

**CITY OF NEW CARROLLTON MINUTES
COUNCIL WORKSHOP MEETING
MONDAY, JULY 18, 2022**

The Council Workshop Meeting was held at 7:00 p.m., on Monday, July 18, 2022, as a virtual meeting. Attending were Chairperson Cynthia DB Mills; Councilmembers Allyne Hooks, Katrina Dodro, and Briana Urbina; Mayor Phelecia Nembhard; City Administrative Officer Latasha Gatling; Assistant City Administrative Officer Michael McMahon; Major William Everts; Director of Public Works Andre Triplett; Chairman BOE Charles Davis; Information Technology Administrator Andrew Facey; and City Clerk Araceli Guzman Benitez.

1. CALL TO ORDER

Chairperson Mills welcomed everyone and called the Workshop meeting to order at 7:05 pm.

2. REPORT OF THE MAYOR AND ADMINISTRATION

Mayor Nembhard referred to Acting Chief of Police William Everts for his report.

Major Everts began stating his name, rank. He stated that the Chief is currently out due to health issues and that he invites everyone to National Night Out event on August 2 from 5:00 pm to 8:00 pm; stats are not available due to different issues.

Director of Public Works Triplett stated that there were two major storms in the city. The city did not sustained great damage. The Turner Field was full of fallen trees from properties along Cathedral Ave. Crews were out there Tuesday night to removed fell trees and limbs from the streets and driveways. Wednesday through Friday, crews were removing the limbs and debris from the street and the curb area. Saturday two trees fell on Fountain Bleu Drive. Sunday large limbs fell on 86th and Fremont. Crews will be clearing debris from the parks, fields and tree-boxes. On Wednesday, July 13 the Town of Berwyn Heights made a mutual aid request to assist with debris removal, a second request was made; aid will be provided to Berwyn Heights which was slammed by the storm. Lamont Drive was milled and paved, from Lamont Terrace down to Topton Street; the work was related to the repairs performed by WSSC, at the end to 2021. Stats for the month of May and June: Call -a- Bus Riders for the month of May 65; for the month Of June 71. Bulk pick-ups: May 325; June 398. Vehicle in for service: May 12; June 9. Potholes: May 32; June 20. Sump-Pump: May 2; June 1. Trees trimmed May 95, June 165. Trees removed May 7; June 9.

City Administrative Officer Gatling was called on to deliver the administration's report. Ms. Gatling stated that the city received a few grants: We received the Solar Grant for the solar panels on the roof. A grant for Frenchman's Creek to repave the streets and sidewalks in the amount of \$398,000, was received. Another grant from Urban Trees to plant 100 trees for \$51,000.

Mayor Nembhard concluded by stating that officially there is a new clerk in place and that is Ms. Araceli Guzman. Storm damage throughout the city was not a whole lot. There were a few trees that were down but Andre and his crew as well as the police officers responded fast to take care of it. There is a new 988 suicide and crisis lifeline, if anybody is experiencing difficulty may dial 988. There are many complaints about loud modified vehicle exhaust, they had a meeting with College Park and they have an ordinance to modify and place signs of loud exhaust prohibited;

we are going to move forward with the Maryland State Trooper's sign language both in English and in Spanish. Reminding everyone about the Food pantry will continue with Lindaben Foundation Inc. Ebenezer church annual back to school fair will be July 30, 2022 all are welcomed. Wires down during the storm, residents are responsible to notify PEPCO or Verizon. 85th Avenue, there are no-parking signs up and it is being enforced. HR has required trainings to keep us in compliance. Statewide general election is coming up tomorrow, just reminding everyone to vote. Lastly, she mentioned about the money the city received from district 22 to be used at the Harland Street property.

3. **COUNCIL QUESTIONS/COUNCIL ANNOUNCEMENTS**

Councilmember Mills shared that on Saturday the 22 the Mayor will be speaking to Women of Distinction.

Councilmember Urbina asked a question about storm drainage and storm water in the streets.

Andre Triplett answered to Councilmember Urbina's question that the CWP lowered the Carrollton Parkway branch as far as the side streets it depends how much water. Currently trying to do improvements on some of the drainage areas.

