

CITY OF SALISBURY
WORK SESSION
FEBRUARY 16, 2016

Public Officials Present

Council President John R. "Jack" Heath
Councilman Muir Boda

Mayor Jacob R. Day
Councilman James Ireton, Jr.

Public Officials Present

Council Vice-President Laura Mitchell
Councilwoman April Jackson

In Attendance

City Clerk Kimberly R. Nichols, City Administrator Tom Stevenson, Internal Services Director Keith Cordrey, Grants Specialist Theo Williams, Assistant Director of Internal Services – Procurement & Parking Jennifer Miller, Building, Permits and Inspections Director Bill Holland, Public Works Director Mike Moulds, interested citizens and members of the press.

On February 16, 2016, Salisbury City Council convened in Work Session at 4:37 p.m. in Conference Room #306 of the Government Office Building, following the adjournment of the Special Meeting. The following is a synopsis of the topics discussed in the Work Session:

MOU with Life Crisis Center and Telamon for OVW Application

Grants Specialist Theo Williams joined Council at the table and explained he would be applying to the Department of Justice (DOJ) Office of Violence Against Women's FY2016 Transitional Housing Assistance Grants for Victims of Sexual Assault, Domestic Violence, Dating Violence, and Stalking. The grant provides for three (3) years of funding for personnel costs to operate a transitional housing program for victims of domestic violence. This program would allow the Life Crisis Center to operate a transitional housing program whereby the City of Salisbury would donate one piece of real property acquired through receivership, and the rest of the funds would be used for personnel costs, rent and utility stipends, and mandatory travel expenses.

Council reached unanimous consensus to advance the resolution to legislative session.

Resolution to Award Authority for RFP 0-16 Energy Supply Services

Assistant Director of Internal Services – Procurement & Parking Jennifer Miller explained Procurement was soliciting competitive bids for the next electricity supply and have teamed up with Wicomico County to put out a competitive solicitation since the current contract expires May 31, 2016. The two-step solicitation process is as follows: Step one – review qualifications, data and vendor "Electricity Purchase Agreement". Only vendors meeting the evaluative criteria for selection will be asked to proceed to the next step. Step two - Price proposal and proposed

term of contract. Due to energy price fluctuations there is a very narrow window of opportunity (six hours or less) to respond with a price acceptance. The proposed resolution would authorize Administration to sign a contract in lieu of an award approved at a legislative meeting. This process was used for the previous energy supply procurement in 2014.

Mr. Ireton asked if Council could attend the proposals and asked for Procurement to obtain as much renewable energy as possible. Mr. Heath explained the process fell under Administration and Council should not be involved.

After discussion, Council reached consensus (2-1) to advance the resolution to legislative agenda. Mr. Ireton indicated he did not have enough information to advance the legislation.

EDU Incentive Approval for Riverview Commons

Public Works Director Mike Moulds reported the owner of Riverview Commons at 150 West Market Street requested consideration for approval of an EDU incentive.

Council reached unanimous consensus to approve the incentive.

West Salisbury Elementary Annexation

Building, Permits and Inspections Director Bill Holland reported the City received an annexation petition for West Salisbury Elementary School. This is an introduction to the annexation in which he will introduce the proposed concept plan, annexation and receive Council's approval to move forward with further work on the annexation.

Council reached unanimous consensus to proceed with the annexation.

Capital Improvement Plan (CIP)

Mayor Day presented the CIP for FY17–21 and highlighted changes such as new investment in cultural amenities and recreational spaces, designed to improve the quality of life of the citizens.

Internal Services Director Keith Cordrey provided the overview and highlights on the CIP, which prioritizes the need for transportation, storm water management, and water & sewer systems. The current framework focuses on what is feasible to fund, with \$1.6 million is the limit of what has been determined that can be funded from the General Fund. He reported the Water & Sewer funding by funding source from revenues was \$6.6 million, \$14.5 million from bonded debt, \$100,000 from lease, with a total of \$21.2 million. He added that the City has done some debt avoidance in the past two years in the Water & Sewer Fund. In the FY15 Budget, \$7 million was funded using funds on hand. Last year the City funded \$3.2 million from funds on hand of the total \$14.2 funded. There was \$10.2 million of \$11.2 million projects that were financed in cash

City Administrator Tom Stevenson and Mayor Day reported on Police vehicles, GOB maintenance, the Rail Trail Project (from Downtown Master Plan), Community Centers, Riverwalk Amphitheatre, North end property for possible EMS station, Skate Park- Phase II, Engineering for Riverside Circle, Lemmon Hill Standpipe (and possibly naming it after Mr.

Trader), City Service Center facility- Phase I, Main Street Master Plan, East Main Street / Division Street Upgrades, new recycling truck, new sanitation vehicle, and a new excavator.

The proposed CIP was for Council information and discussion, and will be advanced to the next legislative agenda for approval.

Temple Hill, Court Plaza & Kay Avenue Annexation

Mr. Holland, Sperry Van Ness Senior Advisor Chris Davis, Jakubiak Town & City Planning President Chris Jakubiak, and Architect Keith Fisher (Fisher Architecture) joined Council to discuss the proposed annexation. Mr. Holland presented the annexation and explained the next phase would involve going before the Planning Commission to get the property rezoned. The concept plan will consist of a 600-bed student housing facility, ground-level multi-purpose building, 500-car parking garage, and a 7,500 square-foot business management office.

Mr. Fisher remarked on the site's close proximity to Salisbury University (SU). Wesley Dr. will provide a strong visual and physical connection to the university. Urban design elements such as pedestrian, bicycle connections, visual connections, and quality of architecture came out through the staff review and will be included in the plan.

Two members of the public from Salisbury University provided the following public comments:

- The concept plans look good, but wanted to state that there is no agreement with SU.
- In the last six months, three different developers have proposed housing options to SU. A growing enrollment is not anticipated due to remaining flat for four years.
- They will receive about 10,000 applications to fill about 2,000 spots at SU
- SU has the capacity to grow but until they are able to work with the State and University System of MD to financially help, their goal is to hold steady with about 8,600 students.

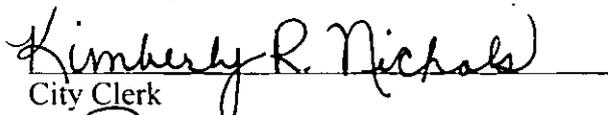
Council reached unanimous consensus to proceed with the annexation.

Tow Fee Revision Ordinance

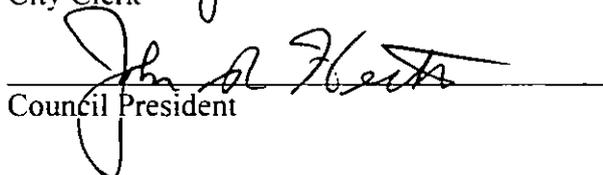
Mr. Stevenson presented the ordinance to adjust the fee for police initiated tows from \$160 to \$200 and would remove the reference of an adjustment of fees based on the Motor Fuel Price Index to be considered from time to time as necessary.

Council reached unanimous consensus to advance the legislation to an upcoming agenda.

There being no further business to discuss, the Work Session adjourned at 5:58 p.m.



City Clerk



Council President