

**MAYOR AND COMMISSIONERS MEETING
CITY OF REHOBOTH BEACH**

May 17, 2013

The Regular Meeting of the Mayor and Commissioners of the City of Rehoboth Beach, was called to order at 7:03 p.m. by Mayor Samuel R. Cooper on Friday, May 17, 2013 in the Commissioners Room in City Hall, 229 Rehoboth Avenue, Rehoboth Beach, DE.

City Solicitor Glenn Mandalas gave the invocation followed by the Pledge of Allegiance.

ROLL CALL

Present: Commissioner Patrick Gossett
 Commissioner Bill Sargent
 Commissioner Pat Coluzzi
 Mayor Samuel R. Cooper
 Commissioner Stan Mills
 Commissioner Lorraine Zellers
 Commissioner Mark Hunker left the meeting at 9:38 p.m.

Also in attendance were: City Manager Gregory Ferrese
 City Solicitor Glenn Mandalas

APPROVAL OF AGENDA

Commissioner Stan Mills made a motion, seconded by Commissioner Lorraine Zellers, to approve the Agenda with the deletion of the minutes for the February 4, 2013 Workshop Meeting, March 4, 2013 Workshop Meeting and March 15, 2013 Regular Meeting. Motion carried unanimously.

CORRESPONDENCE

There was none.

APPROVAL OF MINUTES

Minutes of the April 8, 2013 Workshop Meeting and April 19, 2013 Regular Meeting were distributed prior to the meeting. Minutes of the February 7, 2013 Workshop Meeting, March 4, 2013 Workshop Meeting and March 15, 2013 Regular Meeting were not available for approval.

Commissioner Mills made a motion, seconded by Commissioner Mark Hunker, to approve the April 8, 2013 Mayor and Commissioners Workshop Meeting minutes as written. Motion carried unanimously.

Commissioner Mills made a motion, seconded by Commissioner Zellers, to approve the April 19, 2013 Mayor and Commissioners Regular Meeting minutes as written. Motion carried unanimously.

REPORT OF THE POLICE DEPARTMENT

(See attached report.)

Police Chief Keith Banks presented the report of the Police Department for the month of April 2013. There were 24 criminal, 154 traffic and three civil charges made during the month. Nine traffic crashes were investigated. The Dispatch Center handled 258 police incidents, 158 ambulance incidents, 34 fire incidents and assisted other agencies three times during the month.

REPORT OF REHOBOTH BEACH VOLUNTEER FIRE COMPANY

Mr. Walter Brittingham of Rehoboth Beach Volunteer Fire Company reported that the second ambulance has been fully staffed.

REPORT OF THE BUILDING AND LICENSING DEPARTMENT

(See attached report.)

Chief Building Inspector Terri Sullivan presented the report of the Building & Licensing Department for April 2013. During the month, 125 permits were issued for a value of work totaling \$3,080,488.91. Fees collected totaled \$76,971.41 for the month. One hundred sixteen permit processing fees were received in the amount of \$2,320.00.

One restaurant application was received in April. Twenty notices of violation were issued for damaged sidewalks. Four notices of violation were issued for overgrowth. One notice of violation was issued for an obstruction on a sidewalk. Two notices of violation were issued for flags too low. One notice of violation was issued for a contractor not having a building permit. One notice of violation was issued for a contractor not having a license. One notice of violation was issued for one contractor not adhering to the hours of construction. The Board of Adjustment heard one case in April. Three civil citations were issued for placement of containers.

PERMIT OF COMPLIANCE HEARING

Mayor Cooper opened the Permit of Compliance hearing requested by Kenneth A. Simpler of Avenue Associates LLC to operate a new restaurant with a patio to be known as "Avenue Inn Hotel Lobby Bar and Restaurant" pursuant to the City of Rehoboth Beach Municipal Code, Chapter 215 and Section 270-19(A) – Use Restrictions; Patios. The restaurant is located at 33 Wilmington Avenue.

Mayor Cooper turned over the gavel to Vice Mayor Bill Sargent and recused himself from this hearing.

Acting Mayor Bill Sargent noted the Public Hearing procedures for this hearing.

