

COMMISSIONERS OF OXFORD

Regular Meeting Minutes

April 12, 2016

The Commissioners Meeting was held in the meeting room of the Community Services Building on April 12, 2016. Commissioner President Gordon Fronk called the meeting to order at 6:00 p.m.

PRESENT

Attending the meeting were Commission President Gordon Fronk, Commissioner Carole Abruzzese, Commissioner Gordon Graves, Chief Patrick Maxwell, Public Works Superintendent Scott Delude, and Town Attorney Brynja Booth.

The meeting opened with the Pledge of Allegiance.

APPROVAL OF MINUTES

Commissioner Graves made a motion to approve the minutes of March 22, 2016 as distributed. Commissioner Abruzzese seconded the motion, all were in favor, and motion carried.

PUBLIC WORKS

Superintendent Delude presented the public works report as follows:

- A meeting was held with the SHA at the corner of Benoni Street and S. Morris Street about the side road condition. State Highway is going to build a backstop at that corner in the coming week and asphalt over it as soon as the asphalt plants open this spring.
- The public works department had a water leak at the entrance to the Schooners Restaurant that showed signs of having leaked into the bay for quite some time. The leak has been repaired and the paving of the patch area where the work was done is scheduled to be fixed before Oxford Day.
- The water valve exercise program that the public works department performs every year is improving with time. Eight years ago when the exercise program started, the department had to dig up and fix over 15 valves. This year the department only had to dig up one valve for repairs. Oxford has 268 water valves in town and some of them date into the late 1920's. All are still very operational.
- The public works department grass cutting season has begun. Two of the town mowers were found to need repairs. The department has bought a used finishing mower for its big mower for the price of \$550.00 that should last about 10 years. A new mower of this type would have cost the town \$3,500. This mower is replacing another that serviced the town for 22 years.
- The dumpsters at the Causeway and Tilghman docks are back for the watermen's use and the port-o-pots have been doubled for all the town's outhouses for the summer season.

POLICE REPORT

Chief Maxwell presented the police report which consisted of the following:

- 22 – Police information/ service
- 1 – Burglary (under investigation – MSP crime lab)
- 3 – Alarms (weather related)
- 3 – Assist the fire department
- 2 – Assist other police agencies
- 1 – Suspicious vehicle
- 1 – Identity theft
- 1 – Property check
- 1 – Noise complaint (abated)

Chief Maxwell reported that he had attended a community talk in St. Michaels on crime and drugs and that he would be organizing a similar event in the near distant future.

OXFORD FIRE COMPANY REPORT

David Baker, Secretary of the Oxford Fire Company, read aloud the Oxford Fire Company Report for the period of March 10th to March 24th, 2016, as follows: During this 2 week period there were 3 fire calls; OFC was dispatched and cancelled en route on 2 of the calls and the third turned out to be food on the stove. During this same period, there were 3 medical calls, all with patients transported to Easton Memorial. The fire company served about 250 breakfasts at the Sunday, April 10th event. The next event will be on Oxford Day at the Causeway parking lot. There will be hamburgers, hot dogs, fries, clam strips, and soda and water. The Auxiliary will be selling cookies, baked goods and some crafts. All are invited to stop by.

UNFINISHED BUSINESS

President Fronk revisited Ordinance 1607 authorizing the purchase of the MEWS. Attorney Booth reported that she had spoken to Administrator Cheryl Lewis and understood that the Commissioners had closed the public hearing and that Administrator Lewis had not received any other comments since the closure of the public hearing. Since that time, a Phase 1 Environmental Assessment Report has been secured from BP Environmental, to confirm that no serious environmental issues exist with regards to the Mews property. The ordinance is now eligible for vote. Commissioner Graves read the title of the ordinance as follows: **AN ORDINANCE OF THE TOWN OF OXFORD AUTHORIZING THE PURCHASE AND ACQUISITION OF CERTAIN PROPERTY LOCATED AT 105 SOUTH MORRIS STREET, OXFORD, MARYLAND, CONTINGENT UPON THE RECEIPT OF A GRANT FROM THE STATE OF MARYLAND IN THE AMOUNT OF THREE HUNDRED THOUSAND DOLLARS (\$300,000) TO BE APPLIED TOWARD ACQUISITION COSTS.** Commissioner Graves made a motion to approve Ordinance 1607: Authorization to Purchase the MEWS assisted by grant funds, the motion was seconded by Commissioner Abruzzese, all were in favor, and the motion carried. Graves added that although he was still not satisfied with the purchase price, the acquisition was the best thing for the town. When questioned about the grant funding, Attorney Booth responded that the town would be reimbursed as soon as the property closing has been completed.

