

# Mayor and City Council of Cumberland

## WORK SESSION

City Hall Council Chambers  
57 N. Liberty Street  
Cumberland, MD 21502

Tuesday, October 5, 2021  
5:30 p.m.

**PRESENT:** Raymond M. Morriss, President; Council Members: Richard Cioni, Eugene Frazier, Joe George, and Laurie Marchini

**ALSO PRESENT:** Ken Tressler, Interim City Administrator; Marjorie Woodring, City Clerk; Robert Smith, City Engineer

### I. PUBLIC MEETING AGENDA REVIEW-OCTOBER 5, 2021

Mayor Morriss reviewed the Reports and Minutes, and called for questions or comments. Being none, Mr. Tressler reviewed the New Business Resolution and Ordinance:

**Resolution No. R2021-06** - granting a property tax credit for the Cumberland Outdoor Club for the tax year 2021-2022.

Mr. Tressler advised that specific non-profits are granted the ability to request a tax exemption.

**Ordinance No. 3901** (*1<sup>st</sup> Reading*) - Accepting bids for the purchase of six (6) parcels of property offered for sale through the "2021 Request for Bids - Surplus Property Round III" bid process, and authorizing the Mayor to execute deeds effecting the transfer to the successful bidders.

Mr. Tressler advised that there were 18 properties on this list, and 7 were bid on, with 1 property being held out due to needing to be declared surplus first.

Mr. Tressler reviewed the Orders on the Consent Agenda:

**Order 26,881** - authorizing the Police Chief to accept an FY22 Maryland Highway Safety Office Project Agreement Traffic Safety Grant in the amount of \$3,000.00 for police OT, concentrating on DUI reduction and occupant protection.

Mr. Tressler noted that the Cumberland Police Department does an excellent job in finding grants to help pay for operational costs.

**Order 26,882** - appointing Rhonda Roy to the Cumberland Housing Authority for a five (5) year term to be effective October 31, 2021 through October 31, 2026.

Mr. Tressler advised that the City appoints board members to the Housing Authority, but does not have operational oversight. He added that they are appointed by the recommendation of the Executive Director of the Housing Authority.

**Order 26,883** - authorizing the Mayor to accept a deed from Northbranch Properties LLC for a certain parcel of real estate to be used to relocate Riverside Avenue, and accepting said parcel of land into the City's infrastructure and declaring it to be public right-of-way.

Mr. Tressler advised that this deed is for the loop road that goes around the Grow West facility, and said this order is associated with the road closure regarding the Grow West expansion that was approved earlier this year.

**Order 26,884** - appointing Councilman Joe George as the ex-officio member to the Cumberland Planning and Zoning Commission.

Mr. Tressler advised that City Code stipulates that a member of the M&CC to be designated a non-voting member of the commission.

**Order 26,885** - approving L/B Water Service, Inc. as the sole source vendor for the purchase of water meters and smartpoints for FY22 and approving FY22 purchases of this equipment in the amount not to exceed \$170,000.

Mr. Tressler advised that the City standardized on this equipment many years ago and said this is associated with the cross-connection program where old meters are replaced with new meters that have smartpoint devices and backflow preventers.

**Order 26,886** - accepting the proposal from Kiddy's Contracting for the "2021 Fall Tree Removal, Pruning, Stump Grinding Project" (17-21-M) in the estimated unit price of \$43,750.

Mr. Tressler advised that this was a public solicitation, with Kiddy's Contracting having the lowest price.

**Order 26,887** - authorizing the execution of Change Order No. 2 for City Project "Replacement of Bridge A-C-06 on Baltimore St. Over Wills Creek" (9-18-BR) to amend the original contract of cost share agreement with the Allegany County Government for invoices pertaining to the Final Design Services, with the County paying MDOT directly and seeking reimbursement from the City for its cost share portion estimated at \$3,892.65. This Change Order will increase the total reimbursement request to \$123,647.25, which is 20% of the estimated project cost of \$618,236.26.

Mr. Smith advised that this relates to some changes during the design process to look further into street lights at the site, additional permitting, survey for borings, and items that were outside the scope of work at the original bidding.

