

June 27, 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.

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:

New Era

Representatives from New Era Technology made a presentation for upgrading the Council Meeting Room with a new audio video conferencing system that will enhance viewing the meetings virtually and make electronic participation smoother.

ShoreRivers – Choptank Riverkeepers

Representative from ShoreRivers, Mr. Matt Pluta and Mr. William Ryall, made a presentation on the Poor House Run Stream Assessment that was recently completed. There was discussion on the erosion occurring, stream restoration needs, adapting to future land use and climate change. It is recommended to start by fixing and maintaining the current stormwater areas, adding new Best Management Practices, and adjusting the Town's Stormwater Regulations and Guidelines for future development. A funding strategy was discussed identifying ways to help the Town apply for grant funding to cover the cost.

Delegate Jeff Ghrist asked that ShoreRivers work with Leslie Grunden as she manages and tracks the Watershed Implementation Plan Credits within Caroline County.

Mr. Pluta said ShoreRivers will need a letter of support from the Town to go apply for funding to start working on the high priority areas.

The Council request to have a priority listing put in bullet point format to help with moving forward and a written proposal of the legislative recommendations.

Delegate Jeff Ghrist – Parks

Del. Ghrist, who serves on the House Budget Committee spoke with the Council, seeking a wish list of the funding priority needs for the Town. Further explaining that there is an opportunity to also apply for the Governors Capital Budget funding for projects that may not be covered by grant funds, sharing this is his priority this year. Del Ghrist would like to have the list of needs submitted early before the session begins.

Park funding being another issue, Del. Ghrist asked the Town to also focus on their funding needs for parks, sharing that he is working on trying to get more funding for Caroline County, and to make sure that the funding being received is spread out fairly, and that it is not all controlled by the County, so that each agency can enhance parks in their community.

Mayor McNinch expressed that the Town has been frustrated with having to piece meal park projects rather than getting enough funding to complete any improvements. She shared that the Town has submitted a Legislative Action Request to MML seeking sponsorship to help change the way park funding is distributed so that it does not all go to the County, and Municipalities can have an opportunity to receive funding directly.

2022-16

Del. Ghrist suggested there may need to be consideration given to have a local municipal program open space line item within the State's budget to go along with State and County POS funding line items.

The Town will create a list to provide to Del. Ghrist.

Gay Street Extension – Jim DiDonato

Mr. Jim DiDonato, JPA Venture, LLC, and Mr. Kevin Shearon, DMS & Associates, provided the Council with an update on the proposed road to run from the traffic light in front of Walmart on Legion Rd. over to Gay St. The road access onto Rt 404 has received preliminary approval from State Highway. However, the road is being held up pending an easement agreement to cross over the Brodie Holdings LLC. parcels, which are going through a bankruptcy sale.

Arts Council 5-Year Plan

Mr. Nicholas Tyndall, Caroline County Council of Arts Director, made a presentation and shared the Arts & Entertainment Districts 5-year Plan.

Fiber Arts Center Business Loan

Mr. Mulrine provide the Fiber Arts Center of the Eastern Shore (FACES) Business Loan Application to the Council to review. This item will be on the July Agenda for consideration for approval.

Ordinance #735 – Critical Area Amendments

A copy of Ordinance #735 was presented to the Council. The Ordinance reflects changes made by the State's review of Ordinance #728 that was adopted in May. This item will be on the July Agenda for consideration for introduction.

323 Market Street Lease – Caroline Pride Organization Update

Angel Perez submitted the Caroline Pride LLC Business Plan as requested by the Council. This item will be on the July Agenda for consideration for approval and Angel will send his contact information to Chief Bacorn so that he can have access to answer any questions virtually.

Special Event Form – Draft Updates

A draft of the Special Events Form was provided, discussion will continue in July at the Working Session.

Main Street Updates

Mrs. Audrey Clemens, Downtown Denton MainStreet Manager, provided an update on the DDMS taking over the HotDesks Operations and shared their plan for utilizing the 2nd floor of the Micro Enterprise Building.

Mrs. Clemens also provided a copy of the Cambridge Armchair Magazine to each Council member, and with the help of Mr. Zac Blough, owner of Blough's Landscaping, they discussed the options for installing new pavers on the north side of the 200 block of Market Street, using the grant funding DDMS was recently awarded.

The Council made suggestions on the design they would recommend, discussed the type of bricks, and asked that DDMS take the design to the Town's Historical Review Board for a recommendation as well.

Financial Software - Cloud Upgrade

The Tyler Technologies Software Service Agreement for migrating the Town's InCode Financial Software from an on-premises product to a cloud-based product was provided to the Council to review. The Agreement has been sent for legal review and will be placed on the July agenda for additional discussion and consideration.

2022-17

Middle Department Inspection Agency – Agreement

The current Inspection Agreement with MDIA is soon expiring, Staff provided a new Agreement to continue having MDIA perform all electrical and plumbing inspections, and other building inspections as needed for the Town. This item will be on the July Agenda for consideration for approval.

TRAAD, LLC – Water and Sewer Allocation

The Town has received a request from TRAAD, LLC for an additional water and sewer allocation for their proposed multifamily quad duplex dwelling they are looking to build on 202 N. Sixth St. This item will be on the July Agenda for consideration for approval.

Sludge Management Agreement

An Agreement from Rummel, Klepper & Kahl, LLP for providing professional engineering services for the Denton Sludge Management Upgrade Study to be conducted at the Wastewater Treatment Plant was provided for review. This item will be on the July Agenda for consideration for approval.

Brodie Holdings Property

Mr. Mulrine shared information with the Council pertaining to the Brodie Holdings Bankruptcy Property Sale and stated this item will be on the July Agenda for the Town Attorney to provide an update.

Planning and Codes Permitting Software

This item was pulled from the agenda by staff.

July 7th Draft Agenda

A draft of the July 7, 2022 Meeting Agenda was provided.

Miscellaneous

Mayor McNinch requested to have an Executive Session scheduled for next week to discuss personnel, and everyone agreed to meet on July 5, 2022 at 1:00 PM.

Councilman Lister shared that the Utilities Commission is planning to meet at Easton Utilities on July 19th and invited Council members to join them.

With no further comments, Mayor McNinch adjourned the Working Session at 9:00 PM.

Respectfully submitted,

*Karen L. Monteith,
Clerk-Treasurer*