

MINUTES



**Commissioners of
St Michaels
Meeting Minutes Legislative and Closed Session
Wednesday, May 24, 2023, 6:00 pm - 7:30 pm
St. Michaels Branch of the Talbot Co. Library
106 S. Fremont Street
St. Michaels, MD 21663**

1. 6:00 pm - Call to Order for Working Session - Pledge of Allegiance

Commissioner Breimhurst, President, called to order a live and remote Legislative Session of the Commissioners of St. Michaels at 6:00 pm in St. Michaels, Maryland and the Pledge of Allegiance was recited. Also present at the meeting were Commissioners Joyce Harrod, Tad duPont, Katrina Whittington, and Al Mercier. Other representatives include Town Administrator Rob Straebel, Town Planner Steve Ball, Town Clerk Vickie Sharp, and Chief Smith. Approximately 13 members of the public were present as well as remote attendees on Zoom.

2. Announcement of Closed Session

The Commissioners will meet in a closed session after adjournment of Open Session pursuant to Maryland Code, under the Open Meetings Act, General Provisions Article Section §3-305(b) to discuss the following: (3) to consider the acquisition of real property for a public purpose and matters directly related thereto.

3. Announcements from COSM and Staff

Commissioner Whittington attend the Restaurant and Business Association meeting and they were discussing ways to improve marketing, suggested a survey that could be completed via Constant Contact. They are asked to reach out to the Town Office for assistance with the Constant Contact.

Received a letter from the Business Association asking the Town to reform the St. Michaels Tourism Board. The Commissioners are asking the Restaurant and Business Association to come up with some framework for the Commissioners to consider at a future meeting.

Update on the Nature Trail expansion that will run from Bradley Park to Perry Cabin Park, has some wetlands issues that would require about 170ft of Boardwalk. Will be a July 8th meeting at Bradley Park to show the design and location of the trail. On August 9th a quick presentation to the Commissioner's showing the progress.

Tom Wood would like to construct a new road out to his property on Canton Road. Had to have several studies and has to be designed per engineering standards per the Town. All studies have been completed and Mr. Wood wants to move forward and will pay for the cost if it comes within the estimate of the engineers.

Smart meters have started to be installed, currently working with a one-man crew, a little disappointed in VEPO starting out with just one individual. Other crews will be coming in town, so hopefully this project will get moving faster. First hotel has had their meter replaced; this was completed at night as not to cause to much interruption to the guest.

Working on complaint form for the website this a requirement of the Police Accountability Act that was pasted by the State. Working with Rockfish Media will develop a link to be reviewed prior to having it downloaded to our website.

Rob Straebel attended the Talbot County Parks Advisory Board meeting requesting local open space money for purchase of the Environmental Concern property. The Advisory Board did make a recommendation to Talbot County Council ear marking for \$100,000 with a 1 to 1 match from the Town of St. Michaels toward the purchase. No formal decision has been made to date but looks encouraging.

Rob Strabel, Brian Thompson and Casey Rauch discussed creating a master plan and modeling of the Town's water system, that if one pump station went down could we still service the community. This information will be helpful with the water well study. The cost to create a master plan and modeling would cost \$9,750 and the Commissioners approved moving forward with the study.

Chief Smith went over the Public Events, stating they all are going well with little to no problems.

4. Comments from the Public

Mark Berman stated he had forwarded a proposed code amendment regarding regulating cannabis businesses; this is closely modeled after town code Chapter 75. Has requested the Commissioner's report if it has been reviewed by the Town Attorney and is there any comments. Based on feedback would it be considered by the Commissioner's and could it be added to the agenda for discussion. Steve Ball stated he has been waiting for guidance from the State.

5. Consent Agenda for Minutes, and Events

Events - Concerts in the Park agreed to keep the time 6:00pm to 7:30pm. Was also asked to keep the sound level at 65 decibels.

Consent Agenda was approved pending change, Commissioner duPont motioned and approved the Consent Agenda pending change. Commissioner Harrod seconded and was passed on roll call vote 5-0 in favor.

6. Old Business

The cable television franchise agreement with Easton Utilities Commission was presented. Exhibit A has a listing of Government Buildings in the town that will get internet for free for 3 years. Commissioner duPont motioned and approved the Cable television Franchise Agreement with Easton Utilities Commission as presented. Commissioner Whittington seconded and was passed on roll call vote 5-0 in favor.

All bids received for the two surplus properties were rejected. Both properties will be moved to a real estate broker for sale. Commissioner Whittington motioned and approved to reject the bids and move to a real estate broker for the two surplus properties. Commissioner Mercier seconded and was passed on roll call vote 5-0 in favor.

7. Ordinances for Introduction and Public Hearing

Ordinance No. 540 - Tree Mitigation was introduced. Commissioner duPont motioned to move the Ordinance No. 540 to a Public Hearing on June 14, 2023. Commissioner Mercier seconded and was passed on roll call vote 5-0 in favor.

Ordinance No. 544 - Setback Accessory Revised was for Public Hearing with comments from the public. Commissioner Harrod motioned to Adopt Ordinance No. 544 - Setback Accessory Revised. Commissioner Whittington seconded and was passed on roll call vote 5-0 in favor.

Ordinance No. 546 - Set Tax Rate (.47) and Town Budget for FY2024 was for Public Hearing with comments for the public. Commissioner duPont motioned to Adopt Ordinance No. 546 - Set Tax Rate (.47) and Town Budget for FY2024. Commissioner Harrod seconded and was passed on roll call vote 5-0 in favor.

8. Comments from the Commissioners

Commissioner duPont stated that the Commissioners are not in charge of hiring Staff. Issues regarding staff needs to be directed to the Town Administrator.

Town Attorney is working on Quiet The Title for the Boy Scout Cabin.

9. Announcement of Future Meetings - to be held at Library

June 14, 2023 - COSM Working & Legislative Session

June 25-28, 2023 - MML Summer Conference - Ocean City

July 12, 2023 - COSM Working & Legislative Session

August 9, 2023 - Working & Legislative Session

10. Adjournment of Open Session

At close of Open Session, COSM will convene into Closed Session

11. Call to Order for Closed Session

The Commissioners went into a closed session after adjournment of Open Session today pursuant to Maryland Code, under the Open Meetings Act, General Provisions Article Section §3-305(b) to discuss the following: (3) To consider the acquisition of real property for a public purpose and matters directly related thereto.

12. Adjournment of Open and Closed Session

Submitted by:

Vickie Sharp, Town Clerk

Public Participation: All comments from the public will be taken during the period set aside for "Comments from the Public." The "Comments from the Public" portion of the Commission agenda shall have a limited time period as determined by the Commissioners, and shall be at the beginning and at the end of each agenda. To be recognized, a member of the public should raise his or her hand and wait to be recognized by the President. Comments and questions should be kept brief and to the point, and be directed to the President.