

# **The Mayor and Commissioners of the Town of Elkton**

## **MINUTES**

March 14, 2012

A public meeting (workshop) of the Mayor and Commissioners of the Town of Elkton (“the Board”) was held on this date at 4:00 p.m. with the following persons present: Mayor Joseph Fisona, Commissioners Charles H. Givens, Sr.; Charles E. Hicks, V; Mary Jo Jablonski and Earl M. Piner, Sr.; Town Administrator Lewis H. George, Jr.; Finance Director Steven Repole; Director of Parks & Recreation Mary Magaw; Director of Planning Jeanne Minner; Zoning Administrator J. Craig Trostle; Administration Office Secretary L. Michelle Henson; and Town Attorney H. Norman Wilson, Jr.

Mayor Fisona called the Workshop meeting to order at 4:00 p.m.

### **Discussion – Parks & Recreation Department Budget**

Ms. Mary Magaw, Director, presented the Department of Parks & Recreation Fiscal Year 2013 Budget Request. A copy of the request was placed in the record of the minutes.

Discussion ensued regarding growth in Parks & Recreation programs. Commissioner Jablonski commended the Parks & Recreation staff for their ability to save money on supplies.

Commissioner Givens questioned the status of the Skateboard Park hours of operation. Ms. Magaw stated the Skate Park use was dependent upon weather conditions. Commissioner Hicks suggested talking with the users of the Skate Park to obtain their input regarding when the park should be open.

Commissioner Givens commended the Parks & Recreation Summer Camp program. He questioned if any changes were planned in the program. Ms Magaw stated additional equipment had been purchased for summer campers and additional field trips were planned.

Discussion ensued regarding reinvestment of playgrounds and basketball courts in neighborhoods throughout Elkton.

Commissioner Jablonski questioned the status of the July 4<sup>th</sup> Fireworks. Discussion ensued regarding ongoing solicitation of sponsors for the event. Commissioner Jablonski stated the event was important in terms of economic development for the town. She said Elkton was the only municipality in Cecil County that had fireworks on July 4<sup>th</sup>, adding that thousands of people came to town for the event. She stated the Board should commit to the contract with Fireworks Productions, Inc. in order to prevent another municipality from establishing its fireworks display on July 4<sup>th</sup>.

Commissioner Piner concurred with Commissioner Jablonski's comments, stating that the Town should provide the fireworks display regardless of whether sponsors could be obtained.

Mayor Fisona queried the Board for a consensus regarding a contract commitment to Fireworks Productions, Inc. It was the consensus of the Board to commit to the contract with Fireworks Productions, Inc.

#### **Discussion – Planning Department Budget**

Ms. Jeanne Minner, Director, presented the Planning Department Fiscal Year 2013 Budget Request. A copy of the request was placed in the record of the minutes.

Regarding Ms. Minner's request for a replacement vehicle for her department, Commissioner Jablonski affirmed the need.

Discussion ensued regarding requests for additional minor equipment.

Discussion continued regarding copier leases. Commissioner Givens suggested combining all copiers at Town Hall under one lease.

#### **Discussion – Stavrou Associates**

Mr. Steve Moore, Vice President, Stavrou Associates, introduced himself to the Board. He stated the purpose of his appearance was to provide an update to the Board regarding a planned development near Belle Hill Road. He stated his company was in the process of requesting annexation of the property, which consisted of approximately 11 acres. He provided a Power Point presentation of the proposal, a copy of which was placed in the record of the minutes.

Mr. Moore stated he and McCrone, his engineering firm, met with Mr. George and KCI Technologies, the Town's Engineering firm, to discuss sewer capacity issues in the area. Mr. George stated upgrades to area pump stations would provide capacity required by the development.

Mr. Moore stated the project's funding parameters included specific requirements, including a financial donation from the Town. Mr. George suggested the approximately \$8,000 - \$10,000 in engineering fees incurred by the Town with regard to the pump station upgrades would suffice as financial support for the project.

Discussion ensued regarding the procedure for annexation.

#### **Discussion – Blighted Properties Ordinance**

Mr. J. Craig Trostle, Jr., Zoning Administrator, suggested a registration program for vacant residential and commercial properties. He stated the program would entail a fee schedule based upon the length of time a property was left vacant.

Discussion ensued regarding properties in town that had been vacant for many years. Commissioner Piner stated vacant, blighted properties had negative impacts on the neighborhoods in which they were located.

Mr. Trostle stated he met with a contractor regarding demolition of blighted buildings located at Route 40 and Landing Lane. Discussion ensued regarding Major Facilities Fees associated with rebuilding. Mr. Trostle stated he would document existing fixtures in a building that was to be demolished and apply that number to the new building, which lowered the owner's cost of rebuilding. He stated the Board previously amended the Ordinance to permit crediting of Major Facilities Fees to a separate project. He said the amendment created a bookkeeping nightmare for his department. He requested that the Board re-amend the Ordinance to remove that provision.

Commissioner Hicks expressed support for Mr. Trostle's suggestion of a property registration program with a fee schedule based upon the length of time a property was permitted to stand vacant.

Discussion ensued regarding creation of the program based on established Maryland State law.

Hearing no additional business to come before the Board, Mayor Fisona adjourned the meeting at 5:52 p.m.

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L. Michelle Henson  
Administration Office Secretary

A RECORDING OF THIS MEETING RETAINED  
AT THE ADMINISTRATION OFFICE