

Town of Camden
Regular Town Council Meeting
Camden Municipal Building
March 2, 2020

CALL TO ORDER

Honorable Justin T. King called the meeting to order at 7:00 p.m. and noticed that this regular Council Meeting was being held in compliance with the Delaware Open Public Meeting Act by posting the agenda on February 21, 2020, in the following manner:

- a. The electronic sign,
- b. The Official Bulletin Board,
- c. The official Town of Camden Web Site,
- d. The Delaware State News & The Dover Post.

New Mayor Tracy Torres led attendees in the Pledge of Allegiance.

Mr. King led a moment of silence.

Council Attending: Justin T. King, Mayor Torres, Councilman Schock, Councilman Woodall and Councilwoman Rhodes.

Council Absent: None.

Staff Attending: Town Manager Aaron Chaffinch, Town Clerk Sarah Cahall, Account Specialist Amanda Marlow, Town Solicitor Craig Eliassen, and Police Chief Marcus Whitney.

AMENDMENTS

Moved item number 6 after item number 3.

Motion by Councilman Schock and Councilwoman Rhodes seconds. Motion carries, all in favor; none opposed.

ANNOUNCEMENTS

None

OATH OF OFFICE

Tracy Torres.

Mr. King swore in Tracy Torres as Mayor for a two-year term and passed along the gavel to her.

Michael Schock

Mr. King swore in Michael Schock as a Councilman for another three-year term.

Daniel Woodall

Mr. King swore in Daniel Woodall as a Councilman for a three-year term.

REORGANIZATION FOR THE YEAR 2020

Selection of Vice-Mayor

A motion was made by Councilwoman Rhodes, seconded by Councilman Woodall, to appoint Councilman Schock as the Vice-Mayor. Roll call:

Mayor Torres- yes

Councilwoman Rhodes- yes

Councilman Woodall-yes

Councilman Schock- abstain

Motion carries all in favor; none opposed

Appointment of Town Clerk

A motion was made by Vice-Mayor Schock, seconded by Councilwoman Rhodes, to appoint Sarah Cahall as the Town Clerk. All in favor; none opposed.

Appointment of Town Solicitor

A motion was made by Vice-Mayor Schock, seconded by Councilwoman Rhodes, to appoint Craig Eliassen as the Town Solicitor. All in favor; none opposed.

Appointment of Building Inspector

A motion was made by Councilman Woodall, seconded by Vice-Mayor Schock, to appoint Harold Scott Jr. as the Building Inspector. All in favor; none opposed.

Appointment of Engineer

A motion was made by Councilwoman Rhodes, seconded by Vice-Mayor Schock, to appoint Kevin Minnich from Minnich Engineering in Camden as the Town Engineer. All in favor; none opposed.

Selection of official newspaper for notices of publication

A motion was made by Vice-Mayor Schock, seconded by Councilman Woodall, to select Delaware State News and the Dover Post as the official newspapers for notices of publication. All in favor; none opposed.

MINUTES

A motion was made by Mayor Torres, seconded by Vice-Mayor Schock, to approve the January 27, 2020 special meeting minutes. All in favor; none opposed.

A motion was made by Councilwoman Rhodes, seconded by Vice-Mayor Schock, to approve the January 27, 2020 executive session minutes. All in favor; none opposed.

A motion was made by Vice-Mayor Schock, seconded by Councilwoman Rhodes, to approve the February 3, 2020 executive session minutes. All in favor; none opposed.

A motion was made by Councilwoman Rhodes, seconded by Vice-Mayor Schock, to approve the February 3, 2020 executive session minutes. All in favor; none opposed.

FINANCE REPORT

Mrs. Marlow congratulated all of Mayor and Council on their new and existing rolls. She stated that there was not much to report on besides the delinquent taxes are getting paid. At the end of January, the balance was \$55,748 and is now at \$25,881.

CAMDEN WYOMING FIRE DEPARTMENT

None.

CAMDEN WYOMING SEWER & WATER AUTHORITY

Dan Ridgely stated that they are continuing to improve their customer relationships. He stated that the drive thru is operating and there is a drop box as well to utilize. He said credit card payments are being excepted for walk-ins. He added that April 1st they will be accepting online payments and they will be implementing monthly billing statements. He encouraged residents to come to their comprehensive planning meeting on the 2nd Tuesday in April.

Vice-Mayor Schock questioned if there is a convenience fee using credit cards.

Councilman Woodall stated there was a 2.9% convenience fee because it is outsourced.

Mayor Torres asked how they are dividing the minimum usage from quarterly into monthly.

Mr. Ridgely stated he would follow up with her in April.

Mayor Torres asked if there has been a follow up with the sewer tie in for 121 Wilder Dr.

Mr. Ridgely stated that he has not been able to follow up with because it is in the CPCN Tidewater.

FRIENDS OF HISTORIC CAMDEN

Mrs. Chappell said there isn't anything to report and congratulated Mayor and Council.

VFW

None.

POLICE REPORT

Chief Whitney congratulated all new and elected officials. He gave a report that included but was not limited to traffic arrests and criminal activity. He added that the new Advantech System is currently up and running and everything is good.

