

Town of Camden
Public Workshop
Camden Municipal Building
May 26, 2020

CALL TO ORDER

Mayor Torres called the meeting to order at 6:32 p.m. and noticed that this Public Workshop was being held in compliance with the Delaware Open Public Meeting Act by posting the agenda on May 13, 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, and
- e. The Dover Post.

Vice-Mayor Schock led attendees in the Pledge of Allegiance.

Mayor Torres led a moment of silence.

Council Attending: Mayor Torres, Vice-Mayor Schock, Councilman Woodall, Councilman Girty, and Councilwoman Rhodes.

Absent: None.

Staff Attending: Account Specialist Amanda Marlow, Chief Whitney, Town Clerk Sarah Cahall, and Chief Financial Officer Tom Josiah.

Roll Call:

Tracy Torres
Michael Schock
Vicky Rhodes
Daniel Woodall
Mark Girty
Marcus Whitney
Thomas Josiah
Amanda Marlow
Sarah Cahall

AMENDMENTS

None

ANNOUNCEMENTS

None.

REVIEW/DISCUSSION

Proposed FY 2021 Budget

Mayor Torres stated Mrs. Marlow went over items in regard to the budget for better understanding of why there was a deficit from last year. Majority was the interest with shore united in the amount of \$40,000.00 was lost due to COVID19. She asked Mrs. Marlow to put two new police officers in the budget. There was an 8.75% in health insurance increase on the premium side the Town pays 85% and employees pay 15%. Mrs. Marlow stated she has other suggestions.

Mayor Torres said there is a surcharge fee for our credit card system. We have a line item set for \$2,000.00 and right now we are budgeted at \$6,500.00 in the process fee. Council Schock questioned the \$2,000 surcharge fee. Mrs. Marlow explained that the is a separate vendor that charges for the credit card system. Mrs. Marlow stated she reached out to Shore United and they don't offer a product for that service. She reached out to Edmunds which is the software system we use. They do offer an option we can go through them. We would have to reach out to them add the permits to the system.

Mayor Torres notice the admin telephone bill was \$854.00. Mrs. Marlow stated it Mr. Scott tablet so when he is out in the field, he has access to Edmunds. Public Works fuel has increased by \$1068.00. Mrs. Marlow stated the bills are coming in average and there was 2 vs 1 Public Works employee for the fiscal year.

Health insurance increase by \$13,903.00. Mrs. Marlow stated the Towns health insurance increased \$16,257.00 mainly because Mr. Chaffinch was not on that plans. Public works increased \$2000.00, and Police increased \$13,903.00 with a projection of 1 person coming in.

Councilman Schock questioned the police vehicle maintenance line item. Chief Whitney explained if they have a zero-dollar amount, they don't have the vehicle's no more. Councilman Schock asked if we are getting rid of the old explore. Chief Whitney stated will be getting rid of it.

Mayor Torres questioned RETT was zero-dollar amount and no at \$200,000.00. Mrs. Marlow informed her that for the Sally Port.

Mayor Torres said the expected cost of two new police vehicle is estimated at \$110,000.00. Chief Whitney asked if it was coming from RETT or other funds. Mrs. Marlow confirmed it would be coming from RETT.

Mayor Torres noticed the comcast fee have increased. Mrs. Marlow said the franchise fee is based off how many customers we have. She bases of the revenue from last year into this year.

Mayor Torres questioned the decrease in business license, rental license, and penalty. Mrs. Marlow said the year before is based off revenue. She stated we only brought in \$515.00 business license plenty charges and \$462.00 in rental license plenty charges.

Mayor Torres question there is a nothing budgeting under code enforcement fines. We budgeted for \$4,000.00 and didn't bring anything in. Mrs. Marlow explained ordinance violation and code violations are the same thing.

Chief Whitney added the Police department has been handling ordinance complaints historically and most recently that have not been getting address or getting answered.

Councilman Woodall ask Chief Whitney to elaborated in more detail why the police department is getting the complaints. Chief Whitney stated in some cases the resident would make a call and would not get a response or the not the answer they wanted. Councilman Schock asked how the calls are handed. Mrs. Cahall stated when complaints are called in, she would email, text or call the pervious Town Manager and Harold Scott. Mrs. Marlow suggested putting a code enforcement report on the council agenda.

