

MAYOR & COUNCIL
March 3, 2025
MEETING HELD IN-PERSON AND VIA TELECONFERENCE

Mayor Thomas A. Bauer called the regular scheduled meeting of the Mayor and Council of Delmar, Delaware to order at 7:00 P.M. This meeting is available to the public, in person with limited seating and via teleconference. In attendance were Vice Mayor Odell Jones, Council Members Todd Lanier, Mike McClure, and Matthew Waldman. Key Personnel: Town Manager Jeff Fleetwood, Chief Ivan Barkley, Clerk of Council, Vondell Spencer, and Student Advisor, Joey Morelli. Guests: Travis Martin, Vince Luca, Farrah Morelli, Will Kernodle, Mica Goehner, Bret Davis and Rodney Brown; via teleconference: Carson Williamson.

Mayor Bauer called the meeting to order, and Mr. Vince Luca led the Pledge of Allegiance. A quorum was established.

Mayor Bauer announced Council Member Lanier will be running late.

Mayor's Comments

Mayor Bauer congratulated Vice Mayor Jones for his selection as Citizen of the Year.

Mayor Bauer announced the Delmar Historical Arts Society is having a dinner March 22nd at Camelot Hall at 5:00 p.m. Contact Ms. Joy Smith at (443) 614-5179 for details.

Approval of Minutes

Mayor Bauer called for a motion to approve the Joint Council February 3, 2025 minutes as circulated. A motion was made/seconded (Waldman/McClure) and carried by a vote of 4 Ayes 1 Absent (Lanier).

Unfinished Business

None.

New Business –

Capital Transportation Program

State Representative, Tim Dukes discussed the Capital Transportation Program and discussed three options for Rt.54 and Stage Rd. and a timeline for each option. A discussion occurred.

Mayor Bauer called for a motion to suspend the meeting for public comments. A motion was made/seconded (Jones/McClure) and carried by a vote of 5 Ayes.

Ms. Mica Goehner asked in five to ten years what is the status of the town going to look like, is a

roundabout going to be effective at that time, does the town need to add more lanes to the area by WaWa because it is already congested, and should the town look at a bigger and better solution than a roundabout? She explained if it takes five to ten years for just a roundabout maybe the town needs to plan for something bigger than a roundabout. Mayor Bauer agreed with Ms. Goehner's explanation. A conversation occurred.

Mr. Rodney Brown suggested a roundabout because Delmar is growing and if a stoplight was the solution, it might cost \$2,000,000 and the town may regret it later. A conversation occurred.

Mayor Bauer called for a motion to close public comments and return to the regular meeting. A motion was made/seconded (Jones/McClure) and carried by a vote of 5 Ayes.

Mayor Bauer announced Delmar, Delaware is in need of an Annexation Committee. He said he will be appointing Vice Mayor Jones, Council Member Waldman, and Ms. Mica Goehner along with himself. He further said according to the Charter there has to be three members and they have 90 days to address the annexation of the property. Town Mgr. Fleetwood added there are two more parcels as of today; the property owners have approached Planning and Zoning Director, Twain Evanson. He further added one of the parcels are very close to the parcel that Mayor Bauer is aware of.

Student Advisory

Mr. Joey Morelli reported: 1.) Delmar has a new constable. Her name is Ms. Lisa Ogden and she just graduated from the Wilm U Constable Academy. 2.) The interim progress reports for marking period 3 will go out tomorrow. 3.) Marking period 3 ends on March 28th. 4.) Tenth grade will take the PSAT on March 12th, 11th grade will take the SAT on March 19th, and 8th and 9th grade will take the PSAT on March 26th. 4.) The Drama Club production of "Anne" will be on March 14th at 7:00 p.m. and March 15th at 1:00 p.m. and 7:00 p.m. Tickets are \$8.00 for students and senior citizens/adults \$10.00. 5.) Delmar PBA students placed at the state conference and will move on to nationals. 6.) Congratulations to Coach Odell Jones on his Delmar Citizen of the Year Award. 7.) There has been a change to the school calendar making March 10th and May 23rd full instructional days and the senior's last day is now May 30th. 8.) Students will not attend school on March 31st because it is a "Teacher Grading Day". 9.) Delmar wrestling competed in the DIAA Individual Wrestling State Championships and Jaz Snead won 2nd place and Teddy Egolf won 6th place. The team wrapped up their season with a 3 and 5 record. 10.) Boys' basketball season finished with a 7 and 13 record and the girls' basketball finished 11 and 9. 11.) We are now starting spring sports season.

