

TOWN OF SUDLERSVILLE
Commission Meeting Minutes
December 6, 2017

Present: President Ronald Ford
Commissioner Connie Engrem
Commissioner William Faust III
Commissioner David Ruffner

Town Manager: Jo Manning

Public: Sue Kidwell; Larry Skinner; Chris Stant; 1st Sgt. Johnston, QAC Sheriff's Office; Faye Williams; Margot Massie; Karen & Andrew Mutchler; Sarah & Matthew Skinner; W. David Taylor; Mike Davis, Record Observer; Sue Elter; Kim Hackett; Rebecca Smith; Mike & Heather Marshall; Will Wallace; Robert Nicholson; Sarah Whitby; Ashley & Adelynne Lukaszewicz; Joey Apple; Kevin Muhlhahn; and Peter Bourne, KCI

President Ford called the meeting to order at 6:30 PM.

The Pledge of Allegiance was recited.

President Ford announced that the meeting is being audio recorded and for speakers to say their name before making their comments for the record.

Minutes of the November 1, 2017 meeting: The minutes of the November 1, 2017 meeting were reviewed. A motion to accept the minutes as written was made by Engrem; a second was made by Ruffner, a vote of 4-0 was entered.

Fire Company: There was no report.

MES Report: There was no report

Sheriff Department: 1st Sgt. Johnston gave the Sheriff's Report for November 2017. There were 11 calls for service involving: suspicious activity, solicitors in the area without a license from the county, assault at the school, traffic arrest, disturbance, and a welfare check.

Library: The Library report was reviewed.

Planning Commission: The Planning Commission is reviewing a section of the zoning ordinance that is missing and are working on the steps to amend the ordinance to include the missing section.

Town Manager: Manning reported that she has filed final paper work with MDE to close out the grant funding of the WWTP project and is still working through problems at the plant regarding equipment issues and warranty availability. She has reviewed the draft deed for the BDC property to be transferred to the Town and it has been forwarded to BDC's attorney for review. She prepared project documents to be submitted to various banks for interim funding for the Barclay project. She has reviewed and made comments to KCI about the project manual for the Barclay project and has met with Attorney Yeager to discuss the Intergovernmental Agreement with the Town of Barclay. The audit is almost complete; during this audit they found an issue that was made in a previous audit 12 years ago where it

did not list all property owned by the Town, specifically where the town office is located now. In order to correct this the auditor will add a comment in this year's audit to explain their findings. Manning will be attending a seminar for "Planning Capital Improvements for Small Utilities" in December that is provided by SERCAP. Manning is working with USDA to overcome the problem with excessive quarterly payments for the water and sewer projects and the pending Barclay project. The Town still has an outstanding balance due on previous payment and will need to complete the payment as soon as possible. Manning has met with MRWA representatives to discuss GIS location of utility lines, private wells, private septic, EDU calculations and policy writing for future adoption. The Betterment Club has approached Manning for assistance with the future construction of the museum.

Financial Report: The budget vs. actual reports for the General Fund and the Sewer Fund were reviewed. Manning explained the new reports that will now be included every month: Account Payable Report showing the amounts that the Town is due to pay its vendors; Account Receivable Report showing the amount that are due to the Town for water, sewer, and other charges; Cash Flow Report showing cash flow of money coming in and going out and what is still left outstanding; and the schedule of current debt showing all debt for the Town. There were there reports relevant to tonight's meeting regarding the utility rates: a report showing the water and sewer rate history; a utility rate worksheet showing the current proposed rates and how the rates calculate out based on the number of EDU's and usages for the past year; a utility rate worksheet showing a proposed rate to assure funding for emergency purposes as well as future upgrades; and a report showing the past 3 water system repairs and how much each repair has cost the Town.

Code Enforcement: The report was reviewed. Marshall received a complaint about a dog located at 303 S. Church Street running loose and they have been sent a letter. A tenant at 103 S. Church Street stated that she has been having a problem with a dog located towards the center of Town that barks all hours of the day and night. Marshall asked if she could find out the property address of where the dog was located so that correspondence can be sent to the owner.

