

Commissioners of Leonardtown
Town Council Meeting Minutes
July 9, 2007 ~ 4:00 P.M.

Attendees: J. Harry Norris, Mayor
Walter Wise, Vice President
Thomas Collier, Councilmember
Robert Combs, Councilmember
J. Maguire Mattingly, III, Councilmember
Leslie E. Roberts, Councilmember

Also in attendance were: Laschelle Miller, Town Administrator; Rebecca Sothoron, Town Treasurer; Teri Dimsey, Recording Secretary; John Wharton, Enterprise. A complete list of attendees is on file at the Leonardtown Town Hall.

Mayor Norris called the regularly scheduled meeting to order at 4:03 p.m. After the recitation of the Pledge of Allegiance, Mayor Norris proceeded to take up the first item of business.

Approval of Minutes:

The meeting minutes for the June 11, 2007 Town Council meeting were presented for approval.

Mayor Norris entertained a motion to approve the June 11, 2007 Town Council meeting minutes; Councilmember Roberts moved to approve the minutes; seconded by Councilmember Collier; motion passed unanimously.

Police Report – Deputy Gray Maloy

Deputy Maloy reported that he has been released from light duty and is back full time. The officers, who worked the Soap Box Derby for him, informed him that the event ran smoothly. It has been a quiet month -no other incidents to report.

Treasurer’s Report – Rebecca Sothoron

Ms. Sothoron reported that during the month \$250,000 was transferred to the checking account. The income statements are labeled as unaudited and will take several more weeks before all the revenue and expense adjustments are made.

Ms. Sothoron stated that all the Trash Removal contract documents are being prepared to include a signed contract, bonds, and insurance. Comments on the contract language were received from the Town attorney and we are working on resolving all issues. I was informed that Goode Trash Removal has secured a site for storing their vehicles and equipment in the industrial park. Once the paperwork is all completed I can focus on how they are communicating with Waste Management and the transition date is firmed up. This will be referenced in the Beacon and will also be placed on our website. New rates will also have to be calculated, brought before the Council for approval and this will be posted on the website and will be effective July 1, 2007 but the bill will not go out until the end of September. August 1 is the start date of the contract.

Councilmember Roberts noted that Mr. Goode attended the MML Convention and stopped by to introduce himself.

Ms. Sothoron stated that Mr. Goode has been very responsive to emails.

Mayor Norris suggested that some type of mailer, letter or postcard be sent to explain the changes and increase to the residents.

Councilmember Wise noted that we have a few residents with special circumstances that require backdoor service as they are unable to physically place their trash at the curb and Goode Trash Removal should be made aware of that.

Ms. Sothoron noted that she is still having issues with the tax software similar to what occurred last year. Also, the audit will begin shortly.

Planner's Report – Laschelle Miller

Planning and Zoning Meeting – Monday, June 18, 2007

- Clarks Rest - Received Revised Concept Approval for 328 units. There are 10 lots outstanding and they will come back before the Board for approval and also for Phase I final.
- Relax Inn – Received Final Site Plan approval for the 41 room hotel.

Upcoming Planning and Zoning Meeting – July 16, 2007

- Public Hearing is scheduled for the McKee property, Lot 500 and 316, Request for Rezoning from Residential Single-Family to Commercial Business and PIRD Overlay.
- Leonardtown Landing had requested to be on the agenda but we have not received any information.
- Plat adjustment for Community Bank to combine their property with the old 7-Eleven property which they purchased into one plat.
- Clark's Rest Concept Revision tentative.
- Plat Approval for Leonard's Grant for Phase I.

Town Administrator's Report – Laschelle Miller

Request for PIRD designation for McKee Property- Mr. Tom McKee is requesting a zoning change and a PIRD designation for two parcels, Lot 500 and 316, that he proposes to develop with a mixed use of retail on the first floor and town homes on the second level. The proposal also shows underground parking for the site. A public hearing is scheduled before the Planning Commission at the July 16, 2007 meeting to begin the rezoning process. At the Town Council's recommendation a second hearing will be heard regarding the PIRD designation. Both items will then be followed by a public hearing before the Town Council. Enclosed in your packets you will find:

- Minutes from January 16, 2007 Planning and Zoning meeting
- PIRD guidelines
- Rezoning process
- Set on plans for proposal
- Application for rezoning and PIRD designation

Action needed: Refer case to the Planning Commission for a public hearing.

Council members agreed on a consensus to forward the PIRD request onto the Planning and Zoning Commission for review.

