

COMMISSIONER'S MEETING
NOVEMBER 9, 1992
7:00 P.M.

Meeting was called to order by President Slater.

Minutes of last meeting were approved and dispensed from reading by Commissioner Torbert. Second by Commissioner Crockett.

Roberta Kellett was introduced as the new Town Clerk, effective on November 9, 1992. She looks forward to serving the Town of Bridgeville.

President Slater motioned for discussion & approval to be made on the 548C Sussex County Building Code in its entirety. Motion was made by Commissioner Torbert to approve the building code. Second by Commissioner Royal. Copies of the ordinance will be made available to the public.

First reading was made of a new ordinance providing rules and regulations pertaining to the public use of sewers in the town of Bridgeville. Due to the extensive content of the ordinance, copies will be made available to the public.

Joe Conaway is requesting the town to submit a letter to the Zoning Board in response to his proposal to change the land owned by Ruth & Thurman Adams from - AR to C1 - zoning. Motion was made by Commissioner Crockett to approve change in zoning. Second by Commissioner Torbert; Commissioner Royal added to the motion by suggesting a notation be made in the letter to state that the approval of said zoning would be a potential annexation.

Commissioner Royal expressed concern about the Town's alleys & streets. He asked the people of the town to take notes of their suggestions on which areas needed repairing.

Town Manager, Handley Orr reported that the Police department has applied for two Grant loans.

- 1.) A Drug Grant - in conjunction with the State of Delaware for \$ 13,000.00.
- 2.) State Aide Grant for local law enforcement, for \$ 3,302.65 to buy the following:
 - a.) Updated Radar Unit
 - b.) An additional mobile vehicle radio
 - c.) \$ 375.00 for a 9mm & shotgun recertification
 - d.) Vehicle equipment, rechargeable flash lights, and several boxes of latex gloves.

Mr. Orr also received a letter from Bruce Roger, regarding the Bayliss property. Mr. Rogers suggests that the Town make arrangements and/or put out bids to have the structure demolished by December 20, 1992.

Commissioner Crockett had no report.

Commissioner Torbert - Water Report - 3,182,000 gallons pumped - two leaks repaired.

Commissioner Royal had no report.

Citizen's Priveledge: Mr. Cina inquired if there were any pending amendments to the present building codes. Mr. Cina question was answered no. However the Council will resource the current rules and regulations set up by the present building codes and it was suggested that any changes or adjustments be forward to the State Board of Adjustments. Also at this time all Developments must meet with the Building safety codes.

Mr. Cina asked about the trash cost & pick-up scheduleing. He was told a special meeting will be announced concerning this issue.

Daryl Tull had a question about the lack of approved bills in the meeting. He was advised that a report will be made available in 7 days. Mr. Tull asked about the Burning Ordinance. He was told the State had most of the rules & regulations, and any other information concerning the boundaries of burning leaves.

Mr. Tull's final question was made concerning the Delmarva Rural Mininstryes' Development; no correspondence was available at this time.

William Flynn questioned about the new water sewer project. he was told that there will be a special meeting held November 17. 1992, at the Fire Hall concerning this Referendum.

Motion was made to adjourn the meeting by Commissioner Crockett. Second by Commissioner Royal.

Respectfully Submitted,

Charles Royal
Secretary

PUBLIC HEARING
2nd HEARING
PROPOSED WATER & SEWER IMPROVEMENTS
NOVEMBER 17, 1992
7:30 P.M.

Meeting was called to order at 7:30 P.M. by Town Solicitor, Bruce Rogers, who acted as moderator for the meeting.

Commissioners present were: Robert Slater, Charles Royal and Gene Crockett.

There were 43 people present.

Mr. Rodgers explained the agenda and ground rules for the meeting. He also said copies of the minutes of the 1st Public Hearing would be available at the Town Hall. Everyone here would have 10 days to write in any comments or suggestions.

There are two parts to this meeting:

1. The Technical Aspects for water/sewer lines.
2. After presentation, people attending meeting may ask any technical questions they may have.
3. If anyone has comments or suggestions to make they must be signed in to do so.

President Slater gave Albert Rizzo's regrets that he was unable to attend meeting tonight.

Mr. Rogers introduced Hans Medlarz of Davis, Bowen and Friedel who gave a 2 part presentation of the reasons for the meeting. Mr. Medlarz said the Safe Drinking Water Act will require safe drinking water which the Town would have problems meeting the requirements.