Engineer Report: Working on wrapping things up at the WWTP with USDA, MDE, and the contractor. Working with Manning on the Barclay project.

Action Items:

Resolution 2017-03: Resolution 2017-03 to change the Water and Sewer Rates and Charges was read aloud by Ford. Ford opened the public hearing for public comment:

Andrew & Karen Mutchler had a few questions: 1) *isn't the Resolution supposed to have a public hearing before it is decided?* Yes, that is the purpose of the public hearing at this meeting. 2) *Has the Commission explored any other types of measures in order to reduce to cost rather than increase the cost, such as grants or raising money to defer the cost rather than raise the rates? He feels that the government should charge the least amount as possible and should be constantly trying to decrease the amount that its citizens pay, whereas in this case it is going up and going up and other charges are added. He suggested looking in to speed cameras in order to increase revenue for the Town. There were discussions about pros and cons of the speed cameras and regulations involved. Either way, speed cameras would not help offset the cost for the water and sewer.* 3) *Is there any member of the Commission that receives an incentive, rebate, and discount; or has there ever been a time where they have been exempt from the bill?* At one time the Commissioners were exempt from paying the sewer. As soon as the water system was installed all Commissioners had to pay for water and sewer. They receive no other incentive, rebate, discount or any other payment for being on the Commission. 4) *When we extend services to Barclay are Sudlersville residents going to have to foot the bill for that project?* No, Barclay residents will be paying for that through their utility bill that they will receive. Ruffner

explained the history of the projects and how the Town was told by other agencies that we needed a water system, needed to upgrade the WWTP, and needed to extend services Barclay. He stated he feels that USDA should have performed a rate study before the water system was put in. 5) *Mr. Mutchler explained that it will be hard for people, especially the elderly and others on fixed incomes to afford a 50% or 78% increase. He brought up the provision in the resolution about the billing due date and the water reconnection fee if someone's water is turned off. He stated that he thinks there is a law in the State of Maryland that states that you can't shut off a public utility in the winter months.* Manning stated that State law does not say that water can't be shut off because you can go buy water. Ford expressed his thoughts about resident not paying their bill for services that they have received and how it should be classified as theft of services. 6) *Why is the water reconnection fee \$200 when other surrounding areas only charge \$30?* Ford expressed that we are trying to get people to pay their water bill on time. 7) *Some people especially the elderly will not be able to afford to pay the bill.* Ford stated that if residents feel that they are not able to pay their bill they need to come to the town office to discuss payment options.

Sarah Whitby: *Why is the late fee only 1%? Can't we reduce the reconnection fee and increase the late fee? \$200 seems excessive for a reconnection fee. The Town of Ridgely implemented a high late fee and they have noticed the difference in turn around. She doesn't agree with 15 days to pay the bill because things get lost in the mail, people go on vacation, and people will not be able to pay in 15 days.* Ford expressed that if people can't pay a bill in 15 days then shut your doors. *With the world and the postal system the way it is people will not be able to pay in 15 days. Now if you send bill through email then the 15 days would make sense.* Mr. Mutchler also expressed his concerns for people who only get paid once a month and expressed his agreement in raising the late fee and reducing the reconnection fee. The town gets charged by MES for them to come and turn the water on and off depending on what time they come into town to turn off and on. Faust stated that since they proposed to raise the connection fee to \$200, the Town has discussed this with MES and now they will only turn water off and on when they are already in town for their normal maintenance of the plants. Faust is in favor of looking at reducing the \$200 reconnection fee. Now the problem with the way we have worked it out with MES so that they don't charge the Town that much is that if they turn your water off and leave town for the day, your water won't be turned back on until the next day that they are in Town.