Councilman Woodall stated the line item budget for revenue at 2 million dollars and it seems low to him with the Town growing and a lot of business in Town. He feels a lot of existing business here are chain store that bring in a lot of money. He would like to see a discussion of the revenue increasing commercial property taxes. He feels as if residents and business owners do not maintain their property and fails to comply with the Towns Ordinance and Codes, we should be stricter with fines on individuals for not complying by code. Mayor Torres questioned if there was a fine schedule. Mrs. Marlow stated there is one and she feels a lot of things need to be updated.

Council Woodall asked how we go about business tax fee. Mayor Torres suggested last year budget meeting to have an impact fees or public safety fees. She said that she would like to pursue that. Councilman Woodall would like the revenue to go from 2 million to 3 Million. He asked what their goal number would be and feels like we could make up \$500,000.00 from commercial business. Mrs. Marlow confirmed the tax fee for commercial business are 1.59 per \$100 of the asset value.

Mr. Josiah asked if the public safety impact fees are annually, reoccurring, or a time fee. Mayor Torres believes its annually. Councilman Girty believes its reoccurring because you always have to have a police officer present at Walmart and feels we are burdening our residents with that. Mayor Torres said larger companies like Walmart hire their own security, but Camden Police Department is their security. Chief Whitney said they are there 13 1/2 hours a day which is roughly \$20,000.00, Mrs. Marlow added that we get reimbursed. Mayor Torres also added that its considerate special duty. Mrs. Marlow confirmed that Walmart pays \$80,506.00 a year in taxes. Mrs. Marlow informed Mayor and Council if changes are made an ordinance must be changed and it takes 2 readings. She also recommended them to do it off the asset's values.

Mayor Torres stated the rental licenses fees are \$700.00 a year. Mrs. Marlow added the business license range from 100-250.00 and some business also pay table, or square foot. Mrs. Marlow recommended if we increase all licensing by \$10.00 that will bring in \$13,000.00.

Mayor Torres said there's work being conducted on homes at do not have permits or the contractor doesn't have a Town of Camden business license. Councilwoman Rhodes asked how much a roof permit would have been. Mrs. Cahall stated the permit would have been \$35.18. She explained other municipalities base permits off the cost of construction. Councilman Girty asked how the fees are calculated and if there is something live to confirm the fee. Mrs. Marlow stated it's in a formula on excel that we input.

Mrs. Marlow stated that if Mayor and Council purge the \$20.00 tax early bird discount will increase by \$25,000.00 in revenue.

Mr. Josiah said the last commercial tax billing cycle was \$188,000.00. He said if they do a percentage increase you should work of the \$488,625.00 of the base number. This year we are projecting \$490,000.00. Mrs. Marlow added our delinquent tax balance is under \$20,000.00.

Mayor Torres wants to be prepared on capitalizing with commercial growth that is coming into the Town.

Mrs. Marlow stated Cola cost is 2.3% and its based off the Philadelphia cost of living index. She also added that if a tax increase is changed that requires a resolution and not an ordinance change.

Mrs. Marlow reminded them that she bills commercial property taxes July 1st, and this will not be passed by July 1st.

Mr. Josiah stated they have 3 options increase revenue, cut expense or fund balance. However, the fund balance can't be used as a crutch.

Mayor Torres wants to increase taxes on commercial property, public safety impact fees on commercials.

Councilman Woodall wanted to know if we could hold off from billing taxes in July.

Mrs. Marlow recommended to bill at current rate in July then once the ordinance is passed September, she can bill the additional \$1.59 assets value.

Mr. Josiah stated public safety is a big drive and stick to the plan.

Mrs. Marlow stated the \$25,000.00 added back from the tax discount, \$24,000.00 for the Cola, \$13,000.00 for rental and business license and will speak to Craig about commercial tax accounts.

PUBLIC COMMENTS

None.

COUNCIL COMMENTS

Councilman Girty suggested to a beautician line item to make the town look better.

ADJOURNMENT

Motion made at 7:59pm by Vice-Mayor Schock, seconded by Councilman S, to adjourn the council meeting. All in favor; none opposed.

*Respectfully submitted,
Sarah Cahall, Town Clerk*