



Mayor and City Council of Cumberland

Mayor Raymond M. Morriss
Councilman Richard J. "Rock" Cioni
Councilman Eugene T. Frazier
Councilman James L. Furstenberg
Councilwoman Laurie P. Marchini

City Administrator Jeffrey F. Silka
City Solicitor Michael Scott Cohen
City Clerk Allison K. Layton

MINUTES

M&CC Regular Public Meeting
57 N. Liberty Street, Cumberland, MD 21502

DATE: October 15, 2024

I. OPEN SESSION – 6:15 p.m.

II. Pledge of Allegiance

III. Roll Call

PRESENT:

Council Member Richard J. "Rock" Cioni
Council Member Eugene T. Frazier
Council Member James L. Furstenberg, III
Council Member Laurie P. Marchini
President Raymond M. Morriss, President

Also Present: Jeffrey F. Silka, City Administrator; Allison K. Layton, City Clerk;
Shannon Adams, Fire Chief; Chief Ternent, Michael Cohen, City Solicitor

IV. Proclamations

1. Proclaiming October 21-25, 2024 as Economic Development week in Cumberland. Matt Miller spoke to the Economic Development Department and their intentions to keep things moving forward in the City of Cumberland. He expressed his appreciation

for the Proclamation and participated in a photo with the Mayor and City Council Members.

2. Proclaiming the month of October as Domestic Violence Awareness Month in Cumberland. Rhonda Pick, the Executive Director and Tanessa Cline the Deputy Director of the Family Resource Center expressed their appreciation and support from the Mayor and City Council members and for recognizing October as Domestic Violence Awareness Month. A photo was taken with the Mayor and City Council Members.

V. Director's Reports

Motion to approve the reports was made by Council Member Fraizer, seconded by Council Member Marchini, and was passed on a vote of 5-0.

(A) Administrative Services

1. Administrative Services Monthly Report for September 2024

(B) Public Works

2. Maintenance Division Monthly Report for September 2024

(C) Fire Department

3. Fire Department Activity Monthly Reports for August and September 2024

(D) Utilities- Flood, Water, Sewer

4. Utilities Division Water/Sewer/Flood Monthly Report for September 2024

VI. Approval of Minutes

Motion to approve the minutes was made by Council Member Cioni, seconded by Council Member Furstenberg, and was passed on a vote of 5-0.

1. Approval of the Closed Session and Open Work Session minutes of October 1, 2024 and the Open Work Session Minutes of October 8, 2024

Public Comments

All public comments are limited to 5 minutes per person, no comments were made.

VII. Unfinished Business

(A) Ordinances

1. Ordinance 3995 (*2nd & 3rd readings*) - authorizing the transfer of 336 Baltimore Avenue, 340 Baltimore Avenue, 342 Baltimore Avenue and 447-449 Waverly Terrace to TAC Investments LLC for the purchase price of \$400

FIRST READING: The ordinance was submitted in title only for its first reading. **Motion** to approve the first reading and table until next meeting was made by Council Member Fraizer, seconded by Council Member Marchini, and was passed on a vote of 5-0.

SECOND READING: The ordinance was submitted in title only for its second reading. Motion to approve the reading was made by Council Member Cioni, seconded by Council Member Furstenberg, and was passed on a vote of 5-0.

Mayor Morriss called for questions or comments. Being none, the ordinance was moved to its third reading.

THIRD READING: The ordinance was submitted in title only for its third reading and was passed on a vote of 5-0.

VIII. New Business

1. Ordinance 3996 (*1st reading*) - authorizing the execution of 1) a contract for exchange of real estate for the exchange of real property owned by the Mayor and City Council at 308 Cumberland Street for the real property owned by William Friend at 417 Central Avenue and 2) the deed for the purpose of conveying the property located at 308 Cumberland Street to William Friend and 3) such supplemental documents as may be required to effect the transaction

FIRST READING: The ordinance was submitted in title only for its first reading. **Motion** to approve the first reading and table until next meeting was made by Council Member Furstenberg, seconded by Council Member Cioni, and was passed on a vote of 5-0.

(B) Orders (Consent Agenda)

Mr. Silka reviewed each item on the Consent Agenda and Mayor Morriss called for questions or comments. **Motion** to approve each item was made by Council

Member Fraizer, seconded by Council Member Cioni, and was passed on a vote of 5-0.