Rebecca Smith: *The rates in other Towns around the area in Queen Anne's County are half of the rates that are being proposed tonight. If people can't make the payments now, doubling the price is not going to make it any better. There will be more foreclosures and the town will close in.* Ford explained the rules and regulations from the State that hurt the Town financially. He explained that they are trying to save the town from being taken over by the County or the State because they could easily charge more than what the Town is proposing. *Isn't there a way for the Town to rally together to appeal the State and save our Town? She had complaints about the pump station in front of her house and how much it runs and how much it cost to run it.* Peter Bourne explained that the pump station is now quieter than what it used to be and every once in a while the generator needs to test itself.

Ashley Lukaszewicz: *This is her first Town meeting and requested a reason of why the residents had to connect to the water. She felt like they were not given a choice. Sudlersville is just not the same.* Sue Elter explained that the EPA changed the amount of permissible arsenic that is allowed in the well water to the point that no well in the Town would pass and the well would be shut done. She also explained that the town had 2 developers that were going to put in a total of 650 homes and we needed the water and sewer for those homes. In 2008 the housing market dropped and the developers still own those plots of land but have not started to develop because the housing market is still not back up. *Many comments were made about people not wanting to live here because of the cost of the utility bill.* Elter stated that there is the option to make monthly payments and if you take you bill a divide it by three the payments

are more manageable and probably around the same cost as a cable bill. Many people then commented that the rate is still unacceptable. *Faye Williams requested to explain why the Town had to pay for the Water Tower. The developers of the annexed properties in Town were going to pay for the tower.* Faust mentioned that they were going to pay for the sewer upgrade as well. Elter went further to explain that the Town's people were told that the developers were going to pay for the systems with the connection fees. *Lukaszewicz stated that those circumstances were not the residents fault and that it was the Town Commissioners fault for not letting that happen.* Williams and Elter both explained that the County Commissioners would not release the agriculture zoning and they didn't release until after the housing market dropped. The County built Foxxtown which had to have water. Williams then stated that the Town could have had these systems at no cost to the Town had the County released the agriculture zoning on the lands. Faust explained that when they first got funding from USDA they were told that they had to have 80% of properties hooked up to the water system and then when we got close to the end of the project they said that everyone in Town had to hook up. Faust explained that the Commissioner did away with all connection fees for a year so people could hook up to the system and anyone who did not connect in that year was charged the connection fee. Faust explained that the Commissioners didn't have a choice but to have everyone connect to the system. *Lukaszewicz expressed that she heard many different things around Town saying that the Town was going to monthly payments and then she gets the notice in the mail saying that the rates were increasing.* Faust explained that USDA came to the Town and expressed their concern that the Town was not collecting enough money to pay the bills so we had to redo our rates. USDA paid for the Town to have a rate study done and the proposed rates being discussed were the least evasive. Faust explained that the base fees makes our debt payments, then the usage fees pays for the processing of the water and sewer, such as electric, MES, etc. He explained the increase in fees from MES to provide more testing and paper work that is required at the sewer plant. He explained that usage amount per 1,000 gallon is the issue because the lowered the charge per EDU on the base fees. He explained that the residents as consumers can change their bill amount by how much water is used. He stated that if you have a leaky toilet, fix it because there is a lot of water that will go through a toilet in a minute and you don't even know that it is leaking because it doesn't show. He said that there are all kinds of things to do to monitor you consumption. Faust stated that Marshall has done charts showing that lower consumers who don't use a lot will probably see a decrease in their bill. *Rebecca Smith stated that her bill is going to triple and it is just her and her daughter living at their house. She asked who is going to want to come and build here in Sudlersville once they look at these rates when people in Centreville pay \$390.* Faust explained that when she is talking about 200 homes compared to 3,000 in Centreville there is a big difference. *Smith expressed that she understands but people in Town are already struggling to pay and doubling the price is not going to make them pay.* Faust explained that with the rates we have now we can't make the payment. *Smith said that the Town is going to crash. Williams asked what she meant by crash? Smith said people can't pay their bills and they have no water, they can't live, they are going to be in foreclosure. Williams stated that she didn't think people were going to leave here. Smith asked her if she had seen how many foreclosures there were and what was going on around Town?*

Elter asked the Commissioners how long the Town has to pay USDA until the loan is paid off. Faust and Manning both stated that the loans are 40 year loans.

