

MINUTES

BOARD OF TOWN COMMISSIONERS

July 15, 2019

The regular meeting of the Board of Town Commissioners was called to order on Monday, July 15, 2019 at 7:30 p.m. at Town Hall, 39 N. Hickory Avenue, Bel Air, Maryland.

MEMBERS PRESENT: Susan U. Burdette, Chair
Amy G. Chmielewski
Philip L. Einhorn
Patrick T. Richards

ABSENT: Brendan P. Hopkins

STAFF MEMBERS PRESENT:

L. Jesse Bane, Town Administrator
Rachel Deaner, Deputy Director of Finance
Trish Heidenreich, Director of Economic Development
Stephen Kline, Director of Public Works
Michael Krantz, Director of Administration
Charles Moore, Chief of Police
Kevin Small, Director of Planning
Charles Keenan, Town Counsel
Joan Suitt, Recording Secretary

ABSENT: Lisa Moody, Director of Finance

APPROVAL OF AGENDA:

Chair Burdette called for approval of the Agenda.

Commissioner Richards moved and Commissioner Einhorn seconded the motion to approve the Agenda as written. The motion carried.

APPROVAL OF MINUTES:

Commissioner Richards moved and Commissioner Einhorn seconded the motion that the minutes of the Bel Air Board of Commissioners' meeting held on June 17, 2019 and July 9, 2019 be approved as submitted.

Ayes: Commissioners Chmielewski, Einhorn, Richards and Burdette

Nays: None

Abstained: Commissioner Richards - June 17, 2019 meeting

Absent: Commissioner Hopkins

The motion carried.

PUBLIC HEARING:

Ordinance No. 790-19 - Floodplain Management

Mr. Small, Director of Planning, reported Chapter 210 of the Town of Bel Air code regulates activity in the floodplain. The Town also participates in the Community Rating System (CRS) which provides insurance discounts for property owners in Bel Air based on protections the Town initiates through the program. The Town also works closely with the Federal Emergency Management Administration (FEMA) and Maryland Department of the Environment (MDE) to appropriately regulate the floodplain.

Most of the floodplain in Bel Air is identified as Special Flood Hazard Area (100-year floodplain). This designation prohibits the placement of structures which may restrict the flow of flood waters. The intent of this regulation is to preclude structures which may block passage of flood water and associated debris creating a 'dam' and altering the flood carrying capacity of the floodplain. It also serves to eliminate the possibility that structures might break loose and be carried downstream damaging other property or harming people.

A recent examination of Chapter 210 indicated that several sections are vague and require interpretation to enforce. The changes provided will amend the definition of Accessory Structure to include fences and sheds as currently defined by the Charter, Chapter 165 Development Regulations. In addition, the threshold for review of accessory structures will be changed to be more uniform between the two chapters thus allowing a more consistent application of the code.

Chair Burdette called for public comments. There were none.

Chair Burdette called for Commissioner comments. As there were none, the Public Hearing was closed.

Resolution No. 1134 - Fiscal Year 2019 Final Budget Amendment

Ms. Deaner, Deputy Director of Finance, informed there were several additional revenues/appropriations, transfers, and monetary adjustments that need to be addressed in the fiscal year 2019 budget.

The total of the recommendations in this final budget amendment decreases the fiscal year 2019 general fund budget by \$18,603 from \$13,567,371 to \$13,548,768.

The amendment includes new appropriations and/or revenues for the following:

- Leave payouts funded from the reserve account (\$126,385)
- Armory and Town Building additional maintenance (\$19,929)
- Legal - \$18,196 increase due to additional services needed on various issues
- Vehicle Maintenance (PD/DPW) - \$11,000 increase due to major repairs
- DPW, Streets - \$30,000 increase in tree work by others due to the need to remove several Ash trees with the destruction of the Emerald Ash Borer

The amendment also includes the following transfers:

- Salaries/Pension - \$68,727 decrease in various accounts due to vacancies/attrition
- Benefits - \$800,143 decrease in benefits in the benefits department which were transferred to the appropriate departments where benefits will be charged.

The amendment also removes the storage shed facility in the amount of \$150,000 from both the expenditure and transfer from capital reserve due to the inability to build the facility.

There was also \$160,000 in adjustments in the Special Revenue Fund due to grants.

Chair Burdette called for public comment. There were none.
Chair Burdette called for Commissioner comment. As there were none, the Public Hearing was closed.

UNFINISHED BUSINESS:

Ordinance No. 790-19 - Floodplain Management

Commissioner Richards moved and Commissioner Einhorn seconded the motion that Ordinance No. 790-19, updating the Town of Bel Air Floodplain Management Ordinance, Chapter 210 of the Town Code, be approved by the Bel Air Board of Town Commissioners.

Ayes: Commissioners Chmielewski, Einhorn, Richards and Burdette

Nays: None

Absent: Commissioner Hopkins

The motion carried.

Resolution No. 1134 - Fiscal Year 2019 Final Budget Amendment

Commissioner Richards moved and Commissioner Einhorn seconded the motion that Resolution No. 1134-19, amending the budget for fiscal year 2019 for additional appropriations, monetary adjustments, and transfer between departments, be approved by the Bel Air Board of Town Commissioners.

Ayes: Commissioners Chmielewski, Einhorn, Richards and Burdette

Nays: None

Absent: Commissioner Hopkins

The motion carried.