City Solicitor Mandalas noted the purpose for both hearings, and he read from Section 215-5 of the Code that in reaching their decision, the Commissioners shall consider the following factors including but not limited to:

1. Whether the Applicant has demonstrated that the establishment's primary purpose will be that of a restaurant or dinner theater as defined in this chapter.
2. Whether the establishment meets all the City's applicable zoning and licensing provisions.
3. Whether the establishment would be a detriment to the peace, order and quiet of the neighborhood and the City.
4. Whether the establishment will have an adverse impact on neighboring properties or on the City of Rehoboth Beach considering the impact on traffic, parking and noise.
5. Whether the Applicant has made any false representation or statements to the City's employees or the Commissioners in order to induce or prevent action by the City, not only in regard to the pertinent pending Application under the statute, but also with regard to the issuance of a building permit or business license for the subject establishment.

City Solicitor Mandalas identified the exhibits: 1. Notice of Public Hearing posted by the City Secretary on April 24, 2013. Notice of today's Public Hearing was published in the Cape Gazette on April 30, 2013, Coast Press on May 1, 2013 and Delaware State News on May 2, 2013. 2. Building Inspector's Report dated May 9, 2013. 3. Application notarized and received on April 19, 2013. 4. Addendum to Application. 5. Letter dated May 7, 2013 and received May 13, 2013 from Vincent G. Robertson, Esq. of the law firm Griffin & Hackett P.A. to Building Official Terri Sullivan clarifying the Application. 6. Menu. 7. Ground Floor Plan, Sheet No. 1D1.1, dated October 19, 2012 and received May 10, 2013. 8. Property account record. 9. Business license record. 10. Depiction of the properties within 200 feet that were notified for this hearing.

Acting Mayor Sargent noted that he had forwarded to the Commissioners a photograph of the diagram of restaurant area marked up in color and labeled by Building Official Sullivan.

Building Inspector Sullivan presented a complete report, and her findings were based on the application and her knowledge of the Code. (See attached report.) The Applicant has stated that the approximate percentage of revenue between the sale of alcohol and food is 2.5% alcohol and 6.0% food. Per the Applicant, these numbers are based on the hotel as the bulk of the project annual revenue. The Application is for a 3,198 square foot restaurant with 126 square foot patio. The proposed bar area will be 252 square feet with a proposed ratio of bar to permanent seated dining of .23. In summary, this is an Application for an existing hotel to add food and alcohol service to its newly renovated lobby area. This area includes a 126 square foot patio with 8 seats.

City Solicitor Mandalas read a portion of the letter dated May 7, 2013 from Vince Robertson, Esq. of the law firm Griffin & Hackett P.A. to Building Official Terri Sullivan. Attorney Robertson is representing to the Mayor and Commissioners that the estimated food to alcohol percentage as submitted to the DABCC is 70% food to 30% alcohol.

Mr. Vincent G. Robertson, Esq. of the law firm Griffin & Hackett P.A. represented Mr. Kenneth Simpler of Avenue Associates LLC. Mr. Alex Moore, Ms. Kendra Moore, Mr. Ken Simpler Sr. and Mr. Ken Simpler Jr. were in attendance at the meeting. The restaurant is designed to be an amenity for the guests. It is open to the

public, but is not like a stand-alone restaurant. The food/alcohol is estimated at 6.0%/2.5% partly because of the way the Application is worded. This is a part of the overall revenue of the use of the hotel. The DABCC asks for straight food to alcohol which is 70%/30%. There will be a full service breakfast menu in addition to the full service dinner menu. There is a patio for eight seats. Alcohol service will be provided as part of the food service on the patio. Closing time for the restaurant and patio will be 11:00 p.m. because it is part of the hotel. Seating is as represented in the Building Inspector's Report. No alcohol will be allowed in the main entrance to the hotel. The primary purpose of this component of the overall property is a restaurant. It is a food service amenity for the hotel. It meets all the zoning requirements for a restaurant zoned for that particular use. It is not a detriment to the peace, order and prosperity of the City. There is no impact on neighboring properties with traffic, parking, noise, etc. Parking was resolved through the Board of Adjustment. There will be a wait staff. The round cocktail tables in the lobby area are not part of the restaurant, but they are a part of the overall hotel.

Mr. Alex Moore noted that the bar area hours will be open from 4:00 p.m. To 11:00 p.m. There are no plans for adding room service as an amenity.

There was no correspondence.

Public Comment:

1. Clinton Bunting, 42 Rehoboth Avenue – in support of.

Acting Mayor Sargent closed the public portion of the hearing and called for discussion among the Commissioners.