Committee Reports:

Police Chief's Report – The report is included in the mail packet.

Chief Ivan Barkley reported: 1.) The SRO was out for three weeks or so with medical issues during that time. PD did continue to perform patrol checks with regular patrol officers at the school twice a day every day. The SRO is back as of last Tuesday. Chief Barley said the SRO still has medical issues so PD continues to supplement that with their patrol officers visiting the school. 2.) No real

trends have developed. 3.) There was an attempted burglary at the Vape Shop. The culprits were unable to make entry and they ended up leaving. 4.) A lot of accidents continue, a lot of domestic assaults, and domestic complaints have occurred. 5.) Equipment and staffing wise PD is doing well. PD is working through some beginning of the year mandated reports (federal and state) that have to be done. Chief Barkley noted staff members went to Cheswold, DE for a dinner in honor of Office Manager, Kimberly Layton. He said on his way back on Rt.13 as he arrived back at Delmar town limits a car passed him at 92 mph and it was very pleasing to see Delmar PD out on the highway running radar.

Code Enforcement Officer Report – The report is included in the mail packet.

Public Works – The report is included in the mail packet.

Utility Commission – No report.

Council Member Lanier noted the meeting has been moved to every second Tuesday of the month at 6:30 p.m. before the Maryland meeting.

Parks and Recreation Report – The report is included in the mail packet.

Council Member McClure reported: 1.) Parks and Recreation Committee is distributing letters to community organizations to get help planning the New Year’s Eve Celebration for next year. 2.) Annual Trash Pick Up in the park is scheduled for April 26th with a rain date of April 27th starting at 1:00 p.m. at State St. Park. 3.) The possibility of bringing back a townwide yard sale was discussed. He said that used to happen years ago before the town’s trash pickup. The trash pickup has not been scheduled as of yet.

Fire Department – No report.

Planning & Zoning –

Vice Mayor Jones reported:

1. **Travis Martin – Conceptual Plan (Delmar Business Center, LLC) – Lot 4, Parcels 86.00, 86.01, 86.03, 86.04, Delmar, DE** – Mr. Brett Davis stated he and Mr. Travis Martin co-own the Delmar Business Park project submitted tonight. Mr. Davis gave background on the businesses he and Mr. Martin own.

Mr. Davis gave a synopsis of the project submitted. Discussions ensued.

Deputy Mayor Lenox called for a favorable recommendation to the Mayor and Council for – Travis Martin – Conceptual Plan (Delmar Business Center, LLC) – Lot 4 Parcels 86.00, 86.01, 86.03, and 86.04, Delmar, DE, per the attached drawings.

Vice Mayor Jones called for a motion to accept – Travis Martin – Conceptual Plan (Delmar Business Center, LLC) – Lot 4, Parcels 86.00, 86.01, 86.03, 86.04, Delmar, DE,

per the attached conceptual plan drawings. A motion was made/seconded (Lanier/Bauer) and carried by a vote of 5 Ayes.

Mayor Bauer made a motion to suspend the rules for questions about the presented project. Council Member Lanier seconded the motion. The motion was carried by a vote of 4 Ayes 1 Opposed (McClure).

Mr. Rodney Brown inquired about an HVAC warehouse and gym. He said the reason he inquired was because it's a long building and he was unaware if it had garage doors. Council Member Lanier answered Mr. Daivs said he could build what is requested. A conversation occurred.

Vice Mayor Jones called for a motion to close for public questions. Council Member Waldman seconded the motion. The motion carried with a vote of 5 Ayes.

2. **Chris Brown/Ryan Homes – New Home Build – Stillwater/Cedar/Elevation L – Lot 108, 38510 Barberrry St., Delmar, DE** – Mr. Brown presented a new home build as referenced per the attached drawings.

Deputy Mayor Lenox called for a favorable recommendation to the Mayor and Council for – Chris Brown/Ryan Homes – New Home Build – Stillwater/Cedar/Elevation L – Lot 108, 38510 Barberrry St., Delmar, DE, per the attached drawings.

Vice Mayor Jones called for a motion to accept – Chris Brown/Ryan Homes – New Home Build – Stillwater/Cedar/Elevation L – Lot 108, 38510 Barberrry St, Delmar, DE, per the attached drawings. A motion was made/seconded (Waldman/Lanier) and carried by a vote of 5 Ayes.