TOWN MANAGER REPORT

Mr. Chaffinch congratulated all and new elected officials. He reported that the January RETT was \$40,144.08. He added that the Elections for 2020 was a great turn out and was thankful for all the help. He wanted to inform Mayor and Council that the Honeywell HVAC will no longer be compatible in 2021 in the Town hall building, and it will be on the agenda for April.

MAYOR

Mayor Torres stated she was honored to serve the Town and residents. She added during her campaign she received a huge out pour of help from residents willing to volunteer their time. She is beyond grateful for all those who have supported her. She said she is very supportive with getting the community involved and would love to see some ideas. In closing she congratulated Vice-Mayor Schock and Councilman Woodall with their new elected roles.

PUBLIC HEARING

A motion was made by Vice-Mayor Schock, seconded by Councilman Woodall to enter a public hearing. All in favor; none opposed.

Resolution #2020-R-01; acknowledging the request of MC5, LLC to Annex parcel 7-00-08520-01-0300-00002; property address 2015 S Dupont Hwy into the Incorporated Camden Town Limits.

Dale McCalister explained how he would like to be annexed into the Town of Camden to operate his Sign Shop. He has a temporary lease within Town limits that he currently operates out of. He recently bought 2015 S. Dupont Hwy Dover, DE and would like to move his business there. He thanked the Town Staff for the assistance with the ongoing transition. He expressed he will be very grateful to operate his sign business in the Town of Camden.

Craig Eliassen asked how long he has been operating his business.

Mr. McCalister explained he started working for a sign business in 1975, in 1983 he started working full time and roughly has been operating First State Signs for 18 years.

Pat Kelly- Encouraged for Mayor and Council to except this business in the Town. He feels that Mr. McCalister has a good business plan and it will be beneficial for the Town.

Councilman Woodall ask if he would be operating out of the old location or new one. Mr. McCalister explained to him that the business would be moving to the new property once it is annexed.

A motion was made by Councilwoman Rhodes and seconded by Vice Mayor Schock to exit the public hearing. All in favor; none opposed.

Mrs. Marlow explained that the resolution was posted throughout the Town of Camden. Once, approved it will be posted that the property has been annexed.

A motion was made to approve the annexation by Vice- Mayor Shock and seconded by Councilwoman Rhodes. All in favor; None opposed.

NEW BUSINESS

Extra Mortgage Payment

A motion was made by Vice-Mayor Schock and seconded by Councilman Rhodes to make an extra mortgage payment from the RETT account. Roll call:

Mayor Torres-yes

Vice-Mayor Schock-yes

Councilwoman Rhodes-Yes

Councilman Woodall-Yes

All in favor; none opposed.

PUBLIC COMMENTS

Elaine Hewitt 15 Theater Ln. - Stated she hired a contractor to replace her roof and wanted residents to beware that there is a guy going around using the name as “Michael Strong” who says he works with D&R Company. He’s putting roofs on and is contacting their insurance companies.

Mrs. Cahall informed her that a permit should have been obtain by her or the contractor. The contractor should have an active business license with the Town. She also added that as a resident or homeowner you can always call into the Town office and see if a person is licensed to do work or has a permit.

Mayor Torres stated that this man concerns her because he’s putting on 15 roofs a week.

Craig Eliassen informed them that they need to contact the Department of Justice fraud unit. The situation that Ms. Hewitt is addressing is considered home improvement fraud.

Chief Whitney told her she can come in and speak to one of the detectives.

Resident from Barclay farms ask what type of vehicle he is driving around in and they stated it was a white van. The vehicle has been spotted in Barclay Farms.

Commissioner Sweeney congratulated the new and existing council. He stated that he learned that as of today Kent County recommended Mr. McCalister to be annexed into the Town. He added that the County should have been more flexible to work with Mr. McCalister especially for a new business and they were unable to. He is pleased that he can bring his business into the Town of Camden and utilize the location.

Pat Kelly- Asked if there was an update with the Sally Port.

Chief Whitney stated that the plan is moving along and waiting on approvals.

Barclay Farms Lady- She questioned Dan Ridgley how the bills would be broken down.

Betty Rigo Barclay Farms - questioned about the minimum usage billing for the sprinkles.

Mr. Chaffinch reiterated that the purpose for the monthly billing is to make it better on residents.

Maryann Barclay farms- questioned if there was a time frame for the apartment complex.

Mr. Chaffinch stated we don't have a date yet.

COUNCIL COMMENTS

Councilman Woodall said he is happy to serve the town and will do his best to keep Camden a wonderful place to live and grow.

Councilwoman Rhodes thanked staff for working on Saturday for the Elections.

Vice Mayor Schock reminded residents that if someone is knocking on their door to conduct work or sell anything, they should ask them if they have a permit to solicit in the Town. He thanked everyone for the reelection and support.

EXECUTIVE SESSION

To consider strategy with respect to pending and/or potential litigation and/or with respect to personnel issues.

None.

ADJOURNMENT

A motion was made at 7:55pm by Vice-Mayor Schock, seconded by Councilwoman Rhodes, to adjourn the council meeting. All in favor; none opposed.

*Respectfully submitted,
Sarah Cahall, Town Clerk*