NEW BUSINESS:

Ordinance No. 791-19 - Text Amendment

Commissioner Richards moved and Commissioner Einhorn seconded the motion that Ordinance No. 791-19 amending text to Town code for Communication Towers be received by the Bel Air Board of Town Commissioners.

Ayes: Commissioners Chmielewski, Einhorn, Richards and Burdette

Nays: None

Absent: Commissioner Hopkins

The motion carried.

A public hearing will be held on August 19, 2019 at 7:30 p.m., Town Hall, 39 N. Hickory Avenue.

Resolution No. 1135-19 - Police Station and Town Hall Facility

Commissioner Richards moved and Commissioner Einhorn seconded the motion that the Bel Air Board of Town Commissioners approve Resolution No. 1135-19 accepting the Feasibility Study prepared by Crabtree & Rohrbaugh Associates for the Expansion of the Police Department.

Commissioner Richards asked, for public record, when approving this Resolution, if it will then go to a more detailed review and design? Mr. Small agreed.

Commission Richards acknowledged the work of Mr. Small and the committee during this process.

Ayes: Commissioners Chmielewski, Einhorn, Richards and Burdette

Nays: None

Absent: Commissioner Hopkins

The motion carried.

Resolution No. 1136-19 - Acceptance of the 2018 Harford County Growth Report

Commissioner Richards moved and Commissioner Einhorn seconded the motion that Resolution No. 1136-19 outlining the 2018 Harford County Annual Growth Report be accepted by the Bel Air Board of Town Commissioners.

Ayes: Commissioners Chmielewski, Einhorn, Richards and Burdette

Nays: None

Absent: Commissioner Hopkins

The motion carried.

Award of Contract - Emergency Generator - Planning and Public Works Facility

Commissioner Richards moved and Commissioner Einhorn seconded the motion that the proposal of Fidelity Power Systems, 25 Loveton Circle, Sparks, Maryland 21152, to install a Standby Emergency Generator at the Planning and Public Works facility in accordance with the contract specifications for the amount of \$105,750.00 be accepted by the Bel Air Board of Town Commissioners.

Ayes: Commissioners Chmielewski, Einhorn, Richards and Burdette

Nays: None

Absent: Commissioner Hopkins

The motion carried.

PUBLIC COMMENTS:

Blaise Sedney, 334 W. Gordon Street, Bel Air Md., the Pastor of St. Matthew Lutheran Church, 1200 Churchville Road, distributed a booklet "Sharing God's Love" that compiles the many uses of the church campus. Pastor Sedney feels this facility is the most utilized in the Town of Bel Air and reviewed groups that use it.

Other highlights reviewed:

- Bel Air Community Garden
- Rotating Homeless Shelter
- Annual Easter Egg Hunt
- Christmas Train Garden and Festival of Lights
- July 4th Family Fun

Also included in the booklet is information on the Cell Tower proposal and petition signed by businesses/schools in support. Pastor Sedney explained the poor and sporadic cell reception in the east Bel Air area.

Pastor Sedney asked the Commissioners to contact him with any questions.

COMMISSIONER COMMENTS:

Chair Burdette informed of the following events recently attended:

- June 18th - Barrett's on the Pike in Bel Air celebrated its grand opening with a ribbon cutting. The Economic Development staff, Chair Burdette and County and State representatives were given a taste of their unique and delicious appetizers.
- June 20th - Town Administrator Bane, Chief Moore, Commissioner Einhorn and Chair Burdette attended the Change of Command Ceremony where Major General Randy Taylor relinquished command to Major General Mitchell Kilgo. Chair Burdette informed the Town relished the partnership with General Taylor and looks forward to working with General Kilgo.
- June 20th - Attended the ribbon cutting for Black Oak Title in Bel Air owned by Steven Sokolov. From the pictures taken of Steve when cutting the ribbon, you can see how excited he and family are to open their business and support the Town.
- June 28th - Chair Burdette attended the ribbon cutting and building dedication and tour of the newly renovated Harford County Sheriff's Office Headquarters.
- July 9th - Angela Robertson and Chair Burdette attended the Friends and Family night before the opening of Sprouts. Sprouts was presented a Certificate of Appreciation for choosing the Heart of Harford for its business and wished the players much success.

The following morning at 6:45 a.m. there was a line of over 200 people to enter the store. Employees posed for a picture out front, the ribbon was cut, and the doors opened to the anxious shoppers. Chair Burdette stated Bel Air shoppers love grand openings and first day shopping.

- July 14th - Chair Burdette attended the ribbon cutting for the new Solar Field at St. Matthew Lutheran Church in Town. There will be a seminar to educate the community on the benefits of solar on August 17th at St. Matthew.

Chair Burdette shared about the community partnership with the Bel Air Community Garden at St. Matthew Church and how the garden helped the Town of Bel Air reach the HEAL City platinum level.

Commissioner Einhorn visited Sprouts recently where it was difficult to find parking but when inside it didn't feel crowded due to the large space. Commissioner Einhorn remarked about the wonderful fruit, vegetables and crab cakes.

ADJOURNMENT:

The meeting was adjourned at 8:07 p.m.

Signature on file

Susan U. Burdette, Chair
Board of Town Commissioners

Signature on file

Michael L. Krantz, Town Clerk