NEW BUSINESS

President Fronk put Resolution 1609 in front of the Commissioners: **A RESOLUTION OF THE COMMISSIONERS OF OXFORD TO ANNEX CERTAIN PROPERTY ADJACENT TO BACHELOR POINT ROAD CONSISTING OF APPROXIMATELY 1.893 ACRES OF LAND, MORE OR LESS, WHICH IS IDENTIFIED AS PARCEL 128, LOT 1 OF TALBOT COUNTY TAX MAP 53.** Attorney Booth explained that Mr. and Mrs. Ronald Walker had contacted Administrator Lewis several months ago about getting connected to the town's water and sewer as their sewer system was failing and had to be pumped on a weekly basis, which constitutes a public health and safety issue. Pursuant to the town's annexation policy, they have deposited the required \$11,000 fee to cover the associated cost, including survey work and legal fees. The Walker's property is adjacent to the town boundary. It is a single, residential property which would be zoned R-1. It is in the town's growth area. Attorney Booth stated that she had reached out to the county engineer, Ray Clarke, to make sure the connections would be consistent with the county water and sewer plan. This resolution is up for introduction as this evening's meeting. Under State law, the town has to give 30 days' notice of a public hearing to the county and state agencies. The earliest date in which to have a public hearing would be May 24th so the Commissioners could introduce this resolution at tonight's meeting, scheduling that date for the hearing. Attorney Booth added that she had drafted an annexation agreement that the Commissioners could approve at this evening's meeting which recites that this is being done to obtain access to the town's water and wastewater services and that it creates a covenant that runs with the land and the property in the event that something happens between now and the annexation vote to ensure that the property will be annexed. In order to extend the services before the annexation, Booth recommended that the Commissioners approve the annexation agreement. Mr. Walker addressed the Commissioners confirming that his system had failed in December and that when he had it inspected and started the process with the county, there were no guarantees that the problem could actually be corrected, which led him to seek help from the town. Commissioner Abruzzese made a motion to introduce Resolution 1608: A Resolution of the Commissioners of Oxford to annex certain property adjacent to Bachelor Point Road consisting of approximately 1.893 acres of land, more or less, which is identified as Parcel 128, Lot 1 of Talbot County Tax Map 53. The motion was seconded by Commissioner Graves. President Fronk inquired as to where the nearest water and sewer lines are located, to which Attorney Booth responded that run down the street the property is on and that any costs associated with those connections would have to be paid by the Walkers. She added that there would be no cost involved with this to the town and that the engineers would be working with Superintendent Delude to coordinate those connections.

Commissioner Graves made a motion to approve the annexation agreement as discussed above, an agreement between the Town and the Walkers allowing for access to the town's water and sewer

services and creating a covenant that runs with the land to ensure the property will be annexed. The motion was seconded by Commissioner Abruzzese, all were in favor, and the motion carried.

LETTERS

Commissioner Graves read aloud an email that he had received from Marcia LoVerdi, Oxford Business Association Administrator, asking for support from the town for the Oxford hosting of the upcoming Plein Air event to be held on July 10th. The OBA is expected to provide a meal for the artists and a venue to display their artwork for purchase. The OBA will provide funds to give the artists to use toward a meal at a restaurant of their choice and intend to provide a prize to the artist with the best painting of Oxford. The costs for these and other prizes to be given will likely run in total to about \$3,500. A question was raised as to whether or not the OBA was asking for a partial donation from the town or the entire amount. Commissioner Graves offered to contact Ms. LoVerdi to determine what exactly the OBA was hoping to get and to report back to his fellow Commissioners at their meeting scheduled in two week.

Invitations to the Commissioners were also received inviting them to the opening of the upcoming Ruth Starr Rose exhibit scheduled for May 4th, from 6-8 p.m.

ATTORNEY REPORT

Attorney Booth gave a brief report on the recent update Floodplain Maps. The town will be required to adopt the revised floodplain ordinance prior to July. Attorney Booth stated she would bring the adopting ordinance for introduction as the next meeting.

Booth reported that she had been copied on emails from the MDE on the engineering design of the town's WWTP. Some minor changes need to be made but the project should still be able to be put out to bid very soon.

Booth added that she was asked by Administrator Lewis, who was absent due to floodplain training in Emmitsburg, to inform the Commissioners and those present that the orange flags located around town represent wetland delineation in connection with the stormwater engineering project that is take place. Many of the flags have already been removed but Administrator Lewis wanted the public to know what they were for. Commissioner Abruzzese noted what a nice article Lewis had written in the recent newsletter about the stormwater project.

COMMISSIONERS COMMENTS

Commissioner Abruzzese commented that it was nice that the Oxford Fire Company was planning to have a talk at the firehouse similar to what Oxford Fire Company President John Hanes had presented to the Commissioners at their past meeting.

President Fronk stated the Commissioners had also received recent mail announcing an upcoming Healthy Waters Round Table Meeting.

There being no further business, President Fronk called for the meeting to be closed at approximately 6:30 p.m. The motion was seconded and unanimously carried.

Respectfully submitted,

Cheryl Lewis