**Order 26,888** - authorizing the Mayor to execute a letter to the US Army Corp of Engineers, Baltimore District, and the MD Department of the Environment, Water and Science Administration, advising that the City of Cumberland, for the purpose of the Potomac River Mitigation Bank Project, accepts the ownership of the Cumberland Dam under the Blue Bridge, to allow for the dam to be removed.

Mr. Tressler that this is an early step to get the proposed River Park Project moving forward.

**Order 26,889** - appointing Jeffrey F. Silka as the City Administrator for the City of Cumberland effective November 1, 2021.

**Order 26,890** - authorizing execution of an Employment Agreement with Jeffrey Silka for the position of City Administrator to be effective November 1, 2021, for a 3-year term, with automatic one-year renewals thereafter, contingent upon terms of the agreement.

**Order 26,891** - declaring 130 Polk Street (Tax No. 14-001255) as surplus property and authorizing it for sale through a closed bid process.

Mr. Tressler advised that this property was included in the Surplus Property Sales Round III, and said that City staff inadvertently forgot to declare it surplus, so this order fixes that issue.

## **II. MAYOR AND CITY COUNCIL UPDATES**

Councilman Cioni advised that discussions about the skatepark took up the entire time at the Parks and Recreation Board meeting last night. He stated that Lee Borrer was in attendance, and echoed what City Engineer Robert Smith had advised about JC Field being a flood plain. He said she questioned whether putting the skatepark there would be acceptable for federal money, like ARPA money.

Mr. Tressler advised that they would have to go through the application process to get approval. Councilman Cioni stated that there was a lot of discussion as to whether that site would be more prone to vandalism, given its isolation. He added that he thinks the Parks and Recreation Board would like information to be compacted and in a consistent fashion, if the City wants the board involved at all.

Mayor Morriss stated that any time there are various groups involved, there is the chance of a communication gap, with rumors on top of everything else. He added that there are pros and cons to any location, and said it comes down to what the City thinks serves the community the best.

Councilman Cioni discussed possibly losing the ball field, saying if it's decommissioned, Girls' Softball would be the loser.

There was discussion about keeping the field and adding the skatepark to things already there. Mr. Smith advised that they wouldn't be able to keep the basketball court, and also build the skatepark. He said that field floods fairly regularly, and said it may be suited to another use. He said he spoke with MDE about building the park in the flood plain, and they thought it was a good use of the land, although there would be hoops to jump through. He said he just needs to know the final location, so he can do his due-diligence.

Mr. Smith added that Spawn Ranch will design the skatepark, with someone else designing the site. He said that would have to be factored in, as Engineering does not have the time. He added further that the skatepark could not be built towards Dry Run, which he advised is in the "flood way". He said it would have to be at the infield area.

There was discussion about the Jaycees being in for things like lighting, and cameras for security, with the Mayor advising that the Jaycees have said they would contribute.

There was discussion about Mason and Jaycee fields both being in a flood plain, and about the new Allegany College field and the City's agreement to share it. There was also discussion about maybe having an agreement with the BOE to share the new Allegany High School field. Braddock was mentioned, with Councilman Cioni saying it was in rough shape, and is also a BOE field. He also asked if it would be alright if the skatepark's lady spokesperson could attend Parks and Recreation Board meetings, with Mayor Morriss saying yes, she should be invited to tell their side of the story.

Councilman Cioni advised that Let's Beautify Cumberland was going great, saying the group works hard. Mayor Morriss advised the both he and the Councilman were in attendance, said it was a good meeting, and said LBC is the true foundation of taking care of the City.

There was discussion about firefighter Kelly Frye's passing, with the Mayor advising that Interim Fire Chief will be at the public meeting to say a few words. The Mayor commended all the VFDs for coming out in force to honor firefighter Frye. Councilman Frazier advised that he will read a poem he wrote about heroes.

### **III. ADJOURNMENT**

With no further business at hand, the meeting adjourned at 6:00 p.m.

Respectfully submitted,  
Marjorie A. Woodring  
City Clerk

Minutes approved January 18, 2022\_\_\_\_\_