Williams expressed that if anyone is to blame it is the government because they loaned the Town all of this money and they just recently had someone come to do a rate study. She explained that during all of this the Town has had 3 town managers, we have had lawyers look at them, and now USDA said that the Town didn't do it right. Mutchler stated that there has to be a way that the Town can renegotiate.

Margot Massie: How much money is the Town making off of the Tower? They were told the Town was going to make good money off of renting the tower to cellular companies. Manning explained that the

Town only has 1 antenna on the tower right now. Marshall explained that Delmarva Wifi pays the Town \$350 a month. Faust explained that the Town was told by Chris Frawley with Rettew that the Town was going to make money off of the Tower. He explained that Sprint and Verizon came to the Town with an offer and Frawley told the Town they could get more than that. Manning stated that no cellular companies have come to the Town about putting anything on the Tower. *Mutchler asked if the Town has gone to them.* Manning says that yes she has tried to contact them and they say that there is no need because there is an antenna on the sewer plant tower and they state where other antennas are and says there is no need in the area. *Mutchler asked if there was a tower at the sewer plant.* Manning stated yes and that we get rent from that tower as well. Marshall stated that the Town gets at least \$1,028 a month. *Mutchler stated again that there has to be a way that the Town can renegotiate.* Bourne asked Mutchler where he has been, and stated that they have been working on this a renegotiating for the past 20 years. He explained how new regulations made by the State, by cleaning the bay, so that the discharge on the sewer is better and about the wells and with the arsenic in the water. He stated that since the Town is so small the Town can't spread out the fees like Centreville or like where he lives in Chestertown. He stated that Sudlersville got more funding than normal projects but it isn't like it used to be when Town got 98% of projects funded. Ford gave an example of Aberdeen. Bourne explained that since the State has changed their regulations on discharge that comes from the sewer they has been spending their money on the bigger areas. Ford stated that those bigger areas have a different economy than what Sudlersville has.

Sarah Whitby: *What is the current percentage of properties that have not paid their bill?* Marshall stated that it is normally about 40%. *Whitby explained that the Town has 65% owners and 35% tenants and the elderly factor in to those figures and she wants the Commissioners to think about how this Town is attractive to the younger population and friends are less in this area. She explained that 10 years ago in the Town of Ridgely had the same situation that Sudlersville is going through and they had to increase the rates by 11% and 78% seems high.* There was some discussion about the percentage of increase. Marshall stated that it depends on a property's individual usage on what their percentage of increase is going to be. *Whitby stated that in Ridgely there was a serious depression in homeownership. Homeowners sold or they went into foreclosure and in result the town had even more increases over the years and she feels that this increase is not the end of the increases. She explained that as a result property care is going to decrease and property values are going to decrease. She thinks that the Town needs to go back to the drawing board with USDA, the State, and our senators and tell them that this cannot happen and we refuse to let our Town go down. The terms should be renegotiated, we are a legitimist Town that has been here since 1870 and we should fight for our Town.*

Sue Elter: *Can the Resolution be amended before it is voted on tonight? She suggested that the Commissioner pick a better percentage for the late fee than 1%.* Ford asked if there was a law concerning on how much we can charge as a late fee. Marshall stated that there wasn't as far as she knew. Manning also stated that a flat rate could also be charged.

Sue Kidwell: *The EDU's pay for the 6 million dollar debt, is that correct?* Faust stated yes that is what the lady who did the rate study told the Commissioners. *How much has the debt increased since the sewer went in?* Manning stated that the debt has not increased, and explained that the Town had not started making payments on it until the project was completed. Manning expressed that one of the major things this Town did, unlike other Towns who do one major project at a time, this Town decided to do 3 projects, water, sewer, and Barclay. At one time this Town took on 10 million dollars in project costs and that is why the rates were never raised, never looked at. It was always said that the Commissioners did not want to raise the rates because they didn't want to upset anyone. Faust expressed that it was because the previous managers were telling them that they didn't need to be raised because of the 650 houses that were going to be built. *There was a question about why those builders haven't built any*

houses? Faust stated because the market isn't there for it. *Smith asked who the property owners of those properties were.* Cal Gray, Friel, and BDC Partners.

