

TOWN OF GLEN ST. MARY

MINUTES

June 20, 2023

The Town of Glen St. Mary Council met in a regular meeting with the following members present:

Mayor Juanice Padgett
Councilman Andrew Vetter
Councilwoman Lola Chandler
Councilwoman Diana Reneau
Councilman Terry Clardy

Also present:

Town Attorney, Jon Bense
Town Clerk, Christy Linster
Todd Norman, Assistant to the Mayor was absent

Note: These meeting minutes are a summarized version of the actual discussions at the meeting. These are not verbatim transcripts.

Mayor Padgett called the meeting to order and led the pledge. Councilwoman Chandler led the invocation.

Mayor Padgett requested approval of the consent agenda which consisted of:

1. Minutes of May 16, 2023 Regular Meeting
2. Expense Report

Councilwoman Chandler made a motion to approve the consent agenda items. Councilman Clardy seconded the motion. Motion 5 – 0; motion carried.

There was discussion of the Department of Transportation (DOT) Maintenance Agreement. Attorney Bense said during the May meeting, the council had decided to table this agenda item until he could get with DOT's attorney about the wording of sections 15 & 16 of the agreement. Attorney Bense explained he is still waiting on DOT to agree to his changes so we can sign and enter into this agreement prior to the June 30 deadline. He said we can either make a motion to accept the agreement as DOT originally wrote it, accept with his changes, or with comparable changes to the changes made by himself. With that being said, Councilman Vetter made a motion, seconded by Councilwoman Reneau to accept the agreement with one of the following: 1) To accept the agreement as DOT originally wrote it 2) To accept it with the Jon's changes, 3) To accept comparable changes to those made by Attorney Bense. Motion 5 – 0; motion carried.

Resolution 2023-01 regarding the Highway Maintenance Agreement was read by title only by Attorney Bense. Councilwoman Chandler motion a motion, seconded by Councilman Vetter to adopt Resolution 2023-01. Motion 5 – 0; motion carried.

There was discussion of the contract renewal between the Town of Glen St. Mary and Attorney Jon Bense. Attorney Bense explained his original contract was automatically renewed after two years and had expired; therefore this contract is retroactive as of January 1, 2022. This contract includes the same compensation/hourly rate as the previous contract. Mayor Padgett stated either party can terminate the contract at any time. Attorney Bense said it is open for RFP's if that is what the council desires, however the hourly rate would more than likely be higher with another firm. Councilwoman Reneau made a motion to renew the contract with Attorney Jon Bense from January 1, 2022 through January 1, 2027. Motion 5 – 0; motion carried.

Mayor Padgett informed the council that we have been working with a local company on security cameras, to get an idea of what we need and are looking at price-wise. She stated the company provided us with a quote just prior to the meeting and staff would like to review it closer before providing details to the council. She told the council the replacement costs for cameras would be minimal, and there is no annual renewal fee with this specific vendor. Councilman Vetter asked if we have looked at Home Depot for cameras, and Mayor Padgett said not yet. She explained this project will need to advertised for bids.

Mayor Padgett stated we have hired a new employee, Eddie Davis, Jr. who began working with us on June 14. She said he is doing quality work and reporting to work on time.

Mayor Padgett stated we still have several commercial backflows which have not been recertified. Attorney Bense said Ordinance 2021-02, section 11 addresses the annual testing of commercial backflow preventors being the duty of the consumer, and section 13 of that Ordinance refers to penalties for consumer non-compliance. The ordinance explains that the town has 3 options. 1)The town may discontinue water service after reasonable notice to the consumer if a violation of this ordinance exists on the premises, 2) Fine the consumer up to \$500 or not more than ninety (90) days of imprisonment (or both); or 3) The town may install, test, maintain, repair, or replace a backflow device for the consumer and bill the consumer for all costs associated with doing so. We can also charge them a re-connection fee prior to turning their water back on. Mayor Padgett explained the concern with consumer non-compliance for the backflows is the potential for endangerment to the town's potable water system. Attorney Bense said if the council chooses to use option #1, we would need to mail consumers a 3rd and final notice to make them aware that will cut water service off if they do not come in compliance within a 30-day period. Mayor Padgett asked the Council if they are okay with proceeding with sending an additional notice to consumers. They were in agreeance.

Mayor Padgett explained the bid winner on the small gazebo recently brought a trailer to pick it up, but needed assistance. We did not have anyone available that day to help him. She stated he wanted to use our backhoe to load it, which Mayor Padgett declined. Mayor Padgett explained once we get our backhoe out of the shop, we will send him a certified letter with a timeframe for removal of the gazebo from town premises.

Mayor Padgett said now that we have hired a new maintenance employee, we will be working on installing the first section of fencing at Celebration Park, to see what all it entails.

Mayor Padgett explained we have looked into the Drinking Water State Revolving Fund Program in hopes to get grant funding for new digital/drive-by meters. The funds will be awarded in October so we are currently in the process of applying. This would include meter cans, meters and backflows and the grant would potentially cover much of the expense.

Councilwoman Reneau asked if we could get mowing done at the railroad tracks. Mayor Padgett explained we are currently working on cutting crepe myrtle trees and mowing/edging US 90 and CR 125, as well as fencing, but we will mow at the tracks as soon as possible. Councilman Vetter said he feels the park should be a priority and asked if we could commit to mowing it on a weekly basis. Mayor Padgett said we will try, however as long as we are working on the park fencing so we may need to skip a week at times.

Councilwoman Reneau asked about an update on the Derek Payne property. Mayor Padgett stated we have sent a letter to the County Building Department, giving Mr. Payne approval to proceed with his home construction. Mayor Padgett said she has asked John Williams Plumbing to split the invoice for the tap fee on Taber Boulevard and running the line. She said will not know the town's portion of cost until we receive that split invoice. She said Derek has not paid his tap fees to the town as of yet. Councilwoman Reneau asked if the County has gotten back with us on clearing the property. Mayor Padgett stated the County has already cleared it. She explained the town will only occur tap and water meter costs. She stated Mr. Payne will hook-up to his father, Larry Payne's sewer force main. If something happens, it will be at his cost. Councilwoman Chandler asked if Mr. Larry is still not tapped into the town's water supply. Mayor Padgett stated that is correct, he only has town sewer.

Mayor Padgett said staff is working on easements for the southside sewer expansion project. Residents have begun coming into Town Hall to sign the easement documents and we have paid 8 (eight) residents for their easements. However, several of the property values within the town limits have had an increase on the County Property Appraiser's website, so we are now required to pay those residents the difference.

Councilman Vetter made a motion to adjourn the meeting, seconded by Councilwoman Chandler. Meeting was adjourned at 7:45 pm.

Christy C. Linster, Town Clerk

Juanice Padgett, Mayor