



Town of Port Deposit
Town Council Special Meeting and Executive Session
January 26, 2010 – 7:30 p.m.-Minutes

The Town Council meeting was held on January 26, 2010. Mayor Kerry Abrams called the meeting to order at 7:30 p.m.

ATTENDANCE: The following were in attendance: Mayor Kerry Abrams, Deputy Mayor Bill Harrington, Councilman Bob Kuhs, Councilman John Leeds, Councilwoman Judy Leonard, Councilman Kevin Morton, Town Planner Henry Burden, Legal Counsel John Buck, Treasurer Peter Kirksey, and Deborah Ragan, Recorder

ABSENT: Councilman Al Bruno, Chief Joseph Swam

WELCOME & PLEDGE OF ALLEGIANCE

The Mayor welcomed everyone to meeting and the Pledge of Allegiance was recited.

MINUTES

The December 1, 2009 minutes were approved as written.

PUBLIC COMMENT

None

NEW BUSINESS

FY2009 Audit Report, James Baxter, P.A.

James Baxter presented the FY2010 audit and gave some of the highlights of the report. The audit is complete and it was a clean audit.

Resolution 2010-1, Resolution 2010-2

Councilman Morton, the Planning and Zoning Council Liaison commented the zoning amendments went through the Public Hearing at the January 14, 2010 Planning and Zoning meeting and were approved by Planning and Zoning. The Mayor read Resolution 2010-1 and 2010-2 out loud. The resolutions will be presented at a Public Hearing on February 2, 2010 and a vote will adoption will take place at the Regular Town Council Meeting on the same date.

Tomes Landing Water Bill Dispute

This dispute was discussed at the last Town Council meeting and we have received a letter from the Tomes Landing Condominium Association addressing the situation. Town Planner, Henry Burden, has reviewed the information submitted by Tomes Landing and makes the recommendation the Town issues a credit to Tomes Landing Condominium Association for all billing errors from April 2009 to the present. This is the time period the Town was responsible for the billings. Tomes Landing will have to petition the Water & Sewer Authority for billing errors prior to April 2009. Further discussion ensued about the date of the original billing error. Jeff Spangler, President of the Tomes Landing Condominium Association will research older records to try to locate the point of error and present his findings to the Town. Mr. Spangler requests the Town try to locate archives and pin point the date of the error. The Town will go ahead and credit the Tomes Landing Condominium Association for the billing error from April 2009 to the present.

OLD BUSINESS

Lease-55 North Main

The Mayor addressed the letter from the new property owners, Harbold Ockuly LLC. Effective February 1, 2010 the rent for the property will be raised from \$300 to \$700. The Council discussed the time frame for completion of the new maintenance building.

MOTION by Councilman Kuhs to accept month to month lease of 55 North Main St. with Harbold Ockuly LLC.; **seconded** by Councilman Morton. **All were in favor. VOTE: 5-YES, 0-NO.**

Landlord Ordinance

Councilwoman Leonard reported that the landlords have formed a Landlords Association. Councilwoman Leonard will attend their meeting in February. We have received a letter from the new president, Tom Knight, listing the association's goals. Councilwoman Leonard proposes the Council waits another month for the discussion of the Landlord Ordinance. Discussion continued about the Landlord's Association and it was mentioned that Chief Swam attended a recent meeting.

ANNOUNCEMENTS

There will be a presentation on the Ice Gorges of 1910 by Erika Quesenbery, together with the Port Deposit Heritage Corporation, at the Town Council Meeting on February 2, 2010. This vibrant presentation will last about 15 minutes.

EXECUTIVE SESSION

MOTION by Councilman Leeds to go into Executive Session to discuss personnel issues and contract negotiations; **seconded** by Councilman Morton. **All were in favor. VOTE: 5-YES, 0-NO. (Deputy Mayor Harrington, Councilman Kuhs, Councilman Leeds, Councilman Morton, Councilwoman Leonard-Yes).**

Meeting adjourned into Executive Session at 8:26 p.m.

MOTION by Councilman Leeds to adjourn Executive Session; **seconded** by Kevin Morton. **All were in favor. VOTE: 5-YES, 0-NO.** Executive Session adjourned meeting adjourned back into Special Meeting at 9:35 p.m.

EXECUTIVE SESSION ACTION

Letter of Resignation

MOTION by Councilman Morton to accept resignation of Deborah Ragan; **seconded** by Councilman Leeds. **All were in favor. VOTE: 5-YES, 0-NO.**

Police Officer

MOTION by Councilman Leeds to sent a conditional letter of employment to Candidate A for the position of Police Officer for the Town of Port Deposit; **seconded** by Councilman Morton. **All were in favor. VOTE: 5-YES, 0-NO.**

Office Administrator

MOTION by Councilman Morton to advertise for the position of Office Administrator for the Town of Port Deposit; **seconded** by Deputy Mayor Harrington. **All were in favor. VOTE: 5-YES, 0-NO.**

Resolution 2010-3, MES Settlement Agreement & General Release

MOTION by Councilman Leeds to accept Resolution 2010-3, MES Settlement Agreement and General Release; **seconded** by Councilwoman Leonard. **All were in favor. VOTE: 5-YES, 0-NO.**

ADJOURNMENT

MOTION by Deputy Mayor Harrington to adjourn the meeting; **seconded** by Councilman Morton. **All were in favor. VOTE: 5-YES, 0-NO.** Meeting adjourned at 9:55 p.m.

Respectfully Submitted by

Deborah Ragan

Office Liaison/Recording Secretary