Commissioner Mills found the following to be true:

1. The proper Application and supporting documents have been filed.
2. The proper fee has been paid.
3. The proper notifications have been made.
4. All parties wishing to be heard have been heard.
5. The primary purpose is that of a restaurant.
6. The Application meets the City's applicable zoning and licensing provisions.
7. The restaurant would not be a detriment to the peace, order and quiet of the neighborhood and the City.
8. The restaurant will not have an adverse impact on neighboring properties or on the City of Rehoboth Beach considering the impact of traffic, parking and noise.
9. The Applicant has made no false statements to the City employees or Commissioners.

Commissioner Mills made a motion, seconded by Commissioner Pat Coluzzi, that the City Manager issue to the Applicants the Certificate of Compliance. (Gossett – aye. In the redevelopment and re-envisioning of the property, that the Applicants are considering the Comprehensive Development Plan of the City because it is very important. It is a building within the City, but certainly it is going to add so much more to Wilmington Avenue and hopefully will motivate others to move in that same direction. Sargent – aye. He agreed that the upgrading of property enhances the City immensely. This certainly seems to be a prime example of that. Coluzzi – aye. Cooper – recused. Mills – aye. Zellers – aye. She reiterated Commissioner Hunker's comments. Hunker - aye. He welcomed the change and as a business owner, resident and Commissioner it is a great thing.) Motion carried.

The gavel was handed back to Mayor Cooper to continue with the remainder of the meeting.

REPORT OF PLANNING COMMISSION

Planning Commission Secretary Francis Markert presented the report of the Planning Commission. The Regular Meeting was held on May 10, 2013. The Planning Commission conducted a Public Hearing for the property located at Lots 58, 56, 54 and the westerly portion of Lot 52 Sussex Street. The Planning Commission conditionally approved the application based on two conditions which are that the Applicant shall completely demolish and remove the structure currently on the property, and new Lot 54's eastern side lot setback shall be a minimum of 9.2 feet so long as the dwelling remains that is located approximately 2.8 feet from the eastern boundary of Lot 54. With regard to side yard setbacks on residential lots with frontages greater than 50 feet, the Planning Commission began a discussion prompted by the fact that many owners of lots with frontage greater than the typical 50 feet are choosing to build all the way to the side yard setbacks under current Code requirements (e.g. lots with 100 feet or more frontage have the same 16 foot side yard setback requirement as a lot with 50 foot

frontage) with the result being imposing structures of massive size that impact negatively on proximate neighbors and the overall streetscape, as well as light, air and view. The Planning Commission concluded that in addition to possible changes in side yard setbacks, other current requirements as they relate to large R-1 and R-2 lots should also be considered. The Planning Commission wanted to inform the Board of Commissioners of this issue and seek guidance from the Board if this is an issue to study and possibly develop recommendations for the Board's consideration. The Planning Commission received reports from Mr. Markert on his review of the tree permit files and from Mr. David Mellen on his discussions with the State Forestry Service and possible methods to quantify the rate of tree canopy change that has occurred over time and to determine the percent of tree canopy that is on private vs. public land within the City. Assignments are now being made to interview those individuals and companies identified in the Board's resolution. A questionnaire is being developed that can be sent to those who have obtained or have been denied tree removal permits and the neighbors also specified in the Board's resolution.

PRESENTATION AND DISCUSSION on the activities and progress of the City Hall Complex Master Plan Task Force including a discussion of funding.

Mr. Rick DiSabatino of EDiS Company and Mr. Mike Wigley of Davis, Bowen & Friedel (DB&F) were in attendance at the meeting.

Mayor Cooper said that Mr. DiSabatino and Mr. Wigley are very near the end of what they were contracted to due with regard to the City Hall complex. It is very appropriate at this point that they and the Task Force report the progress to date to the Commissioners and discuss the next steps.

Mr. Wigley provided a presentation on the feasibility assessment of the City Hall complex. The master planning process consisted of collecting existing documentation, evaluating existing facilities, understanding needs/developing a program, evaluating ability of existing facilities to accommodate the program, preparing site concepts/selecting a preferred approach, and preparing an example building concept/phasing/costs. An existing aerial view and site survey were provided. The structural evaluation of the building resulted in minor areas of moisture penetration in the basement, minor wood roof deck deterioration, numerous masonry defects in brick walks and retaining walls; and the beam supporting loading dock canopy appears undersize d for snow loads. The code evaluation of the building resulted in a non-existent fire suppression system. The first floor area exceeds permitted floor area for mixed-occupancy in a non-separated building. The basement egress passes through storage areas in some instances. Some doors do not swing in direction of egress travel. There are several ADA deficiencies. The program was developed and site concepts were prepared. The prevailing thought was to house all departments in one location which would be best in terms of operations. Five different buildings had been looked at that make up the City Hall complex, and they currently add up to approximately 34,000 net square feet of area. The total of the needs for each department is approximately 17,000 additional square feet. Concept Plan A was selected by the Task Force. A parking garage was not looked at in this exercise, but it was not precluded. Phasing and costs were evaluated.