Ms. Miller stated that we received a letter from P.F. Summers in regard to the impact fee increase stating that they were not aware of it. They have four lots remaining in Academy Hills and are requesting to be grandfathered in to the old rates. According to the Ordinance we notified them that as of the effective date if a building permit had not been received, they would be required to pay the new rate. I made a copy of the building permit showing when the permit was issued in February that it was spelled out on the permit, and they would need to pay the new impact fee.

Council members agreed not to grandfather, that the new rate did apply and P.F. Summers would be responsible for paying the new fee.

Mayors Report

Mayor Norris remarked that we do have an opening on the Board of Appeals and has spoken with Bea Tatlow to ask if she would agree to be appointed to the Board and she has agreed.

We do have three members of the Planning and Zoning Commission whose term will be expiring. They may agree to serve again but, if not, we will need some suggestions for potential members for consideration.

Council Reports:

Events – Councilmember Mattingly:

Upcoming Events of Interest/Meeting Reminders:

<u>Date</u>	<u>Time</u>	<u>Meeting</u>
Fridays in July	7:00 PM	2006 River Concert Series @ St. Mary's College
Tuesday, July 10	9:00 AM	Chamber Tourism Meeting @ SMC Airport Conference Room
Wednesday, July 11	8:30 AM	LBA Meeting
Wednesday, July 11	12 Noon	Lunch-time Concert on the Square performed by River Concert Series Brass Ensemble
Saturday, July 14	4-10 PM	Potomac Jazz & Seafood Festival @ St. Clement's Island Museum
Wednesday, July 18	12 Noon	Lunch-time Concert on the Square performed by Francis Bridge Jazz Quartet
Wednesday, July 18	11:30 AM	Chamber Members Luncheon @ Outback Steakhouse
Wednesday, July 25	5:30 PM	Business After Hours @ Piney Point Lighthouse
Saturday, July 28	4 PM – 8 PM	Downtown Tunes featuring “Fortune’s Turn”
Saturday, August 11	4 PM - 9 PM	Beach Party on the Square
August 9 - August 11		Bluegrass & Country Music Festival @ Goddard Farm
August 4 – August 5	10 AM – 6 PM	Patuxent Encounters: A Festival to celebrate and Embrace the rich culture and history of American Indians – Past, Present & Future @ Jefferson Patterson Park & Museum
Saturday, August 25	4-8 PM	Downtown Tunes featuring Gretchen Richie and Jazz Cabaret

Mayor Norris remarked that the College of Southern Maryland, Leonardtown Campus was starting their concert series tomorrow night. Ms. Miller will have a flyer distributed to the Council members.

Council members discussed the vendor issue in regard to events and the difficulty of local businesses not staying open or their having to purchase a license to serve food outside of their stores versus having vendors come in to work the event.

Grounds – Councilmember Combs:

Mr. Combs reported that they are meeting on July 17th to present to St. Mary's County Commissioners the new concept design for the Port of Leonardtown.

Streets and Roads – Councilmember Wise: No report

Capital Projects – Councilmember Collier:

Councilmember Collier reported that they are starting the conversion of the new pump station at the waterfront and that all of the concrete work has been done. Mr. Grant tells me the permits will be coming in shortly for well #5.

Ms. Miller reported that the Wharf project is on schedule and expected to be completed sometime May of 2008.

Councilmember Wise asked if there would be enough parking.

Mayor Norris replied that it is a concern but they are working on various options.

Councilmember Collier commented that he has seen a few swimmers diving off the walls.

Ms. Miller responded that we need to address this for safety reasons. The site is posted as a construction site and should not be used for this type of activity. I will contact Cianbro to add additional signage along the bulkhead. I have had discussions with the Natural Resources Police who previously expressed interest of having a presence and they will need a designated slip.

MML/SMMA – Councilmember Roberts:

Councilmember Roberts reported that everyone who attended the MML Convention got a lot of information. The workshops were very interesting, we received numerous compliments on our booth and Ms. Dimsey did a good job representing us at the booth. She met Governor O'Malley when he stopped by the booth. I was inducted as Vice President District 5 and a Board retreat is planned at the Rod n'Reel for September 7 and 8. The next SMMA meeting will be September 19th.

Adjournment:

Councilmember Mattingly moved to adjourn the meeting. Councilmember Collier seconded the motion, which passed unanimously. The meeting adjourned at 4:30 p. m.

Respectfully Submitted:

Teri Dimsey, Recording Secretary

Approved:

J. Harry Norris, III, Mayor

Walter Wise, Vice President

Thomas R. Collier, Councilmember

Robert C. Combs, Councilmember

J. Maguire Mattingly, III, Councilmember

Leslie E. Roberts, Councilmember