Mike Marshall: *Your EDU calculation assumes that those properties who don't pay are going to pay that, so assuming that they are not. We need to look for other ways to close the gap. He explained that with his bill it is going to increase 75% and it assumes that the sewer uses every gallon of water that comes into my house, which he does not agree with when you water plants or cats drink water. We need to find a way to close this gap because people aren't going to want to build and people are going to leave. The Town needs to look at other sources of income and he thinks that a renegotiation is great or grants to help. He agrees that the rates are going to continue to increase. The Town needs to think of other ways to close the gap. He likes the idea of partnering with Barclay and maybe there are other communities that we can partner with to help pick up some of the cost.* Faust expressed that he has been on the Commission for the past 16-17 years and they have been beating a dead horse to go out there and try to find more money. USDA isn't going to give us anything any cheaper. *Mutchler expressed that he doesn't think more money is the answer.* Faust stated that they won't renegotiate what the Town already has. He doesn't want anyone to think that the Town Commissioners are just sitting up there on their hands not doing anything. He has personally met with USDA, MDE, Manning and Bourne and they all have tried to do everything they could possibly do to change the numbers and get the figures where they could get it because they all know that the Town doesn't have it. That is why USDA finally sent somebody to help the Town. Bourne expressed that they way to reduce the cost of the water plant and sewer plant is to get it close to capacity. They have been looking at other ways of getting the plants at capacity since the developers are not developing, because if they were the plants would be close to capacity. They have been looking at other municipalities who may need systems or who may want to get out of their current system so that Sudlersville could extend services to them. He stated that the Commissioners and Town Staff are constantly thinking about different ways to increase funds.

Andrew Mutchler: *Is there was a committee of citizens that could look into possible ways to reduce the cost to reduce this 4 million dollar and stated that he would gladly sit on that committee.* Ford stated that he would like to see a committee go to Annapolis and discuss with them why Delaware is booming and we can't get anyone to do anything. *Mutchler stated that Ford as the President should designate a committee to look in to the specific task to reduce this money.* *Lukaszewicz asked why Millington is getting things such as a new dollar store and nothing is coming here.* Faust stated that the Town has checked and the Commissioners were told that Sudlersville doesn't have enough roof tops. He wondered how Sudlersville doesn't have enough roof tops but Hartly does. He stated that the Commissioners have not been sitting back doing nothing. The Commissioners have been trying to find ways to bring different things to the Town. The Town Commissioners have been approached by developers wondering what they would allow to come to Town. Faust explained that if they had a plan for anything with the exception of chicken houses than the Town would be willing to talk with them. He explained that Jody Schultz has a property in Town and he comes to Faust about every 6 months to discuss about different possibilities for that property. *Sarah Whitby expressed her thoughts that developers are not developing because of the sprinkler system law in the State of Maryland. It is an added cost and they are not getting good profit margins due to the sprinklers. She expressed that one way to help offset that cost is to waive the \$7,000 connection fee at least for the builders who are going to build more than 2 homes at one time.* Faust said that nobody has come to the Town to talk and the Town has been willing to work with anybody. *Whitby strongly suggests that people talk to their representatives about the sprinkler law because it is a major deterrent to building on the Shore.* Faust explained that it is not stopping the builders on Kent Island. Many people expressed that it had to do with location. Faust said there is nothing they can do about that in Sudlersville. He stated that they have even tried talking to Wal-Mart. He stated that Sudlersville is about 70 miles from 3 Wal-Mart's, 2 Texas Roadhouses, etc. *Rebecca Smith stated that he made a good point and that if we could build our*