Commissioner Coluzzi said that this would also involve selling 306 Rehoboth Avenue. The whole concept is to have everyone under one roof.

Mr. DiSabatino provided comprehensive cost estimates per department based on square footages and material takeoff. The total for new construction would be \$9,680,215.00 based on 36,345 square feet. Temporary/phasing construction would be \$729,650.00 based on 5,055 square feet. Construction fees and other construction costs which include a contingency, insurance, cost escalation, etc. would be \$2,967,092.00 Other construction related costs which include design services, furniture, fixtures and equipment and owner administrative costs would be \$198,121.00. The grand total project cost is \$13,575,078.00. A schedule of tasks was provided. The proposed steps for this budget year are preliminary work to explore spatial alternatives within the selected concept, 3D model spatial alternatives, programming/schematic design process for site planning, floor plans and exterior modeling, and cost estimating/constructability reviews at each step. The proposed schedule is to begin construction in September 2014 and complete and be in operation in May 2015.

Mr. Wigley noted that there would be a gain of approximately 28 parking spaces. Mayor Cooper said that it would be up to the City to determine how those spaces would be used.

Mr. Wigley also noted that no changes have been addressed within the Convention Center itself other than the area of the lobby and new restrooms.

Mr. Wayne Neale, 46 Sussex Street, thought it would be worthwhile to know what the maximum development potential of the property is. A parking garage with one deck and minimal ramping could easily be supported in an area of the property. It would be worthwhile looking at what the mass of the Convention Center would be even

though it would not be renovated at this point in time. Pushing the building up against the street makes sense. It may make sense to look at three or four stories to the new building. The Call Center should be a secure area and not have windows; and it could be located on the lower level. This would free up space on the first floor. The administrative office space could be moved to the second floor, and the Commissioners Room could be moved to the first floor so it can be used by the public for other functions. If the Police Department would have its own internal circulation and the corridor would be on the perimeter of the building, it could serve as a foyer area so that when people spill out of the Convention Center, they would spill into the foyer area.

Mayor Cooper acknowledged that it is proposed for the sign shop to stay in the complex and would be part of the Parking Meter building.

Mr. Walter Brittingham, 123 Henlopen Avenue, thought that the City should keep the 306 Rehoboth Avenue building for the use by the Parking Department. A two level parking garage would be associated with City Hall and the Convention Center.

Commissioner Coluzzi agreed. She was not convinced about getting rid of the 306 Rehoboth Avenue building. The idea of having servers housed in a building and people all in one building is not critical.

Mayor Cooper was not convinced that the Commissioners should get rid of the 306 Rehoboth Avenue building, but the people should be relocated to the City Hall complex. There is so much inefficiency in what is being done now and what will be done in the future. He did not think that the 306 Rehoboth Avenue building would be viable for the Parking Department given the parking situation and the amount of people who go to the Parking Department.

Commissioner Hunker thought that in the future, a third floor plan is a good thing. With regard to the 306 Rehoboth Avenue building, there is a lot of space that should be optimized for better use.

Commissioner Sargent said that it does not make sense to not use the 306 Rehoboth Avenue building. He suggested that the Parking Department and Main Street should be located in the 306 Rehoboth Avenue building.

Commissioner Zellers agreed to put the Parking Department in the 306 Rehoboth Avenue building.

Commissioner Coluzzi thought that the IT Department, Parking Department and Main Street could be located in the 306 Rehoboth Avenue building.

Mr. Wigley said that there is 4,000 square feet of net area available including the basement in the 306 Rehoboth Avenue building. The square footage for the Parking Department is 3,500, and Main Street is 1,200 square feet.

Commissioner Sargent said that the guiding principle should be that the City needs a handsome facility.

Commissioner Hunker noted that everyone will fit into the new complex. The 306 Rehoboth Avenue building will not be needed for the people who are in it right now, so it could be rented, sold or leased. Discussion ensued as to the outcome of the 306 Rehoboth Avenue building and bringing the people currently located there under one roof at the City Hall complex.

Commissioner Coluzzi said that the Commissioners have an opportunity to put out an RFP to design firms to come up with a design using Concept A.

