

**MAYOR & COMMISSIONERS**  
**January 13, 2025**  
**MEETING HELD IN-PERSON AND VIA TELECONFERENCE**

Mayor Benjamin Jorden called the regular scheduled meeting of the Mayor and Commissioners of Delmar, Maryland 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 Deputy Mayor Jack Lenox, Commissioners Jacob Boothe, Ronald Nembhard, and Cory Shaffer. Town Manager Jeff Fleetwood, Town Attorney, Robert Benson, Police Chief, Ivan Barkley, and Clerk of Council Vondell Spencer. Guests: Steve Litchford, Jessica Moran, Lennox Moran, Candice Peters, Jonathan Porter, Roger Martinson, Deputy Fire Chief, Joshua Joyner, and Mike Kostis

Mayor Jorden led the Pledge of Allegiance.

**Mayor's Comments** –

None.

**Approval of Minutes** –

A motion was made, seconded, (Boothe/Shaffer) and carried to approve the December 9, 2024 meeting minutes. The motion carried with a vote of 5 Ayes.

**Unfinished Business** –

**Cannabis Dispensary – Candice Peters/DMV Exclusives, LLC**

Ms. Candice Peters/DMV Exclusives, LLC updated and discussed issues with the Mayor and Commissioners about obtaining the previous location which is a previous medical facility where she would like to open a cannabis dispensary. She explained today she received information that the previous medical facility in town may be purchased, then they can lease from the new owners if the current owners would be willing to sell. She stated if that does not move forward there is another location in town that would be willing to lease to them.

A lengthy discussion took place in reference to the proximity of a church in the newly researched location for the dispensary in town, her discussion with the MCA (Maryland Cannabis Administration) and their statues about distances from church, documentation consistent with the statue that complies with the laws, issues the Town of Delmar has about the distance from the church and conversations with Town Mgr. Jeff Fleetwood, clarity about how measuring/measurements of the distance of the new location to a near church are taken, securing the first selected location, timeframes, current issues with the medical facility, trying to avoid securing the location next to the church, willingness to invest into the community, and new location traffic issues.

**New Business** –

None.

**Student Advisory** –

Mr. Braiden Alexander was not present.

**Committee Reports:**

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

Chief Barkley reported as follows: 1.) PD made it through the holidays with the exception of a short rash of thefts from vehicles on the eastern side of town on the Delaware side. This was a one-to-two-night issue in which thieves were going into unlocked vehicles. 2.) The new restricted parking signs are in place on Lincoln Ave. Today was the first day of school with no real issues due to the signs. 3.) PD staffing is good at this time and there are no vacancies. 4.) Officers are in good shape equipment wise and Chief Barkley thanked the elected body for that. 5.) There have been parking issues in the commercial areas of town. Chief Barkley said the issue is habit with people parking alongside the sidewalk which is a fire lane. The parking issues are being addressed.

Mr. Roger Martinson asked Chief Barkley what the plan is for PD in the next two to five years with officers retiring, and officers that may leave to go to another location. Chief Barkley answered this is a constant conversation between himself, senior staff, and the rest of the officers. PD is in the position now where they are fully staffed and he looks at a five-year window and his vision is to make sure when he walks away from that agency it gets in the best place it can be, so every officer has to be trained up and well informed which they are now in the process of. Mayor Jorden added PD is always and still accepting applications.

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

**Public Works** – The report is included in the mail packets.

Mayor Jorden thanked the Public Works staff and other staff for taking care of the snow, salting and their constant nonstop work effort during last week's snow storm.

**Utility Commission** –

Commissioner Shaffer reported there was no January 2025 meeting due to inclement weather.

**Water Superintendent Report** – The report is included in the mail packets.

**Parks & Recreation** –

Commissioner Boothe reported there was no December 2024 meeting because it would have taken place on Christmas Eve.

**Fire Department** – The report is included in the mail packets.

Deputy Chief Joyner reviewed statistics and the 2024-year end totals. Mayor Jordan asked if the 81 calls by other jurisdictions was from other jurisdictions coming to the Town of Delmar. Deputy Chief Joyner answered yes whether in town or out of town. Town Mgr. Fleetwood asked Deputy Chief Joyner what he attributes the increased calls to. Deputy Chief Joyner answered everyone around us is growing, specifically within their fire district; population increases. He further answered the most substantial call volume is nursing homes. Also, the new fire truck will arrive in November 2025.

**Planning & Zoning** –

Deputy Mayor Lenox reported all of the business in the December 19, 2024 meeting was on the Delaware side.

**Town Managers Report** –

Town Mgr. Fleetwood said the town’s staff appreciated the kind words from the elected body regarding the recent snow events.

Town Mgr. Fleetwood reported as follows: 1.) Town staff applied approximately 50 tons of salt over the course of this past week. Six plows were in operation, 4 salt spreaders, one ATV that was borrowed from Delmar PD for sidewalks, and an outside contractor doing the PD and town hall parking lots. The crews put in significant hours and they did implement in the evening hours having two people per vehicle. There were no workplace injuries however, there was a minor incident with a vehicle involving a former mayor on the DE side in which his bumper was hit. The town is in the process of attending to that. 2.) Two weeks ago, town staff and the FD had very candid conversations but the focal point was a potential tax incentive for volunteers that reside within the Delmar corporate limits which will be presented to the MD and DE elected body soon for discussion. 3.) Projects that are on the books here at town hall and within all the operational departments include getting new carpet installed and weak a spot repaired in the lobby at town hall, getting a spotlight at Public Works to cover the blind spot, getting another spotlight at the State St. Park restrooms with a motion detector to deter some of the previous vandalism that has occurred, and two gazebos that are inbound. One for State St. Park inside the Tot Lot area and one going in at the West Tot Lot. Once the gazebos are in place a new fence will go around the lot at State St. Park. A major project has been completed on Delaware Ave. which was closing in an open-air ditch. 4.) On Thornton Ave. and Gerald Ct. on the DE side their streetlights are inoperable since they have been there and will be energized soon. 5.) On the MD side the town is in the process of getting the basketball courts resurfaced.

**Council Comments** –

- 1.) Commissioner Nembhard commented he has heard a lot of positive vibes about how the town has been moving forward and what the town completed last year. Overall, the citizens have been very happy about what they have been seeing around town.
- 2.) Commissioner Boothe agreed with Commissioner Nembhard's comments.
- 3.) Commissioner Shaffer commented kudos to Public Works on the snow removal. He further commented the positive vibes won out with the snow and he did not hear anybody complaining like in years past. He said Town Mgr. Fleetwood set the program up great with having two people in trucks and he thought that was a wonderful idea especially late night and long hours.
- 4.) Deputy Mayor Lenox agreed with Commissioner Shaffer's comments.

**Public Comments –**

- 1.) Mr. Mike Kostis questioned what Ms. Peters was going to do for safety. A conversation occurred.

**Adjournment –**

Mayor Jordan called for a motion to adjourn which was made/seconded (Shaffer/Nembhard) and carried by a vote of 5 Ayes.

Submitted by:

Clerk of Council  
Vondell Spencer