Town up then 650 could be sold and more building could come. Faye Williams then expressed that if that were to happen then citizens would come to the Town complaining about traffic. Faust stated that he wasn't worried about the traffic but the Town can't get anybody to build on house. Smith asked why and what is attractive about the Town, if the town is going to raise rates. If people can't pay a bill that is \$1 how are they going to pay a bill that is \$3. She wants to know what the Commissioners think is going to happen to the houses in the area, do they think that people are going to come here. Faust explained that back when the developers were going to develop he and Elter had discussions about how many houses were going to go up at one time because she didn't want to wake up to find 500 built. Faust went to the developer, Friel, and asked him what he needed in order to build and make the money. Friel was ready to go but County would not release it. He explained we had 10 infill lots in Town and 3 houses have been built since he has been a Commissioner and they have all been on infill lots and not on any of the developer's properties. Ford expressed that people build in Delaware and work elsewhere.

Robert Nicholson: Out of the properties that are behind on paying their bill how many come close to being shut off. Are they paying their bill before they are shut off? Marshall explained the shut off procedure. He asked how many people were shut off last quarter. Marshall stated that 2 people were shut off last quarter and that everyone else came in to pay the day of or the day before shut off. Faust stated that it the reason why they changed the due date to 15 days which is does not agree with but prior to this those properties were given a whole other quarter before being shut off. Nicholson suggested to give people 30 days to pay it and then another 15 days before shut off, which would reduce the time from 90 days late to 45 days. He asked if we get paid for water and sewer for vacant lots. Faust explained that BDC pays for 25 lots because they were broken down to 25 lots. Faust stated that Friel and Gray are charged one. Nicholson also stated that he does not agree with the \$200 reconnection fee and he agrees that the late fee should be increased. Sarah Whitby commented that if people can't pay in the 45 days then they should be able to talk to the Town about monthly payments. Faust explained that there was nothing stopping people from making monthly payments. Faust explained that there was a question on the Town's Facebook page about changing the billing from quarterly to monthly and the responses were to keep it quarterly and he fought with the other Town Commissioner to keep it quarterly but nothing is stopping people from making monthly payments. Faust expressed that he makes monthly payments because it is easier that paying a large bill at one time. Whitby asked if the 40% of the properties that are not paying are the problem with the Town not being able to pay USDA. Faust stated that even with those properties paid there is nowhere near enough money to pay USDA. Whitby asked that the proposed rates are what are required to make it work and that there is nothing less that the Town can charge to make it work then what are we talking about? If that is what the Town has to do then that is what they have to do.

Sue Elter: There are other ways for the Town to raise money. For example, as she was looking at the budget, the Town gets \$10,000 from the County for the library but the Town budgeted \$35,000-\$36,000 a year to run it. She suggested that Town request \$40,000 from the County for the library because they give more to the library in Centreville. Manning explained that the library funds cannot go into the utility side so we can try to get all we want from the County for the library but it is not going to affect the utility rate problem that is being discussed. Elter also asked about the rebate that Town can to the citizens on the property tax bills. She said that if the Town takes that rebate back that is a nice chunk of money and the Town didn't start complaining about being poor until they started giving everyone the rebate. Marshall stated that those funds still won't affect the utility fund side. Faust stated that some of that rebate is the water and sewer. He then went on to explain that Sudlersville is the only Town in the County that has its own library. Faust stated that he has gone to the County budget hearings for the fire company and the library and he would get upset that when the County called for Sudlersville Memorial Library nobody was there. Faust said that he was the one who got the library the money. Sara Whitby stated that there are days in February that she urges people to attend meetings in Annapolis to have our