Paving on Main St. has been put on hold by the State because of needed repairs of water/sewer lines on this Street. Dept. of Transportation does not want to pave and have it torn up for repairs from leaks.

Mr. Medlarz said we also have aggressive water supply causing rust-discoloration, bacteria, etc. in the water now.

Also he informed the people that final application was made to FmHA. There will be a grant portion and a loan portion.

There will be an 8" and a 10" main looping along the following streets:

- A. Main St.
- B. Church St.
- C. Oak St.
- D. Railroad Ave.
- E. Sussex St. Extended taking in consideration of suggestions of several people at last meeting.

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8" and 10" cross connections will be made on Cedar St., Market St., and Laws St.

Every residence will receive new water service line, new corp stop connection, new meter and meter setter. It will be recommended that each homeowner put new lines from meter into house to get maximum efficiency. About 30% of services have been done already. New hydrants in some areas will be installed. Very few hydrants will be replaced which was a concern of Mr. Gilefski at last hearing.

There will be administrative and legal costs involved; interest during construction, all costs totaling 2.17 million dollars for improvements to water lines.

Mr. Duncan of Rural Water Association said problems with our aggressive water and erosive problems would be discussed.

Representative from Dept. of Health & Services spoke on the disinfection rule that started in Sept. of 92 and will be a formal proposal to Congress in June of 1993. This will become law in 1995. The Town's water is being disinfected with chlorine. Samples are being taken for lead and copper. The samples are showing elevated levels. Bridgeville will be required to make 20 tests on a quarterly basis. Right now Bridgeville would not pass new law. Samples are now taken at the well heads, in 1993 they will be taken in kitchens, baths, etc. and will not meet guidelines.

Town now meets standards within limits but with new standards they will not.

New lines will run between Elliott and Church St.

Dept. of Transportation said they only allow emergency repairs after they pave Main St. There are some corrections to be made on Mkt. St. also as there are plans for paving it too.

Mr. Medlarz said we would tie into lines on John St., Railroad Ext. and Church St.

The floor was then opened to questions on technical aspects.

Mr. Slater - was concerned about people inquiring from him about water pressure. He feels there are misconceptions. Mr. Medlarz repeated that everyone would get a new meter, corp stops, etc. but the homeowner would still have to replace lines in own house to get maximum efficiency.

Mr. Cina - wanted to know over what period of time would lines have to be replaced such as in his house which is not too old. Mr. Medlarz answered that it would be homes with mostly metal pipes - not PVC tubing.

Mr. Arrington - at first meeting you said new line would go

from Jacobs to Church St. Tonight you said it would be from Elliott's Drive to Church St. Which one is right? Mr. Medlarz replied it was from Jacobs to Church St.

Mr. Nichols - had many technical questions that were answered by Mr. Medlarz.

Mrs. Correll - wanted to know if anything would be done on Elm St.. Mr. Medlarz said it already had a new 8" service line.

Dave Speicher said he felt that we would be required by the Federal Goverment to do this regardless, so he feels we should go ahead and do it while the possibility of getting a grant exists. It is better to do it with a grant than without one.

Norman Powell - said that President Elect Clinton has come out with a first 100 day infra-structure money to be increased. Would there be a possibility of getting more money. Mr. Medlarz sais he had read this also-that there was a possiblity of more money being pumped into HUD, FmHa, in existing channeled programs. We should take advantage of this infra-structure, but we need an established need and get project underway within 90 days.

Mr. Medlarz went on to Part 2 - Why do we need to upgrade the Sewer Plant and system.

DNREC said that Congress had passed the Clean Water Act and sewer plants would have to comply with the limits of the discharge into the upper reaches of the Nanticoke River. Certain limits must be met. Treatment plant operators must be able to meet the qualifications required. The present plant was upgraded five (5) years ago. The flow capacity has the potential of 800,000 gals per day. 200,000 gals a day are going through. We have had 13 effluent violations in the past (3) years with the possibility of a 1,000 a day fine. The Town has entered in an Consent Agreement with the State that the fines will be set aside if improvements are done.

Mr. Medlarz said more money could be made if we accepted more septage accounts. Mr. Medlarz elaborated on the Collection System:

1. On Main St. the lines were originally designed for both storm water and sewage to flow through same lines. They are now separated and should be downsited.
2. Very few clean-outs to Main St. There would be new clean-outs at every house. New laterals on Main St. to properties. This would help to clear up stopped up sewer lines.
3. Televise sewer lines.
4. Engineer for inspection

Open discussion on sewer lines:

Mr. Nichols - asked if replacement of sanitary sewer on Main St. been taken in account. The question was asked about new lines on the Federalsburg Rd.