Councilmember Urbina thanked Mr. Triplett and followed to invite everyone to go out and vote.

Councilmember Dodro asked Public Works about WSSC's patching and tearing up the streets, lose gravel and lose asphalt were left over on Gavin Street; she mentioned that a large white truck is parked on the intersection of Adrian and Gavin Street, thought to be part of WSSC to have the police or Public Works look into it. She requested an approximate time to replace trees that came down during the winter.

Councilmember Dodro addressed the Mayor about an ordinance on noises from exhausts on cars; she advised that it is a legislative duty and followed to ask if the Mayor is requesting that the council make an ordinance.

Mayor Nembhard responded to Councilmember Dodro that an ordinance will be drafted and will be brought to the council; it is something that requires attention and action.

Councilmember Mills reminded everybody about the upcoming election to replace Ms. Sarah Robbins. She followed to advise residents to report fallen trees instead of moving the trees.

Andre Triplett responded to Councilmember Dodro that he will contact WSSC; the trees that were removed in late spring from in front of her house will be replaced next spring.

Councilmember Urbina asked a question about a list of candidates seeking election to replaced Ms. Robbins.

4. **COLLECTIVE BARGAINING AGREEMENT (FOP)**

Ms. Latasha Gatling stated that a few years ago the police department was allowed to form a FOP union; we have the first collective bargaining agreement that both sides have agreed on; it does have to be approved by the council. According to the charter, the collective bargaining is to be done between the FOP, City Administrative Officer as well as a designee the Chief. We had

several meetings to get to the place of an agreement, which both sides agreed. It is being brought forward to the council to vote on.

A discussion followed: Councilmember Hooks asked a question about the Collective Bargaining Agreement; she does not agree on the night differential of \$2 dollars an hour. Ms. Gatling stated that, it might be a number that they already get; Mayor Nembhard stated that they get \$1 dollar an hour for night differential and that the request is to bring it up to \$2 dollars. Councilmember Urbina asked a question about the changes of the agreement.

Ms. Latasha Gatling responded that the changes are on page seven; the changes in terms on salary for wages, year one effective July 1 raised the minimum salary for police officer \$56,019. All employees received a 4.7 increase, which is a combination of COLA as well as a step; for year two, the minimum regular rate for an officer is \$57,144. In addition, they will get 2.5 % step increase; in year three a minimum regular rate for a police officer coming in \$57,291. In addition, will get a minimum 2.5% pay increase. We raised the minimum because we were somewhat low.

Chairperson Mills had a question about how many hours they accrue per pay period and how many are they allowed to be carried over; Ms. Gatling responded that the leave falls in line with the City's policy but there were no negotiations on that.

Ms. Gatling highlighted that one of the things that was agreed upon is that the City along with the FOP will do an actual study of the pension system. The City has agreed to put forth \$10,000. Dollars towards the study, anything else outside of that, the FOP will have to put that money up this is because they want to join LEAP's the State of Maryland's Law Enforcement.

Ms. Gatling mentioned that the study is to be concluded on or before June 30, 2023, that the first step is to get it approved before going forward with the study.

Councilmember Urbina gave clarification that it is required to do a budget amendment to approve this money and asked if the study is not concluded before June 30 then what happens with the money; Ms. Gatling stated that the money is not allocated in the budget and that if they request those \$10,000, yes the City would have to do a budget amendment.

Ms. Gatling stated that the City would have to initiate the study but that they are only committing \$10,000. Dollars.

Mayor Nembhard answered a question about accrual of hours. As of right now the officers and all staff cannot carried over a balance of over 240 vacation hours, and 100 of comp-time for the police officers and 40 hours for the non-sworn officers. Moreover, that there is a policy of use or loose hours by June 30 of each year.

