

CITY OF SALISBURY, MARYLAND

REGULAR MEETING (COUNCIL CHAMBERS AND ZOOM)

DECEMBER 13, 2021

PUBLIC OFFICIALS PRESENT

*Council Vice-President Muir Boda
Councilwoman Angela M. Blake
Councilwoman April Jackson*

*Mayor Jacob R. Day
Councilwoman Michele Gregory*

PUBLIC OFFICIALS ABSENT

Council President John “Jack” R. Heath

IN ATTENDANCE

Deputy City Administrator Andy Kitzrow, Housing and Homelessness Manager Christine Chestnutt, Assistant City Clerk Julie English, Executive Administrative Assistant- Mayor’s Office Jessica Turner, Water Works Director Cori Cameron, Department of Infrastructure and Development Director Amanda Pollack, Procurement Director Jennifer Miller, City Attorneys Ashley Bosche and Michael Sullivan, City Clerk Kimberly Nichols, members of the public

CITY INVOCATION – PLEDGE OF ALLEGIANCE

The City Council met in regular session at 6:00 p.m. in a hybrid meeting (in person and on Zoom Conferencing Video) and Council President John R. “Jack” Heath called the meeting to order. After the recital of the pledge to the flag, he invited Rev. Norman Hancock of St. Thomas Anglican Church to the podium to provide the invocation.

PRESENTATION- presented by Mayor Jacob R. Day

Certificate of Recognition

Mayor Day presented Tim Meagher with the Certificate of Recognition for his dedication to the Disability Advisory Committee. Mr. Meagher served numerous years as Chair, and his leadership and commitment has helped encourage others to join.

Mr. Meagher thanked former mayors Barrie P. Tilghman and James Ireton, Jr. for appointing and reappointing him to the committee years ago. He thanked Mayor Day and City Administrator Julia Glanz for their continued dedication to the homeless population, the disabled population, and vulnerable populations. He also thanked the Julie English and Jessie Turner for the staff support they provided, and the past and current members of the Disability Advisory Committee, and Council President Jack Heath for his leadership on the committee in the past, and Councilwoman Gregory for being the current Council liaison to the committee.

ADOPTION OF LEGISLATIVE AGENDA

Ms. Jackson moved, Ms. Gregory seconded, and the vote was unanimous (4-0) to approve the legislative agenda as presented.

CONSENT AGENDA- presented by City Clerk Kimberly Nichols

The consent agenda, consisting of the following items, was unanimously approved (4-0 vote) on a motion and seconded by Ms. Gregory and Ms. Blake, respectively:

- November 8, 2021 Council Meeting Minutes
- November 8, 2021 Closed Session Minutes (separate email)
- November 15, 2021 Work Session Minutes
- **Resolution No. 3138**- approving the appointment of Noah Bressman to the Sustainability Advisory Committee (Green Team) for term ending November 2024
- **Resolution No. 3139**- approving the appointment of Megan Outten to the Sustainability Advisory Committee (Green Team) for term ending November 2024

PRESENTATION / APPROVAL OF FY21 AUDIT

Ms. Gregory moved and Ms. Jackson seconded to approve the FY21 Audit Statement and Financial Statements.

Finance Director Keith Cordrey turned to report over to Timothy Sawyer, CPA, CGMA of Barbacane Thornton & Company, who joined via Zoom. The statements were reviewed in depth during the December 6, 2021 Work Session. The City received unmodified or clean audit opinions on the audit for FY21. Since the meeting last week, they finished reviews of the financial statements and made a few cosmetic and formatting changes, and a couple issues with the footnotes to the statements, so they were not changed at all from last week.

Mayor Day said that for five consecutive years they have received a clean audit with no comments. This was never achieved before, and is not achieved by most organizations and small governments. He said he was particularly proud of Mr. Cordrey and his team in the Finance Department who made that all possible.

The audit was unanimously approved.