Mr. Medlarz said easements would have to be obtained from each property owner on the Federalsburg Road.

Mr. Nichols - said pipe is cheap but digging is expensive. Mr. Medlarz agreed. Mr. Nichols said why not do Market St. now?

Mr. Medlarz said the lending agency has already made cuts on application. They will only loan what they feel the community's ability is to repay loan. They go by 1% Medium Income of Bridgeville based on 1980's census. This is considered to be \$13,000 per household. Therefore they say a person should be able to pay 1% of income for water and 1% of income for sewer service.

Mr. Medlarz then presented Mike Magee of Davis, Bowen and Friedel who explained the annual rates for sewer/water charges for Bridgeville and the comparison of other Town's charges. He also showed the decrease in bill if more people came on line.

It was asked if you could have a meter put in to water flower, lawns and wash cars. The Commissioner said it has been considered but no action taken yet. It would cost approx \$350 plus user fee and Cost of meter to do this.

Mr. Cina - feels when we submit figures for the referendum we should give a definite one so the people will know exactly what they are voting for.

Mr. Slater remarked that we could set a cap on the borrowing at the referendum.

Mr. Rogers said information would be available at the Town Hall. Rates could be seen or given over the phone prior to referendum.

Public Comments:

William Flynn - said he had sewer problems at his residence on N. Main St. Can new lines be extended. Mr. Medlarz said his problem could be taken under consideration.

Mr. Cina - Suggests before going to referendum that specific amount - double, triple or whatever, be given to public. This is what they want to know. Also what kind of impact will it make with a possible shopping center or new homes - will it make rates go down.

Mr. Slater said he felt we had let the people know with two mailings and two meetings. It has all been explained.

Mr. Medlarz said he wished we could state exactly the rates but can't. It is not that simple.

Mr. Cina also wanted to know how long project will take. Mr. Medlarz said we had to meet 1993 Safe Water Act in 1994 - lead and copper - 1995 disinfection. Give or take six month. Funding can become available either in April or November possibly a year before money comes in if we are in compliance with above.

Mr. Nichols - Goverment says we must comply. Need to do construction now. Cost will not go down but go up. You say that part of sewer system is bad. Goverment says we cannot do it all at one time. Is there someway to come up with an answer to this so we don't have this happening every five (5) years.

Mr. Rogers again said the public could make comments for 10 days after meeting through the Town Hall.

Pres. Slater said he was glad to see everyone that was here. That a mandate was coming down from Goverment in June, 1993 so we would have to do something. Also Sussex County Council is talking to us about tiening into our sewer system which could help keep the cost down and has potential of reducing rates. Mr. Slater said he knows it is going to be a burden to some, but there are ways of helping low income and elderly people.

Mr. Slater said a tentative date December 19th has been set for a referendum vote.

Meeting was ajourned at 10:00 P.M.

Respectfully submitted,

Mildred B. Pusey
Secretary

ORDINANCE NO. 548C

PASSING OF THIS ORDINANCE TO ADOPT SUSSEX COUNTY BUILDING CODE FOR CONDEMPTION OF BUILDINGS WITHIN THE CORPORATE LIMITS OF THE TOWN OF BRIDGEVILLE.

WHEN A STRUCTURE IS FOUND BY THE CODE OFFICIAL TO BE UNSAFE, OR WHEN A STRUCTURE OR PART THEREOF IS FOUND UNFIT FOR HUMAN OCCUPANCY OR USE, IT MAY BE CONDEMNED PURSUANT TO THE PROVISIONS OF THIS ORDINANCE AND MAY BE PLACARDED AND VACATED. SUCH CONDEMNED STRUCTURE SHALL NOT BE REOCCUPIED WITHOUT APPROVAL OF THE CODE OFFICIAL.

BE IT SO ORDERED THAT THIS ORDINANCE WAS PASSED 9th NOVEMBER, 1992 BY THE PRESIDENT AND COMMISSIONERS OF BRIDGEVILLE.

Ralt D. Shatto
PRESIDENT

10/12/92

FIRST READING

Charles Royal
SECRETARY

11/9/92

SECOND READING

Hadley J. Orr
TOWN MANAGER