

**TOWN OF GEORGETOWN  
TOWN COUNCIL MEETING MINUTES**

**Meeting Date:** Wednesday, April 12, 2017  
**Location:** Town Hall, 39 The Circle, Georgetown, DE 19947  
**Time:** 6:45 PM – Public Hearing  
Regular Meeting Immediately Following Public Hearing

**PRESENT:**

Bill West, Mayor  
Steve Hartstein, Ward One  
Rebecca Johnson-Dennis, Ward Two  
Chris Lecates, Ward Three  
Bob Holston, Ward Four

**STAFF PRESENT:**

Eugene S. Dvornick, Jr, Town Manager  
Eric Rust, Superintendent of the Wastewater  
Reclamation Facility

**ABSENT:**

Stephani Ballard, Town Solicitor

**6:45 PM – PUBLIC HEARING**

**A. ORDINANCE: AMEND CHAPTER 230: 230-200 PLANNING COMMISSION AND 230-179 BOARD OF ADJUSTMENT PROCEDURES**

Town Manager Dvornick presented Council with an overview of the Ordinance. This is the first reading. No action needed at this time.

Mayor West commented that he feels this is a good idea because it may make people in the Town step up to the plate and get more involved.

**B. CASE #2017-01: XERGY INC., CONDITIONAL USE APPLICATION**

Town Manager Dvornick introduced the representatives for the Application.

Christine Atkins, General Manager of Service General Corp. and Xergy, spoke. What we are trying to do is move Xergy back to Georgetown. We used to have the conditional use but we let it go when we moved. As we are growing and going from grant research to doing more things, it would like to be back in Georgetown. Our goal is to fix that property up and build on it eventually. We would like to occupy the property at 310 North Race Street.

- Mayor West
  - Is that where you used to be?
    - Christine Atkins, Yes, they used to be there before they moved to Seaford.
  - How many employees do you have?
    - 16 employees
- Councilwoman Lecates
  - How soon would you be building a structure?
    - Christine Atkins, About a year

Jacob Zerby, Project Manager for Xergy, & Dr. William Parmalee, Research Manager for Xergy, presented Council with information on the type of business Xergy does and the chemicals they handle.

- Chris Lecates
  - What kind of chemicals do you use?
    - Dr. Parmalee, We use isopropyl alcohol, ethanol, methylene chloride, not extremely hazardous material.

- My concerns are because it is a residential area
- Bob Holston
  - What is the hazard glass? How dangerous?
    - It will put you to sleep at most.
- Bill West
  - What affect do these vapors have once they are vented outdoors?
    - It would be less offensive and less problematic than the fertilizers people use.
  - Are you subject to being tested where the state comes in and makes sure everything is being done correctly?
    - DNREC comes in and checks everything that is being done at the facility.
- Rebecca Johnson-Dennis
  - So you want to increase your operations when you are in Georgetown
    - We would like to grow. At the point when we start reaching the 10 pound limit a day, we would have to get DNREC involved
- Gene Dvornick
  - Are you a Title IV permittee through DNREC
    - Yes
  - When you talk about manufacturing, are you looking to do that at 310 North Race Street, or would you find other properties?
    - That will be a decision that will be made later on down the line
  - Did you have any environmental covenants that had to be recorded at the Recorder of Deeds
    - Yes I have them
  - Did you get a Certificate of Completion of Remediation from DNREC after the covenants was recorded?
    - Not sure, but I can check.

Mayor West opened the floor up to the Public for any questions or concerns

- Tom Marvel
  - Is this at the old Pep-up? Is it Commercial? You will have 16 employees parking at that building?
    - Yes we will have all of them parking there.

The record will be open for 14 days.

Public Hearing ended at 7:03 PM.

### **7:03 PM - REGULAR MEETING**

#### **1. PLEDGE OF ALLEGIANCE**

Town Manager led the Pledge of Allegiance.

#### **2. INVOCATION**

Councilwoman Lecates led the invocation.

#### **3. ADOPTION OF AGENDA**

Motion by Councilman Holston, seconded by Councilwoman Johnson-Dennis to adopt the agenda as presented. **Motion Carried (unanimous)**

**4. APPROVAL OF MARCH 22, 2017 TOWN COUNCIL MINUTES**

Motion by Councilwoman Lecates, seconded by Councilman Hartstein to approve the March 22, 2017 Town Council Minutes as presented. **Motion Carried (unanimous)**

**5. ARBOR DAY PROCLAMATION**

A proclamation in recognition of the observance of Georgetown's Arbor Day which is part of a Tree City USA Qualification Event.