1. Order 27,581 - authorizing the sole source purchase of new turn out gear for nine (9) new hires from Fire Chasers Fire Equipment at a total cost not to exceed \$31,635
2. Order 27,582 - approving a \$10,000 Micro-Revolving loan for Arcadian Journeys, LLC for working capital associated with the purchase and renovation of 47 Baltimore Street for the term of a 60- month amortization period, 3% interest, first payment due January 2025, and no interest charged until January 1, 2025
3. Order 27,583 - authorizing the acceptance of the proposal from Percy Public Affairs, LLC to provide lobbying and government relations services in the amount not to exceed \$45,000 for the term November 1, 2024 through November 1, 2025
4. Order 27,584 - authorizing the Mayor to sign an Amended and Restated Tolling Agreement with CSX Transportation, Inc.
5. Order 27,585 - authorizing the execution of Change Order No. 1 with Marshall Ruby & Sons for additional work performed during the WRF Scum Pan Fiberglass Replacement project to remove, fabricate and reinstall the new SS mounts for the clarifier in an increased amount of \$3,870 bringing the total contract price not to exceed \$40,423
6. Order 27,586 - approving the sole source purchase from Sydnor Hydro for the purchase of one new Suction Base Elbow for the raw sewage pump at the Water Reclamation Facility in the not to exceed amount of \$29,500
7. Order 27,587 - accepting the proposal from responsive bidder Metro Recreation, Inc. for the 2024 Constitution Park Playground Equipment Replacement (City Project 2024-19-RECR) in the amount not to exceed \$180,000.00, and rejecting all other proposals received for this project
8. Order 27,588 - authorizing the execution of Change Order No. 5 with Triton Construction for additional work not specified in the original contract consisting of additional asphalt, modular suspended pavement system, additional granite for the Liberty St. Parklet Water Feature, the Mechanic Street 18" Waterline Tie-In and signs, for the Baltimore Street Access Project (City Project 12-16-M) in the amount of \$267,995.78, bringing the new contract value to \$15,188,116.52

9. Order 27,589 - approving the sole source proposal from Woodvalley Strategies to perform the ten year update of the City's Comprehensive Plan, as required by law, in the amount not to exceed \$40,000
10. Order 27,590 - authorizing a contribution to the Cumberland Economic Development Corporation (CEDC) in the amount not to exceed \$30,000 for consideration in the Settlement Agreement and Mutual Release between the CEDC and Al Lateef Properties

IX. Public Comments

All public comments are limited to 5 minutes per person

Ed Mullaney addressed the Mayor and City Council members on behalf of Let's Beautify Cumberland (LBC) and shared his observations from Rock the Block event that was held over the past weekend. He spoke to Chris Meyers, Carol, Becky McClarren and Dave Williams for the time and efforts put in to organizing the event. Alex Williams the winner of the Coney Island hot dog eating contest donated his winnings to the clock fund and \$2,000 was collected for parking that was applied to the clock fund. He went on to mention the great bands that performed and how nice it was to see Carl Belt being recognized for all their efforts in the community. Also, he mentioned the number of visitors that arrived on the train for the event and the increased sales from the local businesses. Everyone that contributed to the event did a wonderful job.

Chris Meyers addressed the Mayor and City Council members and wanted to present the analytics from the Rock the Block event that started three years ago. There were counters in place to collect attendance, 860 were in attendance during the Reagan Years performance and throughout the day 1,000 was captured in attendance. 36,000 followers on social media interacted with the content page with 68.2% being females, 32.1% being males, 60% were not local residents and the remaining 30% were also not Maryland residents. The event could be considered a destination event that could lead to people renting accommodations to stay in the area. He went on to mention the positive feedback he received from several merchants and that some had to turn business away due to lack of seating. The total cost for the event was \$22,207 that included 552 volunteers, promotional advertising was \$10K and was spent locally.

Chris went on to add that he invested over \$6K to the event and raised over \$11K from sponsors. The cost to bring in the Reagan Years is about a \$15K cost and rarely

perform at free events but free events drive the local economy. He noted the struggles that took place during the planning of the event and is seeking a better way to work with government departments for public events.

Mayor Morriss thanked Chris for sharing his thoughts and mentioned that this event was a first of its kind a lot was learned from it financially and the impact that has on the City. He assured him that moving forward the City would look at ways to provide a better partnership with future events and businesses.

Carol Humbertson- signed up but chose not to speak.

X. Adjournment

With no further business at hand, the meeting adjourned at 6:48 p.m.

Minutes approved on November 4, 2024

Raymond M. Morriss, Mayor

ATTEST: Allison K. Layton, City Clerk