Town of Elkton
Town Council Meeting
August 17, 2020
7:00 p.m.

A Town Council Meeting was held on August 17, 2020 at 7:00 p.m., in the Elkton Area Community Center, with Mayor Joshua J. Gooden presiding.

Present: Mayor Joshua J. Gooden, Vice-Mayor Randell Snow, Council Member Margaretta Isom, Council Member Heidi Zander, Council Member Louis Heidel, Council Member Jay Dean, and Council Member Steve America.

Also Present: Town Manager Greg Lunsford, Town Attorney Nathan Miller, Chief of Police Dave Harris, Public Works Director Troy Shifflett, Project Director Gaither Hurt, Recreation Director Diane Johnson, Elkton Area Community Center Director Samantha Brown, Community Development Director Delores Hammer, Treasurer Clairen Sipe, and Deputy Clerk of Council Kim Shifflett.

REGULAR COUNCIL MEETING

Mayor Gooden called the meeting to order and the Deputy Clerk was asked to call roll. Council Member Dean gave the Invocation. All present were asked to join in the Pledge of Allegiance.

CITIZEN COMMENTS

Wayne Printz, 336 W. Washington, thanked Margaretta Isom, Steve America, and Jay Dean for their honestly and integrity in dealing with issues for the Town. Mr. Printz spoke regarding the Black Lives Matter protest. He had a copy of the permit application for the event and noted the applicant was from Harrisonburg and not from Elkton. He noted the demonstration was not peaceful, but filled with hateful diatribe about the Town's Police Department and attacks on certain individuals.

Mr. Printz reiterated his opinion regarding the unfairness of only allowing citizens three minutes to speak at meetings. He noted that he currently saw an appalling and manipulating hiring process that showed favoritism, scheming to delay raising rates and hiring a town assistant for the town manager until after the election. He noted a deceptive conveyance regarding brackets for the senior banners, an unpaid $6,000.00 vender bill for brackets, and a delay until after the election to announce how Council would pay for the millions of dollars it borrowed.

Church of the Nazarene – Rental Space at EACC

Pastor Terry stated that the Church of the Nazarene was interested in renting the meeting room at the EACC to be a church home starting February 2021. She grew up in the community and had been partnering with the Town on events for the past 6 years. It came to their attention about using the meeting room for their Sunday worship service, due to the size and kitchen availability. She noted that while meeting with community center staff regarding an upcoming cruise-in, she learned of the space availability on the other side of the building (Police Department space). She noted that with the COVID-19 pandemic, there was a need for housing for children. She was unsure if it would be an after school program or a day program.

CONSENT AGENDA

Vice-Mayor Snow moved, seconded by Council Member Dean, and carried to approve the Consent Agenda as amended.

YEAS: M. Isom, H. Zander, L. Heidel, R. Snow, J. Dean, and S. America

NAYS: None

VOTE: (6 – 0 voice vote) Motion carried

TOWN MANAGER REPORT

COVID 19 Update

Mr. Lunsford reported that the Town had been dealing with COVID-19 pandemic for approximately 5 months and all services had continued. He noted that Virginia was the first state to require a mandatory COVID-19 plan which was included in the packet. The training of staff was due by August 26, 2020. The Town was also required to have a written infectious disease plan by the end of September. The leadership team would be trained on August 25, 2020.

Treasury: CARES Act Funding

Mr. Lunsford reported the Town was awarded $149,000 from the Treasury CARES Act Funding. The money had to be spent by the end of the calendar year. Qualified expenses such as PPE, and laptops for staff working remotely were being reviewed. In addition, police cars, and a camera system and phone system for the Jennings House were also being reviewed as qualified expenses.

Special Projects: Jennings House Update

Mr. Lunsford reported the framing was almost complete in the Jennings House addition. The HVAC, plumbing and electrical rough in had started. The brick was almost completely finished on the outside. He noted that some concrete leveling might be needed in the Police Department. A possible move in date was the first week of October.

Public Works and Parks and Recreation: Projects Schedule

Mr. Lunsford presented Council with an Upcoming Projects Schedule for the Public Works and Parks and Recreation Departments. He noted the schedule was not finalized. The Town would like to get started as soon as possible on resurfacing the tennis courts, the dog park, and the walking path around Stonewall Park.

Public Works: Wastewater Treatment Plant Update

MEB Construction had started to mobilize in the area of the wastewater treatment plant phase 3 project. They requested a cattle fence be installed. Major construction would not start for another 2-3 months. Commonwealth Excavating would start next week.

