

**MINUTES OF THE TOWN OF SELBYVILLE  
TOWN COUNCIL MEETING JANUARY 12, 2022**

1. Opening of the Regular meeting –

A. Mayor Murray called the Regular meeting of the Mayor and Council for the Town of Selbyville to order at 7:00 o'clock p.m. Also in attendance were Councilmen Jay Murray, Frank Smith, and Clarence Tingle. Councilman Richard Duncan was absent.

B. Mayor Murray led in the Pledge of Allegiance.

C. Presentation of the Minutes of the December 6, 2021, meeting by Mayor Murray. Councilman Smith made a motion to dispense with the reading of the minutes and to approve them as presented. Motion seconded by Councilman Tingle and carried by all.

D. Presentation of the December 31, 2021, bills by Mayor Murray. After review by the Council, Councilman Smith made a motion to pay all bills as presented. Motion seconded by Councilman Tingle and carried by all.

2. Due to the delay of our engineer, Jason Loar, Mayor Murray stated we would go back to the Resolution that is on the agenda when he arrives. Therefore, Mayor Murray proceeded with the meeting calling on the visitors in attendance.

3. Visitors in Attendance:

Mr. Jay Griffith of Mountaire stated they had complaints about intermittent odor coming from the plant during the week after Christmas. Minor adjustments were made on the exhaust fans and that seemed to help. This past week they have been noticing odors coming from the plant, especially in the afternoon. Upon investigation a leaky valve that was partially open was found and he feels that was the problem. They continue doing their checks two times a day. Councilman Smith has noticed an unusual odor in the last few days which he described as a sour smell. It didn't smell like manure as it usually does. It doesn't last long but it is noticeable. Mr. Griffith stated they feel they have found the issue and that it has been resolved. They are looking into something for next year to hopefully take care of the problem. Mr. Griffith also reported that Mountaire's Christmas for thousands went well. They finished the stacked stone in front of the plant, and it looks good.

Ms. Debby Hiob, a Community Club member attended the meeting to report the Youth Art Show has been moved to May and asked if the Mayor and Council would consider giving them a donation towards this event as they have done in the past several years. Councilman Murray made a motion to donate \$500.00 to the Community Club for this worthwhile event. The motion was seconded by Councilman Smith and carried by all. Ms. Hiob thanked the Mayor and Council for their donation.

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Since the town's engineer has arrived at the meeting, Mayor Murray referred to:

Mayor's Report and Comments under Item #2. Mayor Murray read the following:

**RESOLUTION AUTHORIZING THE ISSUANCE OF UP TO \$6,050,000.00  
MAXIMUM PRINCIPAL AMOUNT GENERAL OBLIGATION BONDS TO  
PROVIDE FINANCING FOR WATER TREATMENT FACILITY BACKWASH  
IMPROVEMENTS AND FINANCING FOR THE CONSTRUCTION OF A NEW  
ELEVATED WATER STORAGE TANK, SAID AMOUNT TO INCLUDE THE  
PAYMENT OF COSTS ASSOCIATED THEREWITH AND ESTABLISHING  
THE TIME AND PLACE FOR A PUBLIC HEARING THEREON.**

Councilman Smith asked Jason what size tank this project would include. Mr. Loar stated they are proposing to do a 1,000,000-gallon tank. Jason explained due to the growth potential and the irrigation systems it is easily justified. The Town Administrator, Stacey Long, asked why the original figures have increased. Jason stated that he and Councilman Duncan researched other tanks that were not that size and once they decided to go a bit larger the prices went up also. After consulting with the tank manufacturer about the prices and the numbers they were given might not even cover the previous construction costs. If that loan amount is not needed it will not be used but based on previous calculations the future impact fees will cover the cost completely. All water will be coming from the current water plant. Jason continued by stating as far as the backwash project is concerned, the State has been after the town for years to address the current backwash runoff. It is currently running into a ditch that goes into Maryland. This project is to collect that water on site, and it will slowly be discharged back into the sewer system so it will not discharge directly into the ditch. After much discussion Councilman Tingle made a motion to hold a Public Hearing on February 7, 2022, at 7:00 P.M. at the Selbyville Town Hall. The motion was seconded by Councilman Smith and carried by all.