issues known more publicly and have discussions with local papers to find a way to correct the problems. Faust stated that he goes to all 3 County budget hearings and he says that Sudlersville has one of the bigger turn out but it is mostly about the schools and taxes. He stated that another library in the County is expanding because they fought for it and he can't be the only one fighting for Sudlersville to get things. *Rebecca Smith suggested sending notices so people can know when these budget hearing are happening because she would go and support.* Mutchler said that we can't go if we don't know. *Faye Williams stated that these notices are in the paper.* Faust said that the notices are always in the paper just like with the Town Commissioners meetings. He stated that our meetings are always the first Wednesday of every month. There was some discussion about how many people actually read the newspaper. Faust stated that is why he suggested sending out the notice about this meeting. *Rebecca Smith gave a comparison to notices in church and notices being sent out every week and she that she wished more people knew so that more ideas could be brought to attention.* Ford stated that the next meeting will be the first Wednesday in January. Elter also stated that there are still openings on the Planning Commission for those who want to be involved as well.

Sarah Whitby: *Why can't the Town have events to bring people in to show people what Sudlersville has to offer and to raise funds.* Faye Williams stated that they couldn't get many people to come to the Night Out. People just won't come out.

Will Wallace: *North County is not developing. He says that the County wants to help try to commercial and develop the North County. Meeting with the County, Barclay's hands are tied without Sewer. They want to build and bring businesses but you are looking at cost of sprinkler systems and we don't have that kind of money in North County. He stated the only way to fix this is the squeaky wheel gets the oil. He stated that if the State has to come in and take over the Town of Sudlersville you are not just looking at a double in the bill you are going to look at your bill quadruple.* There was some discussion about Barclay getting sewer from Sudlersville and possibly getting water in the future. *Mutchler asked why Sudlersville had to get a water system and Barclay didn't.* The Commissioners stated it was because we have schools.

David Taylor: *Why are Friel and Cal Gray not being charged for more EDU's?* Faust stated that it is because it is one piece of property, it has not been subdivided. Whereas, BDC subdivided into 24 lots so they pay for 24 EDU's. There was discussion about impact fees. *Taylor asked why can't the property owners subdivide sooner.* Faust stated that we cannot make them subdivide. There was more discussion about sprinkler systems hindering building.

Marshall brought the Commissioners attention to 2 emails that were received from residents who could not attend the meeting and their concerns. One is from Tim Case and the other is from Dee Gessford. The Commissioners read their comments.

Ford closed the public hearing. Faust made a motion that under "Other Rates and Charges" to change the billing due date from 15 days to 30 days and then after the 30 day then they get a late fee and they get 15 days before water is shut off; change the late fee from 1% to 15%; change the water reconnection fee from \$200 to \$50; and add a provision for people who use the Town water to fill their swimming pool and they let us know prior to filling the pool there is a calculation for an assessment where they get charged the regular water rate but their sewer usage won't be charged based on the assessment. A second was made by Engrem. A vote of 4-0 was entered.

A motion to adopt Resolution 2017-03 with the changes was made by Faust, a second was made by Ruffner; a vote of 4-0 was entered.

Financial Committee: Faust made a motion that the President and Commission appoint a financial committee, a second was made by Ruffner; a vote of 4-0 was entered. Anyone interested can fill out an appointment application.

Trash Contract: The current contract expires in February 2018. The Commissioners would like to put the trash contract out for bid due to numerous complaints.

Town Hall Rental – December 9: Ford will open and close the Town Hall for the rental.

Public Comments:

Faye Williams – The boxes of clothes and other items at the four corners is a terrible sight and the items are on the sidewalk. A code enforcement letter will be sent to the property owner.

Andrew Mutchler – Asked when the Town will be decorating for Christmas. The Commission responded that the Christmas decorations and banners are already up on the poles. Mutchler also asked if the jugs and candles will be put out this year. He was informed that the Lions Club is the group who normally does that.

William Faust – Announced that he will be resigning from Town Commissioner due to other items coming up that will be taking up more of his time. December 31, 2017 will be his last day as Town Commissioner.

A motion to adjourn the meeting was made by Faust, a second was made by Ruffner; a vote of 4-0 was entered.

Respectfully submitted,

Michelle Marshall
Town Clerk-Treasurer