AWARD OF BIDS- presented by Procurement Director Jennifer Miller

The Award of Bids, consisting of the following items, was unanimously approved (4-0 vote) on a motion and seconded by Ms. Jackson and Ms. Gregory, respectively.

- **Award of Contracts**
 - ITB 22-104 Market Street Riverbank Stabilization \$324,363.00
 - RFP A-22-104 Hydrogeologist \$300,000.00 (3 yr. est.)
 - ITB A-22-101 Pump Station Wet Well Cleaning \$240,000.00 (3 yr. est.)
 - ITB 22-107 WWTP Controls Bldg HVAC Replacement \$190,500.00
 - RFP 03-14 Skatepark Phase 2a Construction – CO #9 \$142,401.00

RESOLUTION- *presented by City Administrator Julia Glanz*

- **Resolution No. 3140-** *authorizing the Mayor to sign a memorandum of understanding with Eastbound Disc Golf, Inc. regarding the creation of disc golf courses in the vicinity of the City Park*

Ms. Gregory moved, Ms. Blake seconded, and the vote was unanimous to approve Resolution No. 3140.

ORDINANCES- *presented by City Attorney Michael Sullivan*

- **Ordinance No. 2695-** *2nd reading- authorizing the mayor to enter into a contract with the Maryland Department of Transportation Transportation Alternatives Program for the purpose of accepting grant funds in the amount of \$597,024, and to approve a budget amendment to the Grant Fund to appropriate these funds for the Citywide Bike Network Design Project*

Ms. Blake moved, Ms. Jackson seconded, and the vote was unanimous to approve Ordinance No. 2695 for second reading.

- **Ordinance No. 2696-** *2nd reading- authorizing the Mayor to enter into a contract with the United States Conference of Mayors for the purpose of accepting Police Reform and Racial Justice Grant Program funds in the amount of 75,000, and to approve a budget amendment to the Grant Fund to appropriate these funds so that they may be applied to the Salisbury Police Mental Health Collaborative Partnership*

Ms. Blake moved, Ms. Jackson seconded, and the vote was unanimous to approve Ordinance No. 2696 for second reading.

- **Ordinance No. 2697-** *2nd reading- authorizing the Mayor to enter into a contract with the Somerset County Health Department for the purpose of accepting Emergency Solutions Grants – Cares Act (ESG-CV2) funds in the amount of 117,600, and to approve a budget amendment to the Grant Fund to appropriate these funds for a Homeless Services Case Specialist, Rapid Re-housing Rental Assistance, portable toilets and hand washing stations*

Ms. Blake moved, Ms. Gregory seconded, and the vote was unanimous to approve Ordinance No. 2697 for second reading.

- **Ordinance No. 2699-** *2nd reading- authorizing the Mayor to accept additional grant funding from the Maryland Department of the Environment (MDE) Bay Restoration Fund (BRF) and to approve a budget amendment to the FY 2022 General Fund budget to appropriate such MDE BRF funds for repair and maintenance projects to be completed at the Waste Water Treatment Plant*

Ms. Jackson moved, Ms. Gregory seconded, and the vote was unanimous to approve Ordinance No. 2699 for second reading.

- **Ordinance No. 2700**- 1st reading- to grant a property tax credit against the City Property Tax imposed on certain real property owned by Salisbury Neighborhood Housing Services, Inc.

Ms. Jackson moved, Ms. Blake seconded, and the vote was unanimous to approve Ordinance No. 2700 for first reading.

- **Ordinance No. 2701**- 1st reading- authorizing the Mayor to appropriate funds in the FY2022 General Fund Budget, General Capital Projects Fund Budget and the FY22 Water Sewer Fund budget

Ms. Blake moved, Ms. Gregory seconded, and the vote was unanimous to approve Ordinance No. 2701 for first reading.