5. FOOD WASTE COLLECTION PILOT PROGRAM

Mr. Mike McMahon explained that in the council pocket there is a memo and a program guide for food waste collection pilot program. The program was modeled after many municipalities in Prince George's County. The program is becoming more popular because the Prince George's County western branch organics composting field is now accepting organic kitchen waste in the regular yard waste stream; this is a significant change, meaning that we do not have to hire a separate company to collect the yard waste as it can be put out with the regular yard waste. I

modeled this program and we had conversations about it, is a pilot program to the first 100 households that register. We would have to purchase containers and I did contact a company called ECOSAFE that does supply these containers to other municipalities. They supplied 2-gallon container 6-gallon tote that goes out to the curb and compostable bags, they sent the containers that are on display on one of the cases in the Municipal Center. I have a program guide draft attached. I did get a quote from ECOSAFE on those first 200 containers and the bags cost \$3,719.00.

Councilmember Dodro complimented the program and had a question about how long would it be a pilot program before we decide if it is successful.

Mr. McMahan answered that it all depends on the response and those 100 spots get taken up and get utilized than it could be brought back to City Council within a year and that 100 households will cost close to \$4,000.00 dollars but there is no specific date.

Councilmember Urbina had a question if there would be community education to show residents on how to do this so that they can get involved.

Mr. McMahan answered yes that ECOSAFE has literature that we can use and customize.

Chairperson Mills stated that there will be a demonstration on the event of August 2.

Councilmember Dodro suggested that it should become a traveling display and that the library can be a good place to hold a display.

6. HOME IMPROVEMENT ASSISTANCE PROGRAM (ARPA)

Mr. McMahan stated that the ARPA funds that we received is a little over 8 million dollars from the American Rescue Plan Act money; we spent the past year looking how to spend this money. We had workshops, we did a survey, we talked to people, and we worked this through the budget process, which was approved. One of the first programs that was prioritized was the Home Owners Assistance Program and the Mortgage/Rental/Utility Assistance Program. In your packet, you have the two program guide applications. The applications came from the consultant Tom Himler of Thomas-Michael LLC., it was customized for New Carrollton. The Home Improvement Assistance Program is open for discussion. A \$25,000, limit per household, people do have to meet an income eligibility requirement or if they are located in a fault by Census strap, they will automatically qualify. A qualifying by Census strap is located in New Carrollton south-west of Riverdale and south of Annapolis Road, most are condominiums, will automatically qualify. The eligible use of these funds are listed: Roof, window, door, siding top coating, sidewalks, driveway, foundation, weatherization, HPAC, water heater, electric plumbing, led paint and led pipe remediation, water supply and sanitary sewer line replacements. These is a grant. We will require everyone who is eligible to enter into an agreement with the city. We suggested that we put a Clause that they will have five years to stay in their home not sell but if they sell their home then a portion of the loan will have to be repaid.

Councilmember Urbina asked a question about being able to demonstrate unemployment or reduction of income due to the pandemic, what are the dates that we are considering the pandemic, March 20 to what date. Mr. McMahan answered that through the federal guidelines the harm of the pandemic is not over yet and therefore there is no end date but that the funds must be spent by 2026. Councilmember Urbina asked if there is a fixed number of people to

pursue the funds and wanted to know if there is anything that prohibit undocumented people from applying for this funds; Mr. McMahon stated no and that there is a list of documents required to qualify.

Councilmember Dodro stated that these are federal funds and does it count as federal funds; Mr. McMahon stated that he would have to do a little more research but that people would have to own their properties. That he did not recall any guidelines prohibiting undocumented people to take advantage of the funds. Councilmember Dodro added that only 34 households will benefit from the funds due to the amount to be awarded and that she wants to make sure that more people should be helped.

Mr. McMahon stated that the money would be paid to the contractors directly. Councilmember Dodro suggested that they lower the amount to be awarded. Ms. Gatling suggested that we leave the amount the same. Mayor Nembhard added that there are applications from previous programs that are waiting to get help.