Commissioner Mills thought it would benefit the Commissioners to go through the funding portion to find out what costs there would be, and then go to the next Workshop Meeting to discuss it.

Ms. Linda Kauffman, Laurel Street, suggested that there should be a public input period to make people part of the process.

Commissioner Gossett said that the Task Force has been meeting for more than a year, and this has been an opportunity for the public to become involved. The Commissioners need to have a starting place with the recommendation from the Task Force of the concept. Then styles, funding, etc. would be discussed. One of the five guiding principles was to bring all of the staff under one roof. The Police Department is a driving force for a new City Hall.

Mayor Cooper thought that the maximum use of the site and not carving the site up is a guiding principle.

Commissioner Hunker noted that other guiding principles were ADA compliance and better work space for employees.

Commissioner Sargent said that a handsome facility is needed, and there should be a new stand-alone public safety building in the same location in the parking lot as the Tevebaugh design.

Mayor Cooper said that he will not go forward with any building until the Commissioners know and can tell the public what the final plan is.

Commissioner Hunker suggested that the Commissioners accept the initial recommendations of the Task Force and proceed to the next step.

Mayor Cooper provided his presentation with regard to existing City debt and funding of this project. The current outstanding loan for Streetscape was originally \$6,000,000.00, and the balance will be \$2,249,000.00 on March 31, 2014. The monies are available in the current budget. The year to retire the loan is 2018. The annual payment is \$734,907.00. The original loan for the Lynch Well was \$5,000,000.00, and the balance will be greater than \$4,000,000.00 on March 31, 2014. This loan will retire in 2028. The annual payment is \$346,938.00. The Schoolvue Sanitary Sewer Project loan was in the amount of \$450,000.00. The annual payment will be \$52,000.00 for a ten year loan. The Wastewater Outfall and Plant Upgrade loan would be approximately \$22,000,000.00. The City has not closed on this loan. The retirement date would be in 2035. The annual payment would be \$1,500,000.00. Wastewater revenues would pay this loan down. The new City Hall complex loan assumption would be \$15,000,000.00. The determined years for the loan would be 20 to 25 years. The annual payment would be approximately \$1,000,000.00. The Commissioners should be thinking about where to get \$400,000.00 to \$500,000.00 to pay for a new City Hall. Mayor Cooper was reluctant for this project to go forward before the wastewater ocean outfall project. Community acceptance and buy-in is needed. A referendum will need to occur at some point.

This item will be placed on the next Workshop Meeting.

OLD BUSINESS

Mayor Cooper called to consider adoption of a revised Freedom of Information Act Policy for the City, and consider adoption of an ordinance to add a new Chapter 55 to the City Code related to setting the fees for providing copies of City records requested under the Freedom of Information Act..

City Solicitor Mandalas noted that the table of fees was not matching the ordinance fees. He spent a little bit of time in making them consistent with each other.

Commissioner Mills said that the redline ordinance incorporates all the changes the Commissioners talked about.

Commissioner Zellers said that on page 3 – Recording of oral dialogue, the administrative fees will be billed. On page 2 of the ordinance, the fee schedule not a minimum fee of \$1.00 per request shall be charged for standard size copies; but it is not listed in the table. Mayor Cooper noted that the table can be amended administratively.

Commissioner Gossett suggested that in 1(a), the sizes of paper are more descriptive and less confusing than standard sized paper. This would also affect the language in (c). City Solicitor Mandalas noted that it calls out in 1(a) what a standard size is.

Commissioner Coluzzi made a motion, seconded by Commissioner Mills, to create a new Chapter 55 in the City Code. (Gossett – aye, Sargent – aye, Coluzzi – aye, Cooper – aye, Mills – aye, Zellers – aye, Hunker – absent.) Motion carried.

Commissioner Mills made a motion, seconded by Commissioner Coluzzi, to adopt the Freedom of Information Act policy dated May 15, 2013. (Gossett – aye, Sargent – aye, Coluzzi – aye, Cooper – aye, Mills – aye, Zellers – aye, Hunker – absent.) Motion carried.

Mayor Cooper called for the update of the status of the wastewater ocean outfall.