- **Ordinance No. 2702**- 1st reading- accepting grant funds from the Governor’s Office of Crime Prevention, Youth, and Victim Services in the amount of \$20,000 under the FY22 Police Recruitment and Retention Program and amending the Grant Fund Budget to appropriate these grant funds to supplement the cost of gym memberships for Salisbury Police Officers

Ms. Jackson moved, Ms. Gregory seconded, and the vote was unanimous to approve Ordinance No. 2702 for first reading.

PUBLIC COMMENTS

The following comments were received from members of the public via Zoom:

- *Grateful for the bold leadership in the City and the willingness to make it happen. Shelters don’t break the cycle of homelessness. The Tiny Home Village would give the people the break they needed to break the cycle and become contributing citizens.*
- *Was not in favor of the project. As a shelter volunteer, he noticed when weather was warmer many beds were vacant. He learned they preferred being free and often chose homelessness. When approached by homeless persons he offered them jobs and only one person out of four accepted, but did not end up working a half day. Offers to buy them lunch were refused. He could not support spending hundreds of thousands of dollars of taxpayers’ money on this and proposed partnering with Salisbury Neighborhood Housing Service, area motels or apartment buildings to be paid by the City until they got back on their feet, to provide counseling, and upon became employed, assist with subsidized housing. Costs would be far less than the Tiny Home Village. This was very near an elementary school, and some could have problems with children. It was one of the City’s last industrial zoned properties.*
- *Lived on Ellegood Street since 1963 and was against the Tiny Home Village. Trash blows from the field onto his front step. The street was only built wide enough for two cars to pass each other. The school did not have fence around it.*
- *Found out about the village from a reporter and thought it was a wonderful idea. She had a lot of questions and wanted to offer possible alternatives. Being about 2,000 feet from the*

Pemberton Elementary was a safety concern. She wondered if it was rental or purchase, transitional or permanent housing, how would the residents be vetted, would there be security, how would mental health issues be addressed, would there be transportation provided, and would there be families living in the tiny homes. The nearest restaurants and grocery store were within walking distance from Ellegood Street, and she was concerned with safety and property values. She agreed with utilizing area motels and apartment buildings and proposed finding property already in the City with a dilapidated home that could be removed and replaced with two tiny homes so that there were not 30 in one location as she was concerned for their safety. If they were spread out throughout the City and integrated with the general population, they would be safer and not targets for anyone wishing to harm them. Every one deserved a roof over their head, food, and safety. Did not think putting them all on one spot would do them as much service as spreading them throughout the City. She thanked Mayor Day and the Council.

- *Wished to “ditto” what the first speaker said. Started a 501C3 called Hands and Hearts Ending Homelessness, formerly CESP- Community Emergency Shelter Project. Last year they had a permanent building rather than shuffling the men from church to church. Many of them were working and the program provided a respite in order for them to save money to find a home to live in. Out of the 63 sheltered last year, 20 obtained permanent housing and 5 voluntarily went into rehab. Tiny Homes Village would allow them to get reoriented back into society. The homeless were good people who just need our assistance.*
- *Speaker read a letter from a member of the public who supported the Tiny Homes Village but could not attend the meeting. People on SSI could not afford to live alone and had to live in group housing.*
- *Has worked with the unsheltered for over 15 years. With housing comes stability. Police receive many more calls for service from the homeless. Housing also provides the dignity everyone deserves. Many people do not choose to be unsheltered. Had no concerns about the construction or the location of the Tiny Home Village.*
- *Speaker has a granddaughter who attends Pemberton Elementary School and had no concerns for the safety of the children at the school. Its been shown in very successful programs that the most important thing was to provide a safe place to stay. The health care, rehab, and other services were great, but housing was most important.*
- *Speaker supported the Tiny Home Village. Last school year, Wicomico County Public Schools serviced 437 transitional families. Countless families lived in hotels, motels, cars and shelters and fear and stereotypes should not keep a community from progressing and ending homelessness. Most students would rather have a bus drop them off at a community rather than at a hotel or a shelter. Emergency shelter was just the beginning of ending homelessness.*
- *Had no doubt the Tiny Home Village would be successful.*
- *Having a place where people could sleep was imperative. Before the cold shelter opened, there were 110 people counted who lived outside, and only 32 could live in the shelter. There were no options. The homes would provide dignity to the people, a place to sleep and keep their belongings safe. They would provide a transition from the street, to these temporary tiny homes, to permanent housing. Almost every single pan handler in the City was not homeless.*
- *Another person agreed with the last speaker.*
- *City Administrator Julia Glanz read a letter of support from a citizen.*