5. Reports

A. Police Report – J. Murray

Councilman Murray reported there were 250 calls for service, fifty-three tickets, eleven arrests and the fine revenue for the month of November was \$1,873.91. Chief Collins reported the department is fully staffed at this time except for one that is out sick right now. The recruit started the Academy on Sunday and is doing well according to Captain Wilson.

B. Code Enforcement – S. Long

See report for the month of December. She reported the rental inspections have been discontinued until March due to the Covid situation.

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C. Water Report – S. Long

Due to the absence of Councilman Duncan Stacey gave the water report. See report for the month of December. We have one employee who attends school every Wednesday for the apprenticeship program, one out with Covid and another one out from surgery. Therefore, we are down to two employees at the current time. They have been terribly busy reading meters, doing rereads, taking care of any complaints concerning water.

D. Public Works – S. Long

Stacey also gave this report. The Public Works department continues doing the meter readings, repairing meters, doing locates for Miss Utility, cleaning catch basins and assisting in the water plant operations. The Christmas lights have been taken down. Mayor Murray complimented the whole department for an excellent job they did doing the snow removal throughout the town.

E. Recreation – S. Long

Stacey reported that when the weather clears up the town will move forward with the Pickleball Court project.

F. Sewer Report – F. Smith

See report for the month of December. Councilman Smith reported that the plant performed within the required permit levels for the month of December. He reported they are still having problems with the Shady Grove pump station. CES has been cleaning the station due to the excessive wipes that are coming in there. They need to be notified about the amount it is costing the town to take care of this problem. Stacey stated they are going to get a letter stating if this continues, we are going to have to recoup the cost of that. Jason has discussed issues with Bettina about several types of pumps that could be used to alleviate the problem with the pump stations. They investigated chopper pumps, but they are not as efficient.

F. Planning & Zoning – J. Murray

No activity for the month of December.

H. Industrial Park Report – C. Tingle

No activity for the month of December.

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I. Annexation Report – C. Tingle

Stacey reported we received an annexation request today for two parcels across from Lighthouse Lakes. It is approximately 169 acres. They are proposing an RPC project with single family lots and townhouses totaling 310 lots. She will forward this request to the town's attorney to get a resolution drafted for next month so it can be directed to the Annexation Committee.

J. Administration Report – C. Tingle

Councilman Tingle referred the Administration report to Stacey.

K. Administration Report – S. Long

Stacey reported that she has submitted a draft copy of the proposed budget to the Mayor and Council which they have not had time to review. Due to the increased cost from the supplier, she is recommending raising the trash and recycle rates 4%. The trash rate would increase seventy-two cents per month and the recycle rates would increase twenty cents per month and raising the water and sewer rates by 3%, the Business License rates from \$50.00 to \$75.00 and the Business Rental License from \$50.00 to \$75.00. She is also proposing an insurance cap rate to 80% which is currently 75%. She informed the Mayor and Council that we have been having a lot of Conditional Use requests recently which incurs attorney fees. Therefore, Stacey is recommending a \$150.00 Conditional Use fee to cover our costs. She explained that the transfer tax income will be utilized to help cover a new Public Works building that is being proposed, a new Public Works truck which we try to do annually between Public Works, Water and Wastewater, the Pickleball Court and new Christmas lights which we try to upgrade with new ones each year to replace some of the old ones.

In conclusion, a public safety impact fee is being proposed at the current EDU rate that is \$3,250 for water and \$3,250 for sewer for all new residential and commercial construction. Mayor Murray and the Council will review the draft budget and if there are any questions, they can meet with Stacey to discuss any concerns.

There being no further business to discuss Councilman Smith made a motion to adjourn the Regular Session and go into Executive Session to discuss personnel matters. Motion seconded by Councilman Tingle and carried by all.

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Mayor Murray adjourned the regular session to go into executive session to discuss personnel matters and thanked everyone for attending.

Respectfully submitted,

Deborah L. McCabe  
Secretary/Treasurer

**EXECUTIVE SESSION**