

May 16, 2022

Working Session

At 6:30 PM Mayor McNinch called the Working Session of the Denton Town Council to order on this date, leading everyone in the Pledge of Allegiance to the Flag and thanked everyone for coming.

Attendance:

Mayor McNinch asked for the record to reflect that all Councilmembers were present in person.

Staff in attendance included Mr. Don Mulrine, Town Administrator, Chief of Police George Bacorn, Senior Codes Enforcement Officer David Renshaw, and Clerk-Treasurer Karen Monteith.

Discussion was held on the following:

323 Market Street Rentals

Discussion was held with potential new tenants for the Micro Enterprise Building:

Angel Perez of the Caroline Pride Organization was present to talk about their interest in leasing Suite 201, taking over space currently occupied by Cambio. Mr. Mulrine will follow up with the State to make sure leasing to a Non-profit Organization is a qualifying use.

Chris and Michele Curler are interest in opening a sweet shop on the first floor in Suite #101, looking to occupy part of the space previous leased to Sno Angels. Mrs. Curler talked about their vision and business startup plans with the Council.

Mr. Mulrine announced that HotDesks is closing their operations in June and shared that HotDesks has approached Downtown Denton Main Street about taking over their business. Mrs. Audrey Clemens, DDMS Manager spoke to the Council and shared that the DDMS Board has met and has approved taking over the HotDesks Operations, if supported by the Council. She stated that HotDesks has an established client base that utilize the services, and this would be an easy turnkey transition.

There was further discussion about the Microenterprise Center continuing to be an incubator for new businesses, how the DDMS can help the Town continue to promote startup businesses which can utilize the space for three years and how to help these businesses survive and relocate into a commercial space in the downtown.

Council supported Staff to begin drafting Memorandums of Understanding (Leases) for the business met with this evening.

Caroline County Council of Arts

Nicholas Tindall, Executive Director of the Caroline Council of Arts, provided an update on the 4th St. lot the Council approved to be used for parking. Discussion was held on the design, light pole relocation, rain barrels, landscaping, and funding needs. Mr. Tindall will continue working with Town Staff to explore various options. Next month the CCCA will be back with their Arts & Entertainment District 5-year plan.

Delegate Ghrist – Parks

Delegate Ghrist was unable to attend, this item will be placed on next months agenda.

ARPA Market St. & Camp Rd. Sewer Project Engineering Bids

Mr. Mulrine presented the bids received for the RFP that went out seeking Engineering and Construction Management Services for the extension of the sewer mains on Market St., and Camp Road. This will be placed on the June agenda for consideration.

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Critical Area Amendments

The Critical Area Commission responses to their review of the Town's Critical Area Program, Ordinance #728 and Ordinance #729 was shared with the Council. The State has given a conditional approval requiring the Town adopt some text amendments that they provided. Staff will draft an Ordinance to implement the amendments required by the State for consideration at a future meeting.

Industrial Park Realtor

Mr. Mulrine shared a Listing Agreement received from SVN – Miller Commercial Real Estate pertaining to listing the Industrial Park Lots, owned by the Town, for sale and mentioned that the covenants are being reviewed.

Choptank Electric – Trice Meadows Street Lights

There was discussion on Choptank Electric wanting to back bill the Town for the streetlights in Trice Meadows, and it was the consensus of the Council for Mr. Mulrine to get Mr. Drummond to review.

Well #6 - Bids

Follow up discussion was held on the status of the Well #6 pump and motor issues. Staff presented a quote and stated they will put this in next years Water Budget for consideration.

Parking Poles – Parking Kiosk

The Town Administrator is working with the County Administrator on a plan to work together on removing the meter poles. The Town will provide a truck for the collection of the poles once removed from the ground.

Market Street Ideas

Councilman Lister has been working with Downtown Denton Main Street exploring ways to modify the downtown landscape and parking and shared some ideas. Everyone will keep working on a vision, come up with a plan to seek public input on.

June Meeting Agenda

A draft of the June 2, 2022 Council Meeting Agenda was provided.

Police Dept. REKOR Contract Extension

Chief Bacorn shared that the initial term of the Speed Camera Enforcement Contract with REKOR expires at the end of June. He provided an Amendment Agreement, recommending a one-year extension that will come before the Council for consideration at the June meeting.

Miscellaneous

Councilman Lister confirmed with staff that the Denton Volunteer Fire Department capital request is what is on the June agenda.

Mr. Mulrine announced that two students from Denton Elementary School were selected as semifinalist for District 2 in the Maryland Municipal League's 4th Grade "If I Were Mayor Essay Contest". These two students and their Teacher will be recognized at the June meeting.

Mr. Mulrine provided an update on the 4th St. Park Project that will be handled by Sparks @ Play.

With no further comments, Mayor McNinch adjourned the Working Session at 8:17 PM.

Respectfully submitted,

*Karen L. Monteith,
Clerk-Treasurer*