3. **Chris Brown/Ryan Homes – New Home Build – Stillwater/Cedar/Elevation K – Lot 116, 38479 Barberrry St., Delmar, DE** – Mr. Brown presented a new home build as referenced per the attached drawings.

Deputy Mayor Lenox called for a favorable recommendation to the Mayor and Council for – Chris Brown/Ryan Homes – New Home Build – Stillwater/Cedar/Elevation K – Lot 116, 38479 Barberrry St., Delmar, DE, per the attached drawings.

Vice Mayor Jones called for a motion to accept – Chris Brown/Ryan Homes – New Home Build – Stillwater/Cedar/Elevation K – Lot 116, 38479 Barberrry St, Delmar, DE, per the attached drawings. A motion was made/seconded (Bauer/Lanier) and carried by a vote of 5 Ayes.

4. **Chris Brown/Ryan Homes – New Home Build – Stillwater/Spruce/Elevation K – Lot 110, 38490 Sandberrry St., Delmar, DE** – Mr. Brown presented a new home build as referenced per the attached drawings. Vice Mayor Jones noted this is a resubmittal from the previous elevation.

Deputy Mayor Lenox called for a favorable recommendation to the Mayor and Council for – Chris Brown/Ryan Homes – New Home Build – Stillwater/Spruce/Elevation K – Lot 110, 38490 Sandberry St., Delmar, DE, per the attached drawings.

Vice Mayor Jones called for a motion to accept – Chris Brown/Ryan Homes – New Home Build – Stillwater/Spruce/Elevation K – Lot 110, 38490 Sandberry St., Delmar, DE, per the attached drawings. A motion was made/seconded (Waldman/Lanier) and carried by a vote of 5 Ayes.

5. **Chris Brown/Ryan Homes – New Home Build – Stillwater/Spruce/Elevation K – Lot 156, 38449 Sandberry St., Delmar, DE** – Mr. Brown presented a new home build as referenced per the attached drawings.

Deputy Mayor Lenox called for a favorable recommendation to the Mayor and Council for – Chris Brown/Ryan Homes – New Home Build – Stillwater/Spruce/Elevation K – Lot 156, 38449 Sandberry St., Delmar, DE, per the attached drawings.

Vice Mayor Jones called for a motion to accept – Chris Brown/Ryan Homes – New Home Build – Stillwater/Spruce/Elevation K – Lot 156, 38449 Sandberry St., Delmar, DE, per the attached drawings. A motion was made/seconded (Bauer/Waldman) and carried by a vote of 5 Ayes.

Town Manager’s Report

Town Mgr. Fleetwood reported: 1.) An interview is schedule for tomorrow for a Water Treatment Plant Superintendent and he will follow up with this body tomorrow. 2.) Wednesday of this week department heads are taking Dr. Sophia Oberton for her farewell luncheon and March 14th is her last day. Wednesday, March 5th at 6:00 p.m. is the Joint Council Budget Workshop. 3.) Thursday, March 6th at 10:00 a.m. town staff has a meeting scheduled with State Representative, Tim Dukes and DelDot. 4.) Town Mgr. Fleetwood will be on vacation on March 7th and back March 9th.

Council Comments

Council Member Waldman had no comment.

1. Council Member McClure commented the Citizen of the Year Banquet has not been scheduled but it will be some time in April. He congratulated Vice Mayor Jones.
2. Vice Mayor Jones thanked the citizens for nominating and selecting him for Citizen of the Year. He said it is a humble honor.
3. Council Member Lanier apologized for being late. He said he enjoyed hanging out with everybody from the city in honoring Office Manager, Kimberly Layton and her winning Municipal Clerk of the Year. Town Mgr. Fleetwood and Mrs. Layton gave good speeches and they got to meet Congresswoman McBride and she was pretty impressive as well.

4. Mayor Bauer congratulated Office Manager, Kimberly Layton for Clerk of the Year for the State of Delaware. He said that is quite an accomplishment. There have been big things happening in this town the past couple of weeks with Vice Mayor Jones' selection for Citizen of the Year as well.

Public Comments

None.

Adjournment

Mayor Bauer asked for a motion to adjourn. A motion was made/seconded (Jones/Waldman) and carried by a vote of 5 Ayes.

Submitted by:

Clerk of Council
Vondell Spencer