

Council of the Town of La Plata
La Plata Town Hall
Tuesday, February 22, 2011, 7:00 p.m.
Business Meeting

Present: Mayor Roy G. Hale, Councilman R. Wayne Winkler, Councilman C. Keith Back, Councilwoman Paretta D. Mudd, Councilman Joseph W. Norris; Daniel J. Mears, Town Manager; Danielle Mandley, Town Clerk

Town Staff: Robert W. Oliphant, Treasurer; Cassin B. Gittings, Chief, La Plata Police Department; David M. Jenkins, Director of Municipal Development;

Guests: Jason Moore, Chief La Plata Volunteer Fire Department

Minutes:

Mayor Hale, Councilman called the meeting to order at 7:00 PM, and then led the Pledge of Allegiance.

Approval of January minutes

Councilman Back moved to approve the minutes of the January 11 work session, January 18 special meeting, January 18 work session, and January 25 business meeting. Councilman Winkler seconded the motion and it passed by unanimous vote.

Treasurer Report

Mayor Hale acknowledged receipt of the January 2011 treasurer's report.

Petitions, Communications, Appearances and Public Forum

1. Public Forum

Lisa Chapman, 602 Wicomico Street, spoke in opposition of the approval of the PRID application for the Ashraf Medical Clinic, due to the impact on the residential neighborhood.

Gary Gasparovich, spoke in opposition to the proposed changes to the Central Business Transition District and Single-Family Attached Dwelling Units, due to the effect on Edelen Station.

Michael Pavlick, 305 Edelen Station Place, spoke in opposition to the proposed changes to the Central Business Transition District and Single-Family Attached Dwelling Units, due to a potential developers plans for low option townhouses in Edelen Station.

Janet Tew, 8 Oak Avenue, spoke in opposition to the approval of Resolution 11-1, due to the proposed Ashraf Medical Clinic does not propose a buffer and that commercial property will effect residents.

2. La Plata Police Department (LPPD) monthly report – Chief Gittings

Chief Gittings reported on the department's activities during the month of January 2011.

Chief Gittings also reported on accidents that occurred on Route 301.

3. La Plata Volunteer Fire Department monthly report

Chief Moore reported on the La Plata Volunteer Fire Department activities of January 2011.

Chief Moore also reported on fraudulent solicitation from individuals reportedly claiming to represent the CCVFD.

4. Presentation: Municipal WiFi – Daniel J. Mears, Town Manager

Mr. Mears provided a power point presentation to provide information regarding the Municipal WiFi project, in partnership with the Charles County Library.

► **Legislation**

Resolution 11-1 Proposed Planned Redevelopment and Infill District (PRID) Master Site Development Plan, Ashraf Medical Clinic, 6 Oak Avenue (for introduction and consideration of adoption) – For the purpose of granting, subject to certain conditions, the application of Ashraf Medical Clinic, for a Planned Redevelopment and Infill District (PRID) Master Site Development Plan to permit the operation of the Ashraf Medical Clinic located at 6 Oak Avenue in the Town of La Plata.

Mr. Mears provided a brief history of Resolution 11-1, and the finding of facts to consider for approval, the process and testimony received during the hearings.

Councilman Winkler moved to adopt Resolution 11-1 Proposed Planned Redevelopment and Infill District (PRID) Master Site Development Plan, Ashraf Medical Clinic, 6 Oak Avenue. Councilman Norris seconded the motion. During discussion, Councilman Winkler expressed the concern of the community, and further stated that community expansion is inevitable. Mayor Hale stated that the PRID Overlay doesn't change the zoning, but allows for the application of a specific property for a specific purpose. Roll call vote: Councilman Winkler, nay; Councilman Back, nay; Councilwoman Mudd, aye; Councilman Norris, nay; Mayor Hale, nay. The motion failed.

Ordinance No. 11-1 Comprehensive Parks and Recreation Master Plan (for consideration of adoption) – For the purpose of adopting a new comprehensive parks and recreation master plan (CPRMP) for the Town of La Plata; and all matters relating to said plan.

Mr. Mears described Ordinance No. 11-1 Comprehensive Parks and Recreation Master Plan, the public hearings of the Planning Commission and the Town Council and the corresponding comments that were received as part of the hearing records.

Councilman Norris moved to adopt Ordinance No. 11-1. Councilman Back seconded the motion and it passed by unanimous vote.

Ordinance No. 11-3 Central Business Transition District and Single-Family Attached Dwelling Units (for introduction) – For the purpose of comprehensively revising zoning regulations relating to the Town's existing Central Business Transition District and single family attached dwelling units.

Mr. Mears briefly discussed Ordinance No. 11-3 Central Business Transition District and Single-Family Attached Dwelling Units. The next steps in the process would be for the Planning Commission and Town Council to conduct hearings on the proposed ordinance.

Public Hearings:

Hearing 1: Ordinance No. 11-2 FY 2010-2011 Fee Schedule

Mayor Hale made an announcement to silence cell phones and pagers, and called the hearing to order. Mayor Hale explained that the purpose of the hearing was to hear public comment on Ordinance No. 11-2 FY 2010-2011 Fee Schedule, and reviewed the Public Hearing Procedures. The Clerk entered into the record the Certification of Publication that the notice of the hearing was properly advertised in the February 4, 2011, edition of the Maryland Independent newspaper.

Mr. Mears, followed by Mr. Oliphant explained the purpose of the proposed changes to the current fiscal year's fee schedule, to include credit card transaction fee's and a fee in lieu for on-site stormwater management.

Mayor Hale called for questions of the Council regarding Ordinance No. 11-2. There were none.

Mayor Hale asked if anyone in the audience has written documents for the record, regarding Ordinance No. 11-2 FY 2010-2011 Fee Schedule. There were no written comments received.

Mayor Hale asked if anyone in the audience wished to speak regarding Ordinance No. 11-2 FY 2010-2011 Fee Schedule. There were no speakers.

There being no speakers, Mayor Hale concluded 8:25 PM, and announced that the record will remain open for comments for 10 days, until March 4, 2011, at 4:00 PM.

Unfinished Business [None]

New Business

1. Commission Reports

Councilman Norris reported on the Design Review Board and the review of La Plata Village Square, Baldus Master Sign Plan, and fences for two (2) Civista properties.

Councilwoman Mudd reported on Beautification Commission projects, such as: Town Boundary Signs to be installed in March; new holiday decorations for the street lights and Town Hall, and; new banners.

Councilman Back reported on the recommendation to introduce the Ordinance 11-1.

Councilman Winkler reported that he was absent for the Parks and Recreation Commission meeting, and that the Commission has been concentrating efforts on the CPRMP.

Mayor Hale reported that there was not a La Plata Business Association meeting in February.

2. Upcoming Events

Mayor Hale invited those in attendance to the many upcoming events, which are outlined in the events flyer, and on the events calendar on the web site.

There being no further business Councilman Winkler made a motion to adjourn. Councilman Norris seconded and the motion passed by unanimous vote.

Submitted by:

Danielle Mandley, Town Clerk