- *Council received an emailed letter in support of the Tiny Homes Village. Ms. Gregory moved, Ms. Jackson seconded, and the vote was unanimous to attach the letter to the minutes.*

ADMINISTRATION AND COUNCIL COMMENTS

Mayor Day thanked Council for accepting almost \$3 million in federal and state money this evening.

Ms. Jackson said as a person who has worked with the homeless, they could be structured. All they needed was leadership and direction. Homeless people want to belong to society, and are not there because they want to be but rather because of events that have happened in their lives. She supported the Tiny Home Village. It was needed more now than ever. She thanked everyone who worked with the homeless. She thanked the members of the Council who went to the Senior Christmas Dinner. She thanked everyone who was listening and paying attention to what was going on in Salisbury.

Ms. Blake reminded people that City Council also represented the homeless. Discrimination of any kind was usually driven by fear and the unknowing. The Tiny Home Village would become one of the biggest events to impact Salisbury now and in the coming years.

Ms. Gregory said she had been very open about her past of being unhoused, and she did not make it out of that alone. She had people help her, and without that she would not be sitting here today. She could not explain the impact it would have on people. She could not image the people they help will be in 20 years. Get your vaccines and boosters and please be careful.

Mr. Boda thanked everyone for their comments and for staying engaged. The Blood Bank of Delmarva was very low and in desperate need of blood. Please donate if healthy enough. He hoped everyone enjoyed the holidays with their families. Next week there would be a Special Meeting for Resolution No. 2701 for second reading.

ADJOURNMENT

With no further business to discuss, the Legislative Agenda adjourned at 8:10 p.m.

CITY OF SALISBURY, MARYLAND
CLOSED SESSION
NOVEMBER 15, 2021

TIME & PLACE: 5:26 p.m., Council Chambers
PURPOSE: Before a contract is awarded or bids are opened, to discuss a matter directly related to a negotiating strategy or the contents of a bid or proposal, if public discussion or disclosure would adversely impact the ability of the public body to participate in the competitive bidding or proposal process.
VOTE TO CLOSE: Unanimous (4-0)
CITATION: Annotated Code of Maryland §3-305(b)(14)
PRESENT: Council President John “Jack” R. Heath, Mayor Jacob R. Day, Council Vice-President Muir Boda, Councilwoman April Jackson, Councilwoman Michele Gregory, Procurement Director Jennifer Miller, City Attorney Michael Sullivan, City Clerk Kim Nichols

ABSENT:

The City Council convened in Work Session at 4:30 p.m. At 5:26 p.m. President Heath called for a motion to convene in Closed Session as permitted under the Annotated Code of Maryland §3-305(b)(14). Mr. Boda moved, Ms. Jackson seconded, and the vote was unanimous to convene in Closed Session.

Council was briefed by Procurement Director Jennifer Miller on the evaluation team’s report of a proposal for the Mitchell Landing RFP. City Attorney Michael Sullivan fielded Council’s questions and concerns regarding the residents.

Council unanimously authorized the award to be placed on the next legislative agenda.

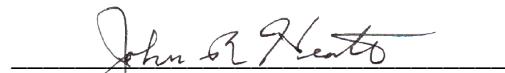
At 5:42 p.m., Mr. Boda moved, Ms. Jackson seconded, and the vote was unanimous (4-0) to adjourn the Closed Session.

Council immediately convened in Open Session and President Heath reported that Council had met in Closed Session and discussed a proposal.

The Open Session was then immediately adjourned.



City Clerk



Council President