7. MORTGAGE/RENTAL/UTILITY ASSISTANCE PROGRAM (ARPA)

Mr. Mike McMahon stated that the next is the Mortgage/Rental/Utility Assistance Program. It is the same household eligibility requirements. Use of the funds are paid past due mortgage obligations by the homeowner, past due rental obligations by tenants and past due utility obligations per household. The City Council allocated \$750,000 dollars for this program, a limit of \$5,000. Per household was set. More than one application may not be submitted and payments are going directly to the vendor. When it comes to the rental program, the landlord would have to sign-off on this and agreed to it, and must agree to end certain actions e.g., debt collection or eviction process; if the landlord refuses then they are not eligible; on page 4, I have the program landlord certification form. Mortgage companies usually do not sign this type of agreement.

Councilmember Urbina stated that in DC many of the emergency rental assistance programs, there is usually a requirement that you can pay the rent going forward you should be able to get on your feet, and she asked if we are going to have a requirement to demonstrate income going forward. Mr. McMahon answered no; we did not include that clause. Mayor Nembhard stated that the Landlord certification form should stop future eviction process. Mr. McMahon explained that those programs at the state level make analysis to prevent people from falling behind again. Councilmember Urbina is requesting to add a provision in place; she would like to create a program that would help people get the income sufficient to keep their homes.

Councilmember Dodro shared the same thoughts with Councilmember Urbina to research more before moving forward to make sure they are fully prepared and to put this topic on August's agenda.

Chairperson Mills stated that she has two friends that own apartments. One of the friends received one whole year paid by the county, but eventually they fell behind. A discussion followed about this topic.

Mr. McMahon explained that he will have income criteria to the application and that he will have that updated at the August meeting.

8. OUTFITTING NEW POLICE CARS (NCPD)

Chairperson Mills stated that the next on the agenda is Outfitting the New Police Cars. Inside

there is a copy of the estimates and we agreed for them to buy the cars and would have to get them outfitted with radios and equipment; Councilmember Mills asked the Police Department if they are open to answer questions. Major Everts responded that he does not have answers at this time.

Chairperson Mills asked Councilmember Hooks if she has questions about the topic; Councilmember Hooks stated that she does not have any questions.

Councilmember Urbina asked for an explanation of the estimates. One of the pages says \$500,000. Councilmember Mills explained that equipment is required to revamp the cars. Councilmember Dodro stated that \$500,000 thousand is for the trucks. Major Everts stated that the total per vehicle is \$9,000.

Councilmember Dodro asked why there are multiple companies. Major Everts stated certain companies do certain things concerning the vehicles. Councilmember Dodro asked for the total. Major Everts responded that the total is \$9,197.38 X 5.

Mayor Nembhard explained that the procurement had three different estimates is to comply but \$9,197.38 invoice provides a more complete deal.

9. PURCHASE OF REFUSE TRUCKS (DPW)

Councilmember Mills stated that the next item on the agenda is the purchase of Refuse Trucks for DPW; an estimate is in the packet from Grant Turk Equipment Co., INC.

Councilmember Dodro asked if there are only two estimates, and if Grad Turk are the winner or MidAtlantic.

Director of Public Works Andre Triplett stated that yes Grand Turk and Mid Atlantic are two different companies, each one of these companies are piggybacking off the mobile refuse collection vehicle contract through Sourcewell a national procurement company. Grand Turk is the same company that we purchased the last two, they are the lower bid, and we had not had any issues with the last two trucks that we purchased from them. The turnaround time is a little bit under a year and the pricing changes very rapidly due to the amount of steel and to all of the things going on in the nation.

Chairperson Mills asked a question on who they will be voting on; Mr. Triplett made it clear that this purchase will come from ARPA funds.

10. SPECIAL ELECTION UPDATE (BOE)

Mr. Davis stated that on behalf of the Board of Elections, we now have three certified candidates for the open council seat and the Election to be held on August 10 with polls opening at 7:00 am closes 8:00 pm. We are moving forward and working with the vendor. A candidates night is not set up at this time, the City Clerk is still working to get that arranged. We are ready for the election on August 10.

Chairperson Mills asked a question about a list of candidates to run for election. Mr. Davis provided the names of the candidates: Ms. Raneda King, Mr. Lincoln Lashley and Mr. Ebenezer Obonna. Mr. Davis stated that the candidates are allowed to start advertising.

