

MINUTES



**Commissioners of
St Michaels
Meeting Minutes - Working Session
Wednesday, October 11, 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 Working Session of the Commissioners of St. Michaels at 6:00 p.m. in St. Michaels, Maryland and the Pledge of Allegiance was recited. Also present at the meeting were Commissioners Joyce Harrod, Al Mercier, Tad DuPont and Katrina Whittington. Other Representatives included Town Administrator Rob Straebel, Town Planner Steve Ball, and Chief Oswald. With members of the public and Zoom present as well.

2. Announcements from COSM and Staff

Commissioner Breimhurst began the meeting with a moment of silence for the events going on in Israel. Commissioner Whittington participated in St. Michaels Oktoberfest. Commissioner duPont participated in the Talbot County Tourism Economic Board meeting and discussed the Environmental Concern public meetings about the use of the space. Also discussed was Rt. 33 and sidewalks/curbs. Commissioner Breimhurst noted that himself and Rob Straebel met with the district engineer for the SHA regarding the sidewalk project. Out of 46 curb cuts, 45 must be redone for ADA compliance.

Rob Straebel also noted Senator Mautz was at the meeting with the district engineering regarding the sidewalk issues and ADA compliance. Interviewing 2 firms regarding website redesign. Environmental Concern property roof's being looked at for repair as well as exterior paint. Reminder there is no public access to the property at this point due to heavy machinery being used. A tour or open house is upcoming. We have 40 applications for the Town Clerk position. The town sold 124 Fremont Street for \$207,000 and 122 is listed at \$149,500. The buyers for 800 Talbot Street have pulled out of the transaction, the title should be cleared in 3-6 months. There is a preconstruction meeting for the Canton Street extension project to determine the schedule next week. The next meeting for the Boundary Lane Waterfront Park Master Plan is October 24th at Christ Church parish hall.

Commissioner Mercier inquired about the price of 800 Talbot Street; Rob mentioned it is around \$460,000.

Commissioner Breimhurst noted that the State Highway changed the location of the speed limit side at the North end of town.

Steve Ball – Sustainable Communities application and plan for renewal for the next 5 years, the Planning Commission recommended approval with minor adjustments. Cannabis Zoning text is with the Planning Commission and will go back to them on November 2nd.

3. Comments from the Public

There were no public comments

4. Consent Agenda for Minutes, and Events

Consent agenda and department reports were approved, Commissioner duPont made a motion to accept the consent agenda, seconded by Commissioner Whittington, was passed on roll call vote 5-0 in favor.

5. Ordinance for Public Hearing

Ordinance No. 549 - Architectural Extensions Setbacks, **AN ORDINANCE AMENDING THE CODE OF THE TOWN OF ST. MICHAELS; CHAPTER 340, "ZONING," ARTICLE IX, "DENSITY AND DIMENSIONAL REGULATIONS", §340-101G (3), "ACCESSORY STRUCTURES IN RESIDENTIAL DISTRICTS," FOR PURPOSES OF CLARIFICATION OF EXTENSIONS OF ARCHITECTURAL ELEMENTS INTO SETBACKS.** Commissioner Harrod motioned to adopt Ordinance 549, seconded by Commissioner duPont, was passed on roll call vote 5-0 in favor.

6. Old Business

Casey Rauch gave a presentation on the future trail alignment map.

There was public comment asking if the State can build a road on the nature trail, Casey Rauch stated that the State mentioned they will not build a road.

Roy Myers gave an update on the FEMA grant and the 2 different projects. Funding for the first project \$111,000, take out the 10% matching grant we have about \$99,000 available. Asking for approval to select Rauch as contract engineer and approval for the first phase of concept designs.

Commissioner Breinhurst gave approval for the Climate Change and Sea Level Rise Commission to use Casey Rauch as the contract engineering with no objections from the Commissioners.

7. New Business

The Town is working with Bayland Consultants regarding sea level rise. Staff are asking the Commissioners to consider a study for an analysis to mitigate the flooding at the Environmental Concern property, the cost is \$7,000. Motion to approve a contract with Bayland Consultants.

Commissioner Harrod suggested revisiting this issue next fiscal year, Commissioners agreed.

Request to purchase unimproved accessway that is owned by the Town located on West Chew Ave. Code requires subdivision lot line adjustment approved by the Planning Commission. Request to consider the appraisal and approve the request to sell the property.

RFP for IT consulting services, ICSI contract is expiring December 1, 2023. Commissioner Breinhurst stated the Staff can proceed to issue the RFP.

8. Comments from the Public

Roy Myers would like to reserve time with the Commissioners in November to review the reports for West Harbor Rd/East Chew study and the San Domingo Creek study. Sue Ann Rearing noted the fall spirit in St. Michaels this year is better than ever. John Nelson asked the Commissioners to place "Michaelmas Day" also known as "The Feast of St. Michaels" on the calendar September 29th to be celebrated by the Town.

9. Comments from the Commissioners

Commissioner duPont stated that there is no resolve with the Boy Scouts. The old lights at the Boy Scout cabin are in storage. Commissioner Harrod inquired about a letter from the Historic District. The Historic District would like to be put on the agenda for the November 8th meeting.

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

October 25, 2023 - Legislative Session

November 8, 2023 - Working Session

November 10, 2023 - Veterans Day - Town Office Closed

November 23, 2023 - Thanksgiving - Town Office Closed

November 24, 2023 - American Indian Heritage Day - Town Office Closed

December 13, 2023 - Working Session

December 25, 2023 - Christmas Day - Town Office Closed

11. Adjournment of Open Session

Commissioner Harrod made a motion to adjourn the meeting, seconded by Commissioner duPont at approximately 7:20pm.

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.