**6. BOARD OF ELECTIONS APPOINTMENTS**

Motion by Councilwoman Lecates, seconded by Councilman Holston to appoint Anita Burney, Wendy Ward, Kim Barret, and Rosalie Walls (alternate) to the Board of Elections. **Motion Carried (unanimous)**

**7. G.R.E.A.T FUND REQUEST – GEORGETOWN ELEMENTARY**

Town Manager Dvornick presented Council with an overview of the G.R.E.A.T Fund Request from Georgetown Elementary Robotics Club.

Motion by Councilwoman Lecates, seconded by Councilman Holston to approve \$300.00 total for the Georgetown Elementary Robotics Club trip. **Motion Carried (unanimous)**

**8. 2<sup>ND</sup> PRESENTATION & ADOPTION OF FY18 BUDGET**

**A. Resolution #2017-4 Adoption of FY18 Budget**

Motion by Councilwoman Johnson-Dennis, seconded by Councilman Hartstein to adopt Resolution #2017-4 Adoption of FY18 Budget. **Motion Carried (unanimous)**

**9. DEPARTMENTAL REPORTS**

**A. TOWN MANAGER – GENE DVORNICK**

**2017 Annual Municipal Election**

Statements of Candidacy for Ward 1 and Ward 2 are currently available. The deadline for completion and filing is April 21, 2017. Should an election be needed it will be held on Saturday, May 13, 2017.

**2017 Urban & Community Forest Grant**

The Town received notification from the Delaware Forest Service that our 2017 Urban & Community Forest Grant application (\$3,000) was not awarded. There were 35 applications, totaling \$118,000 and only \$60,000 available for award. We have subsequently been contacted and will be receiving fund this fall to continue our tree planting efforts through another matching grant program.

**Comcast Cable Franchise Agreement**

The Town has begun work with Comcast regarding renewal of the Franchise Agreement – this will be an agenda item in May.

**PLUS Applications 2017-04-02; 2017-04-03**

The Office of State Planning Coordination has notified us of two applications being heard this month that are located in the Town's future Annexation and Growth Area. The project is located on the lands of the old racetrack near Sand Hill Road and Lewes Georgetown Highway. Proposal is for a change from Agricultural/Residential to Industrial for electrical generation and nutrient recovery.

*Should the Council wish to submit any comments regarding the project, please provide your input before Friday, April 21 so they can be consolidated and submitted in writing*

**37 & 39 the Circle**

The Town has received USDA Bid Award Concurrence for the project.

Earlier today, the Contract and Performance Bond were delivered for signature by the Mayor. We have scheduled a Pre-Construction Meeting for Tuesday, April 25.

As part of the project, the Town is contracting directly with Advantech for the Fire Alarm System. The proposal for this work is \$37,362.00

Motion by Councilman Hartstein, seconded by Councilwoman Lecates to authorize Town Manager Dvornick to sign the Agreement with Advantech in the amount of \$37,362.00.

**Motion Carried (unanimous)**

**B. SUPERINTENDENT OF THE WASTEWATER RECLAMATION FACILITY – ERIC RUST**

**Flows**

Influent Flow January – March 2017	75.74 mg
Gallons Sprayed – Town’s Field	25.95 mg
Gallons Sprayed – Baxter’s Field	4.07 mg
Gallons Sprayed – Pettyjohn’s Woods	36.33 mg
Lagoon Depths	75 mg, 14.50’ 15mg, 4.25’

We ordered and installed a new Flygt pump at Del Tech pump Station. The old pump had the windings and impeller damaged and was beyond repair. The old pump was installed in 2003, and ran an average of 5 hours per day.

We’re in the process of getting a new pump for the main station. The old pumps are now obsolete and we cannot get parts for them. As of right now we do not have a spare pump for the station, however there are 2 pumps in service. The new pump should be in service by early May.

**10. PUBLIC COMMENT**

Tom Marvel, We are asking about our family’s taxes. No one wants to pay the taxes. The bill is so high now because of the 5% penalty that is charged every month. I think that is just a little high. I think you are charging your citizens way too much and I think you should consider the penalty that the county goes by which is 1.5%.

Mayor West, I will have the Town Manager look in to what we could do about changing the penalty to 1.5%

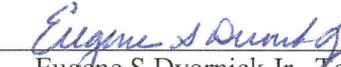
**11. ADJOURNMENT**

Motion by Councilman Hartstein, seconded by Councilman Holston to adjourn at 7:29pm. **Motion Carried (unanimous)**

APPROVED:

  
Steve M Hartstein, Secretary

ATTEST:

  
Eugene S Dvornick Jr., Town Manager