Staff Reports

Mr. Lunsford presented the reports for the following departments: Treasurer's office, Public Works Department, and the Police Department. The Recreation Commission met last week and made the following recommendations: Move forward to resurface the tennis courts, the dog park, and the walking track. The Commission also recommended disc golf and to move forward with the proposed campsites. The tennis courts, dog park and walking path were budgeted. EACC memberships were down compared to last year due to COVID-19.

Staffing Update

Mr. Lunsford stated that the Town had three employment positions available; a full-time police officer, custodian, and front desk attendant. Gabby Dean, the Town's intern, had accepted a position in Richmond. She was a tremendous help to the staff, including writing the newsletter, and her involvement with the Appalachian Trail Certification. James Madison University had a human resource program that could possibly provide another intern to assist the Town.

Update on Campsites

Mr. Lunsford noted the Campsite Reservation Form and Rules and Regulations were included in the packet.

Campsites at Stonewall Riverside Park

Council Member America moved, seconded by Vice-Mayor Snow, to approve tent campsites at Riverside Park.

YEAS: R. Snow, and H. Zander

NAYS: J. Dean, M. Isom, S. America, and L. Heidel

VOTE: (2 – 4 roll call vote) Motion denied

Campsites at Elkton Boat Landing

Council Member America moved, seconded by Council Member Dean, and carried to approve campsites at the Elkton Boat Landing.

YEAS: J. Dean, M. Isom, S. America, and L. Heidel

NAYS: R. Snow, H. Zander

VOTE: (4 – 2 roll call vote) Motion approved

Review Proposals for 2005 Bond Refinancing

Mr. Lunsford stated that in 2005, the Town obtained a General Obligation Public Improvement Bond in the amount of $1.35 million to fund water and sewer to Pentecostal Hill. The sewer portion amount of $465,000 was refinanced with the USDA loan for the wastewater treatment plant. The $485,000 water portion of the loan needed to be refinanced. The Town prepared an RFP and received 4 proposals. Mr. Lunsford asked the Finance Committee to review the proposals at their next meeting on August 25, 2020, and make a recommendation to Council.

TOWN ATTORNEY REPORT

Town Attorney Miller reported the real estate closing between the Town and Superior Concrete would close on Thursday. Mayor Gooden would be in attendance to sign.

COMMITTEE REPORTS

Streets and Sidewalks (H. Zander)

Council Member Zander reported on the meeting regarding the Greenway Project. She noted they were working on a master plan in Elkton for infrastructure, sidewalks and greenways. Funding was scarce to nonexistent, so the project would be delayed another year. It would still be beneficial to discuss an infrastructure plan.

Public Health, Safety & Ordinances and Planning Commission (M. Isom)

Council Member Isom noted the August Planning Commission meeting was canceled; the next meeting would be September 1, 2020.

NEW BUSINESS

Rental Space at EACC for Church of the Nazarene

Council Member America moved, seconded by Council Member Dean, and carried to approve the rental space at the EACC for 7 hours every Sunday to the Church of the Nazarene at a rate of $1,500 per month.

YEAS: J. Dean, M. Isom, S. America, and L. Heidel

NAYS: R. Snow, H. Zander

VOTE: (4 – 2 roll call vote) Motion approved

It was determined that Council would hold additional discussions regarding rental of the Police Department space before making a decision.

Set Purchase Price for Certain Town Owned Alleys

Council Member Dean moved, seconded by Council Member America, and carried to approve the sale of town alleys at $3.50 per sq. ft. for commercial, $2.70 per sq. ft. for residential with an annual review.

YEAS: M. Isom, H. Zander, L. Heidel, R. Snow, J. Dean, S. America

NAYS: None

VOTE: (6 – 0 roll call vote) Motion approved

MAYORS BUSINESS

Mayor Gooden stated he had been speaking with the state about historic designation for a few buildings in Town. He noted some private property owners were working to have their buildings designated in order to benefit from tax credits. The Jennings House was in the process of being reviewed and designated as a historic building also. The Appalachian Mural Trail was moving forward; with an annual $150.00 fee to participate. The Rockingham County Small Business Grant was closing on Friday.

MEETING ADJOURNED

Council Member Dean moved, seconded by Council Member America, and carried to adjourn the meeting.

YEAS: M. Isom, H. Zander, L. Heidel, R. Snow, J. Dean, and S. America

NAYS: None

VOTE: (6 – 0 voice vote) Motion carried

Mayor: Joshua J. Gooden
Joshua J. Gooden

Recorder: Denise R. Monger
Denise R. Monger, Clerk