

COUNCIL OF TRAPPE
VIA CONFERENCE CALL DUE TO COVID-19
MAY 6, 2020

Council of Trappe Meeting: President Newnam called the meeting to order at 7:00 pm.

Commissioner Chase made a motion to approve the April 1, 2020 Council minutes as presented. Commissioner Diefenderfer seconded the motion. All approved.

Commissioner Fegel made a motion to pass all committee and department reports. Commissioner Chase seconded the motion. All approved.

Attorney Updates – No updates.

Executive Session – President Newnam stated that an executive session was held on April 1, 2020 to discuss a personnel matter.

ORDER OF BUSINESS BEFORE THE COUNCIL

New Business:

Ordinance 1-2020 – An Ordinance of the Town of Trappe approving and adopting certain revisions to the PUD Plan and Design Guidelines for the Lakeside Planned Neighborhood Zoning District. Commissioner Chase made a motion to postpone the public hearing on Ordinance 1-2020 till the June 3rd Council meeting. Commissioner Fegel seconded the motion. All approved.

Ordinance 3-2020 - An Ordinance of the Town of Trappe to amend Section 14 of the Trappe Town Code titled “Water and Sewer”, Table 1 titled “Fees and Charges” to increase the basic monthly sewer service charge for in town properties to \$55.00 per month and the basic monthly sewer service charge for out-of-town properties to \$110.00 per month and to increase the turn on and turn off fees to \$50.00 was read by President Newnam. Commissioner Fegel made a motion to introduce Ordinance 3-2020. Commissioner Diefenderfer seconded the motion.

VOTE:

Newnam – Y Fegel – Y Pritchett – Y Diefenderfer – Y Chase – abstain
Motion approved 4 yes, 0 no and 1 abstain.

A public hearing will be held on June 3, 2020 at 6:45 pm.

Ordinance 4-2020 – An Ordinance of the Town of Trappe adopting a General Budget for the Fiscal Year beginning July 1, 2020 and ending June 30, 2021, and establishing a tax rate of \$.33 per \$100 of assessed real property value and a tax rate of \$.54 per \$100 on all commercial or business personal property and public utilities; and establishing an annual fee of \$130 per residential household for trash collection services, and also adopting an Enterprise Budget for the Town’s water and sewer operations was read by President Newnam. Commissioner Fegel made a motion to introduce Ordinance 4-2020. Commissioner Diefenderfer seconded the motion.

VOTE:

Newnam – Y Fegel – Y Pritchett – Y Diefenderfer – Y Chase – Y
Motion approved.

A public hearing will be held on June 3, 2020 at 6:45 pm.

Well 6 Construction Bids – Attorney Ryan stated that the construction RFP went out and bids were received and opened on April 23, 2020. 5 bids were received and the bid amounts ranged from \$786,205.00 to \$899,650.00. GMB reviewed all the bids and is recommending that the Council award the bid to Somerset Well Drilling in the bid amount of \$786,205.00. Somerset Well Drilling was the lowest bidder. Somerset Well Drilling was also the company that drilled the test well for this project and did repair work on Well 4. Commissioner Chase made a motion to award the Well 6 construction bid to Somerset Well Drilling based on GMB’s recommendation and contingent upon MDE’s review of the bid documents and award. Commissioner Diefenderfer seconded the motion.

VOTE:

Newnam – Y Fegel – Y Pritchett – Y Diefenderfer – Y Chase – Y
Motion approved.

Well 6 Construction, Admin and Inspection Request for Proposals – Attorney Ryan stated that MDE requires a construction management and inspector on the job and in order to receive grant funds for this MDE requires it be put out to bid. Attorney Ryan stated that the estimated cost for the construction management is \$107,000.00. Commissioner Pritchett made a motion for Attorney Ryan to draft an RFP for the construction management and inspection. Commissioner Fegel seconded the motion.

VOTE:

Newnam – Y Fegel – Y Pritchett – Y Diefenderfer – Y Chase – Y
Motion approved.

Other Business:

Lakeside Phase 1A Sewer Proposal – Attorney Ryan stated that at a previous meeting the Council considered the potential of Phase 1A connecting to the Town’s wastewater treatment plant. The Council forwarded the matter to the Planning Commission for their review and to see if the proposal was consistent with the Town’s Comprehensive Plan and receive direction from them. The Planning Commission reviewed the matter and are recommending that the Town Council approve the request subject to whatever number of connections the Council thinks is appropriate. Commissioner Fegel stated that the Planning Commission did not cap the number of connections but requested provisions to ensure that there are enough EDU’s remaining in reserves for infill and possible future development. Commissioner Chase asked how many connections Lakeside is requesting. Attorney Ryan stated that they are requesting 120 connections which is 30,000 gallons. Attorney Showalter stated that the Lakeside developers are willing to take whatever number of connections the Town is willing to provide. At this time the projected number of connections after the infill lots and required withholdings have been accounted for is 250 EDUs but that would have to be reviewed and confirmed by GMB. Attorney Ryan stated that the Council will need to reach an agreement with Lakeside in regards to connection and

allocation fees and instituting a sunset clause. Bob Rauch stated that Lakeside is requesting the minimum of 120 EDUs but would be happy to take more if the Council were interested. Mr. Rauch also stated that he didn't see a problem with a sunset clause. At this time Lakeside is requesting the Council's approval and then all the details can be worked out. Commissioner Diefenderfer made a motion to approve the 120 connections contingent upon reaching a mutual agreement on the allocations. Commissioner Chase seconded the motion. Attorney Ryan will begin working with Attorney Showalter on the agreement and present it to the Council at a later date.

VOTE:

Newnam – Y Fegel – Y Pritchett – Y Diefenderfer – Y Chase – Y

Motion approved.

Public Questions/Comments:

There being no further business to discuss, Commissioner Chase made a motion at 7:20 pm to conclude the meeting. Commissioner Diefenderfer seconded the motion and it was unanimously approved.

Respectfully submitted,

Erin Braband, Town Administrator/Clerk