liability Insurance which will be

forwarded to the Town Office. At the conclusion of the runs, a reception will be held at the North Easton Park.

5K Run

- Start at North Easton Park on Rails to Trails
- Turn around at North St. and return to North Easton Park

1 Mile Fun Run

- Start at North Easton Park on Rails to Trails
- Turn around at Chapel Rd.

This event has been in the planning stages since November 2014. They have worked together with the police department to identify a safe route and one that would satisfy all interested parties.

Park permit has been approved.

Upon motion by Mr. Wendowski seconded by Mrs. Cook and carried unanimously, the Public Assembly events as recommended by Easton Police Department were approved.

Mr. Wendowski asked if the cost could be assigned to the events for further consideration.

CLOSED SESSION.

Mr. Karge asked for a Closed Session to obtain legal advice; §3-305(b)(7).

PUBLIC HEARING TO DISCUSS ORDINANCE NO. 646. THE PURPOSE OF THIS HEARING IS DISCUSS THE REQUEST OF ELM STREET DEVELOPMENT, LC (OWNERS/DEVELOPERS) TO AMEND THE CONDITIONS OF APPROVAL REGARDING ON SITE AFFORDABLE HOUSING FOR THE PLANNED UNIT DEVELOPMENT (PUD) KNOWN AS EASTON VILLAGE ON THE TRED AVON. ELM STREET DEVELOPMENT, LC PROPOSES TO AMEND CONDITION 20 OF ORDINANCE NO. 461 TO PAY A FEE IN LIEU OF CONSTRUCTING FIFTEEN (15) OF THE TWENTY FIVE (25) ON SITE AFFORDABLE HOMES.

At 7:50 p.m., President Ford opened the Public Hearing to discuss Ordinance No. 646.

The Town Attorney discussed the approval of the PUD and the conditions set forth in the previously approved PUD. She discussed the Affordable Housing's viewpoint that affordable houses with additional costs as those at Easton Village may be setting up the applicants for failure. Ms. VanEmburch discussed the conditions of Ordinance No. 646.

President Ford introduced Mr. Jim Bent, Chairman of the Affordable Housing Board. Difficulty of applicants getting financing was discussed.

Mr. Bent stated that the funds could be used town wide for Affordable Housing Board renovations. He discussed the renovations that have been completed to date and stated that the renovation program is successful. Mr. Bent stated that money coming in will give the program an opportunity to benefit homeowners throughout the town.

Mr. Joe Stephens was present on behalf of Elm Street Development. He stated that cash flow will be increased for the Affordable Housing program by removing the 15 houses at Elm Street. Mr. Stephens discussed the payment in lieu of construction.

At 8:23 p.m., President Ford opened the Public Hearing for public comments.

Ms. Bonnie Morro, 8094 North Fork Blvd., stated she is in support of the Ordinance. She discussed the money being used for the purchase and renovation of homes in the Affordable Housing program. Ms. Morro urged council to approve the ordinance.

Ms. Elizabeth Kelly Dawkins, 11 N Thorogood Lane discussed difficulty in hearing. She asked for clarification regarding what is considered an affordable home and prices of homes. Ms. Dawkins stated that safety and clean air are the most desirable concerns for most residents. She urged the council to take measures to clean up the drugs to make the town safer.

Mr. Robert Christfield, 8178 Gatherly Circle stated he is on the Advisory Board and discussed the costs everyone in Easton Village is obligated to pay which are approximately \$1600 per year. He stated that these costs increase approximately 5% every year. He stated that these fees are overbearing. Mr. Christfield stated that there are 86 homes built already with three liens; 112 lots sold out of the 250 and the rest remain the property of Elm Street.

President Ford asked if there are any additional comments. There being none, President Ford closed the Public Hearing at 8:48 p.m. He stated that comments would be accepted until close of business Friday.

73
74 **ORDINANCE NO. 646, “AN ORDINANCE OF THE TOWN OF EASTON AMENDING THE**
75 **CONDITIONS OF APPROVAL FOR ORDINANCE 461, WHICH GRANTED THE AMENDMENT TO A**
76 **PLANNED UNIT FOR ELM STREET DEVELOPMENT, LC TO MODIFY THE REQUIREMENTS FOR**
77 **ON SITE AFFORDABLE HOUSING UNITS.”**

78
79 President Ford introduced Ordinance No.646 for a first reading. He stated that a vote will be taken at the next
80 meeting.

81
82 **RESOLUTION NO. 6039, “A RESOLUTION TO ANNEX CERTAIN LANDS OWNED BY APHENA**
83 **PHARMA SOLUTIONS MARYLAND, LLC (FORMERLY CELESTE CONTRACT PACKAGING, LLC),**
84 **LOCATED ON THE WEST SIDE OF INDUSTRIAL PARK ROAD AND CONSISTING OF 22.136+**
85 **ACRES OF LAND, MORE OR LESS, INTO THE TOWN OF EASTON AND TO PROVIDE FOR THE**
86 **TERMS AND CONDITIONS OF THE ANNEXATION.”**

87
88 President Ford brought Resolution No. 6039 to the floor and stated that the Public Hearing on Resolution No. 6039
89 is scheduled for February 17 at 7:15 P.M.

90
91 **ORDINANCE NO. 647, “AN ORDINANCE OF THE TOWN OF EASTON AMENDING THE OFFICIAL**
92 **ZONING MAP OF THE TOWN OF EASTON TO APPLY AN ORIGINAL ZONING CLASSIFICATION**
93 **OF INDUSTRIAL (1) TO TWO PARCELS ANNEXED TO THE TOWN OF EASTON BY RESOLUTION**
94 **NO. 6039 LOCATED ON THE WEST SIDE OF INDUSTRIAL PARK ROAD AND CONSISTING OF**
95 **22.136 ACRES OF LAND, MORE OR LESS.”**

96
97 President Ford brought Ordinance No. 647 to the floor and stated that the Public Hearing on Ordinance No. 647 is
98 scheduled for February 17 at 7:15 P.M.

99
00 **REVIEW OF INVOICES TOTALING \$697,898.07.**

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02 Upon motion by Mr. Leshar seconded by Ms. Malone and carried unanimously, invoices totaling \$697,898.07 were
03 approved.

04
05 **ITEMS BY MEMBERS OF THE COUNCIL**

06
07 Mr. Wendowski thanked Mr. Moeller for his time employed with Easton Utilities and wished him good luck with his
08 retirement and in his workshop. Mr. Wendowski asked the Star Democrat to address that Wards I and III are open for
09 candidates in the upcoming election in May.

10
11 Mrs. Cook congratulated Ms. Lorraine Gould, Mr. Corey Pack and Mr. Preston Pepper for the great Martin Luther
12 King, Jr. Basketball Tournament. Mrs. Cook thanked the sponsors.

13
14 **CLOSED SESSION.**

15
16 At 8:55 p.m., upon motion by Mr. Leshar seconded by Mr. Wendowski and carried unanimously, President Ford
17 convened into Closed Session to obtain legal advice; §3-305(b)(7).

18
19 At 9:30 p.m., upon motion by Mr. Leshar seconded by Mrs. Cook and carried unanimously, President Ford reconvened
20 into Public Session.

21
22 **ADJOURN.**

23
24 At 9:31 p.m., upon motion by Mr. Leshar seconded by Mrs. Cook and carried unanimously, President Ford adjourned
25 the regularly scheduled meeting.

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29 _____
Kathy M. Ruf, Town Clerk