Chairperson Mills asked a question if there are mailing ballots available; Mr. Davis responded that this is not a mailing election but that there are absentee ballots available and that this is an in-person election. Mr. Davis explained that it was a short period to create a mailing election, he emphasized that there are absentee ballots.

Councilmember Urbina asked a question about the deadline to request absentee ballots. Mr. Davis added that she should contact the City Clerk. Mr. McMahon stated that the deadline to request an absentee ballot is the Friday before the election.

Councilmember Dodro stated that the City should start advertising the Special Election, to possibly use the electric signs to advertise, people had questioned her about the election. Mr. McMahon responded by explaining that the deadline to certify candidates was a week ago and that the past week the Ethics Commission and the Board of Elections went through the documents to certify the candidates. That the county will mail a voter notification card to all registered voters, and Araceli is working on a Special Election newsletter. Mr. Davis added that there is advertising going forward and we will use all mediums available from the City.

11. 4-CITIES AGENDA ITEMS

Chairperson Mills was trying to find out the new date of the 4-Cities meeting. Ms. Gatling stated that the meeting is coming up and Mayor Nembhard stated that Mayor Wojan from College Park stated that the 4-Cities meeting will be hosted by Berwyn Heights in person. That the meeting will be on the first week of August.

Chairperson Mills asked anyone if they had a topic for the 4-Cities agenda.

Councilmember Hooks asked what is on the 4-Cities agenda; Councilmember Mills answered that they do not have an agenda yet.

12. MEETING MINUTES

Chairperson Mills asked everybody to go over the minutes:

- a.) Council Workshop Meeting Minutes (June 1, 2022)
- b.) Council Workshop Meeting Minutes (June 15, 2022)

13. REVIEW OF PAID BILLS

Chairperson Mills asked everybody to review the bills:

Batch #1 (May 13, 2022); Batch #2 (May 20, 2022); Batch #3 (May 27, 2022); Batch #4 (June 3, 2022). Additional Bills: Batch #1 (June 13, 2022); Batch #2 (June 24, 2022); Batch #3 (June 30, 2022); Batch #4 (July 8, 2022).

14. PUBLIC COMMENTS – (RESIDENTS’ CONCERNS, AUDIENCE PARTICIPATION AND PHONE CALLS)

Chairperson Mills open the floor for public comments from residents of New Carrollton.

Resident Molline Jackson and six board members from Carrollan Gardens. We want to make an effort to attend this meeting more often because we are having some issues with criminal

behavior and the condominium association and we have residents too. The questions are pertaining the grants program and getting resources for the community and communication with the police department with the intention to be more active with community.

Chairperson Mills explained to Ms. Jackson that she will have to contact the administration with her concerns and that a number will be provided.

Ms. Johnson asked a question about the grants program and stated that the residents need help and training on the food waste collection program.

Councilmember Urbina asked a question about the Carrollan Gardens community room. Ms. Jackson stated yes that they have a meeting in the basement of 5410, and invited her to attend their board meeting.

15. REQUEST FOR FUTURE AGENDA ITEMS

Chairperson Mills asked a question about request of future agenda items. Councilmember Urbina would like to amend the charter and write ordinances to expand the electorate to include those who are not legal citizens of the United States. We have five cities in the State of Maryland who allow non-citizens to vote on municipal elections and she would like us to be number six. Councilmember Mills stated that it will be a long process and to go ahead and send the drafts. Mayor Nembhard confirmed that such topic would have to be voted by referendum.

Councilmember Dodro stated that such topic would have to be voted on.

16. ADJOURNMENT

There being no further business, Councilmember Hooks moved to adjourn the Council Workshop Meeting for Monday, July 18, 2022. Councilmember Urbina seconded the motion and all were in favor.

The meeting ended at 8:40 p.m.

Respectfully submitted,

Araceli Guzman-Benitez 
City Clerk

Adopted by the City Council on 8/17/2022.

Note: The official recording of the City of New Carrollton's Council Workshop Meeting of Monday, July 18, 2022, has been posted to the City of New Carrollton's website.