



WORKSESSION
March 23, 2023
7:30 PM

Minutes

Call to Order:

Meeting called to order at 7:44 pm via Zoom.

In attendance Mayor Munyeneh, Council Members Nettles-Simpson, Watson, McCann, Dalaker, Garces, Fry

Town Attorney: Jason DeLoach

Staff: Town Administrator – Dylan Galloway, Assistant to Town Administrator -Priscilla Matthews, Public Works Director – Steve Brayman, Town Accountant - Mike Lightfield, Town Clerk – Giselle Richards, Communications Specialist – Tonya Jones

Pledge of Allegiance and Flag:

Motion to amend agenda and remove **3rd Reader of Ordinance 2023-02** and add resident input made by CM Fry, 2nd CM Watson. Approved unanimously.

Resident Input –

Ward 4 – It's important to vote on Ordinance 2023-02 in a regular work session. The pay raise could have been done with the budget.

Laila Riaz – Ward 1 – Maybe there could be better ways to provide incentives for the council members.

- 1. PEPCO Program** - Dwayne Taylor from EZ Green Home presented information about the Home Energy-Savings Program. Encourages residents to take advantage of these programs. Programs are free to residents. Call to schedule the Energy Home Check
- 2. 4601 Lydell Rd Development documents and follow up** – Mr. Leith Khanafseh provided an update to the Mayor & Council regarding next steps for the feasibility of the project. Will get in touch with Hospital Hill Developer to try to work together. This development presentation was received with many opposing it. Residents do not want trucking style gas stations near the town.



3. **Water Woes / Water Task Force** - Emily Clifton and David Miller with LIDC provided an update on the initial and ongoing evaluation of the Water Woes list. Residents can report concerns online via www.cheverlywaterreport.com. LICD will visit locations reported to do an assessment.
4. **2023-03 Grass Ordinance** -Code Enforcement Officer Reading stated that the current code is not very specific and does not define what a weed is nor address natural gardens.
5. **Town Administrator Update –**
 - Spoke with President Smalls of Radiant Valley and they are still opposed to the liquor licensing for Tropicana.
 - TA recommends that the Mayor & Council stay neutral.
 - Craftsman Circle site – Code compliance and DPIE did a site visit. DPIE provided them with corrective action items.
 - Gast Park – Accessible swing is broken, and an order has been placed for a replacement. WSSC is still working there regarding the water main breaks and are finding new breaks. Will be back out 3/27/23 to continue repair work.
 - The Speed Ordinance will need to be updated with additional language recommended by the State of Maryland. Will have to go through a 3 reader process.
 - Working on a community meeting 4/25/23 regarding Claybrick Rd
 - Prologis is currently unable to fund the repair of Boyd Park restrooms.
 - Town administrator is recommending that the town complete the upgrade and work to get Prologis to fund.
 - Narcan Training 3/28/23
 - Booms & Noise meeting with MDE 3/29/23
 - Dumpster Day 4/22/23
 - Mayor's State of Cheverly 3/27/23
 - Candidate Forum hosted by CACCO 4/22/23
6. **Update by CM Fry & Garces Regarding Cheverly Station Apartments –**
 - Met with Cheverly Station Management – discussed:
 - items brought up by residents
 - Security
 - cameras on properties
 - updating amenities
 - AC/Heat system



- Possible AMAZON lockers on site.
- Rent stabilization.

7. Review of April Town Meeting Agenda and Future Requests –

- *3rd Reader of Ordinance 2023-02
- Vote 16
- Grass ordinance feed back

8. Motion to adjourn at 10:04 pm made by CM McCann. 2nd by CM Garces

Approved unanimously.