Mayor Cooper said that DNREC has all the information that it needs to promulgate the Record of Decision for the Secretary's signature. It is being presently being drafted. He hoped to get the draft in the next 30 days. After that, there will be a series of task orders from the engineers to begin the design process for the force main and the outfall. Those task orders are not covered under the existing task orders the City has issued to them. There are a number of permits the City will need to get from DNREC. A best case scenario would be that the City would start the project in Fall 2014 and end in Spring 2015. The route of the force main will be surveyed in detail and will take a month or more of fieldwork to get that done. Henlopen Avenue will probably be the route, but nothing has been decided. The force main will not go down the middle of the street. Mayor Cooper had hoped that it will go down the edge of the pavement. It would be better to bury the pipe fairly deeply. It is proposed that the pipe would be cut and covered down Henlopen Avenue depending on where the existing

sanitary sewer pipe is located and the elevation. Trees will factor in. Some scrub trees will be removed. The Record of Decision is a huge milestone, and it will release a torrent of activity by the engineers, etc.

NEW BUSINESS

Mayor Cooper called for the report on American Shore & Beach Preservation Association activities and beach nourishment.

This item was deferred to the next Workshop Meeting.

Mayor Cooper called for the report on installation of uniform way-finding signage along the Boardwalk.

Commissioner Mills reported that installation of uniform way-finding signage along the Boardwalk and identifying the location of all restroom facilities is in response to the Comprehensive Development Plan (CDP). Mayor Cooper and Commissioner Mills worked together on this. The Parking and Walking Guide was used as the foundation for the design of the way-finding sign. The intent was to mimic parking signs and highlight all the amenities along the Boardwalk. Street signs will be mounted on the back for people who are on the beach to identify their location. The signs are in production; installation is anticipated for mid-June 2013; and the cost is \$6,000.00.

CITY MANAGER'S REPORT

(See attached report.)

City Manager Gregory Ferrese reported that the City was named one of America's 10 best beach towns by Parents Magazine. Parents Magazine has a circulation of 15 million, and the ranking will be in the June issue. The City Newsletter was mailed out this week. The City Courtesy Notices were also delivered the week of May 6, 2013. The 2013 Parking & Walking Guide maps will be distributed by the Parking Meter Department. They are also available at the Administrative Office front lobby. Scooter permit signs have been installed, including those at the three entrances to the City. The Geotech Study for the Water Taxi Project is anticipated to be completed by the end of May 2013. Delaware Solid Waste Authority (DSWA) will be collecting household hazardous waste behind the Fire Department on May 18, 2013 from 8:00 a.m. to 2:00 p.m. DART will have its kick-off at the Bandstand at 10:00 a.m. on May 23, 2013.

Mr. Ferrese recommended the approval of the Street Aid expenditures:

05/08/13	533	Delmarva Power	\$ 8,629.54 (Street Lights)
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Commissioner Mills made a motion, seconded by Commissioner Sargent, to approve the Street Aid expenditures as presented. Motion carried unanimously.

COMMITTEE REPORT

Commissioner Zellers, Chair of Animal Issues Committee, reported on a recent meeting that was held on May 6, 2013 and activities of the Committee. She provided an update on the Trap/Neuter/Release Program which has been working well overall. There has been a decrease in the feral cat population. Contact the Committee if there is a cat problem. The Committee can help with the trap/neuter/release and with spaying/neutering because the City gets five slots per month from SPCA. Currently, there is no partnership with Delaware Humane. There is a strong partnership with SPCA in Georgetown. The City had given permission two years ago to host a dog walk which was successful. SPCA raised approximately \$40,000.00. Commissioner Zellers provided an update on upcoming events with regarding to adoptions and donations. On October 15, 2013, the SPCA is hosting its third annual dog walk behind the Henlopen Hotel.

CITY SOLICITOR'S REPORT

There was nothing to report.

COMMISSIONER ANNOUNCEMENTS/COMMENTS

Commissioner Mills had made a plea for new trash cans on the Boardwalk. The supplier will be picking up the sample trash can located on the Boardwalk. Commissioner Mills' goal was to look at a theme for the Boardwalk. Commissioner Sargent thought that the trash cans are too expensive.

DISCUSS ITEMS TO INCLUDE ON FUTURE AGENDAS.

An item to include on a future agenda is the topic of side yard setbacks on residential lots.

CITIZEN COMMENT

Mr. Walter Brittingham said that DelDOT was doing a barricade replacement on State Road which was started on May 16, 2013. In the process, there was a sewer line break, but it is fixed.

The next Workshop Meeting will be held on June 10, 2013 at 9:00 a.m.

There being no further business, Mayor Cooper declared the meeting adjourned at 10:22 p.m.

Respectfully submitted,

(Patricia Coluzzi, Secretary)