

Greater Severna Park Council

Delegation Meeting Minutes

September 15, 2020

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President Maureen Carr York opened the GSPC Delegation meeting at 7:35 p.m. via Zoom with introductions by everyone present.

Secretary's Report (Holly Slack)

Motion to accept Secretary's report made by Lisa Bender and seconded by Bill Lippincott.

Motion adopted unanimously.

Treasurer's Report (Steve Poland)

Checking account: \$3,025.23

Purchases: \$1.56

Income and Distributions: \$82.59

President's Report (Maureen Carr York)

Many communities are paid.

Guest Speaker

Amanda Fiedler, District 5 County Councilwoman

- Bill 67-20: This bill takes on stormwater management facilities. If there is a failure that goes beyond maintenance in the first 2 years, the warranty extends another year. If there is another, then it will extend one more year. At what point does the transfer happen from developer to HOA? That will be addressed in future legislation.
- Bill 65-20: Park Plaza/Kohls area: The underlying zone is C3 and C4. As long as it is not mixed use residentially zoned, this bill will not apply to the area.
- Bill 63-20: Electronic smoking devices
- Stay up to date on town halls. Work sessions have audio but not video.

Chamber of Commerce

No report.

Planning/Zoning/Legislation (Amy Leahy/Doug Nichols/Art Timmons)

- Bill 65-20 is zoned by R22 standards. That means there is no requirement for someone who owns an office building wanting to move it to high density to have a community meeting. No one would even have to know. It is a bait and switch technique where they can do whatever they want and not tell people what's happening. It is an opportunity for a developer to jump in and pull a fast one. This circumvents the process and intent of

zoning. Developers are attracted by tax credits and density bonuses. If we continue to create loopholes, what is the purpose of having zoning designations?

- Environmental controls are also being sidestepped. They still have to meet codes but do not have to follow bulk regulations, like height increases, setbacks can change, and creating an exemption for closed schools. All this backdoor legislation is coming into an area between 2 rivers.
- Bill 64-20: What happened to not cherry-picking what happens in the county? How did the Glen Burnie overlay pass? The zone overlay designated by the state that has tax credits. There are only 4 in the county.
- Bill 67-20 to be discussed on Oct 5.
- Millersview Crossing: 4 story, 50 unit building for elderly with limited means on Brightview Rd. There is one more large single family lot next to it.
- Plan 2040: Maps are gone, probably because they are redoing them. Taking a closer look at Hatton Dr. Ed Reilly's office looked into this and saw that it is the severn river swim club. The natural features will be eliminated and put in as conservation.
- A covenant in an agreement is a covenant between the owner of the property and the other. It has nothing to do with the county and the County does not have to agree to it.

Education Committee (Holly Slack)

- High density problems with schools closed were addressed last year but now enrollment numbers are down from homeschooling and switching to private schools. Is there any way to freeze last year's numbers since many students will likely return once schools reopen? Ms. Fiedler will look into this.
- There is talk of a [2 semester sports plan](#) which will be presented to the Board at a later date.

Police / Community Relations (Doug Nichols)

The Eastern District of the AACPD announced a new phone number (410-222-3502) for Anonymous Tip Line about crimes that have either taken place in the Eastern District or have recently taken place in the Eastern District. Media releases can be viewed on the AACPD webpage for recent information which is posted daily (Monday – Friday) under “Headlines” near the bottom of the webpage found at <https://www.aacounty.org/departments/police-department/>

Environmental Committee (Paul Spadaro/Lisa Bender)

- It has been a horrible year for Magothy River quality. Magothy creeks have no oxygen at the bottom. It takes 20-30 years for vegetation to get back for filtering capacity of pollutants that come into the water.
- MRA has requested a pro bono attorney for Enclave downhill from Brian Borus. 20% has stormwater controls and 80% will end up in the Magothy.
- MRA has filed a complaint against Ecological Services operating without an MDE permit and has been discharging stormwater sediment into upper Magothy.
- There is a proposed subdivision lot being built behind Goska's Liquors. A call to action video is being put together
- Spriggs farm park: County's plan could block access to park and want to make sure the restoration project does not block access.

- Received permit to get refalls into the river.
- Upcoming: will be working at beechwood park.
- Just finished video with Patuxent sailing association.

Public Works Committee (Erin O’Neill)

- Working on Hoyle Lane water issue and paving behind Fishpaws.
- Also will that section of B&A be repaved? Looking into it.
- Will check on lights on B&A and Ritchie Highway.
- Bendale has a constant water stream running through the neighborhood.
- Carrollton Manor: Google did maps announcing private beaches as public, listing directions and hours. This also happened to Colchester and they were able to correct it. Emailing plan2040@gmail.com should correct this.

SPHS Neighbors Committee (Richard Newton/Susan Foote)

- The high school is working on a new sound system where the sound will be directed down instead of into the neighborhoods. Apparently it was originally designed this way and changed during the construction process. It will start at the end of September.
- Repair Work is supposed to start tomorrow after the sewer replacement wrecked the area.
- The SPHS principal requested AACo Parks and Rec to lock up the tennis courts. We still do not understand why the public cannot use the track. It is the only one in the county that is not open. Ms. Fiedler will follow up.

Airport Noise Committee (Austin Holley)

Nothing new to report.

ASPIRE Report

Deferred.

Unfinished Business

None.

New Business

Austin Holley motioned GSPC oppose Bill 65-20 as it is presently written with mixed use designations around the county... pending more information. It is not clear how it will affect us, but still opens up high density.

Motion adopted unanimously.

Meeting adjourned at 9:22pm.

Next meetings

Board of Directors: September 22, 2020 7:30pm

General: October 13, 2020 7:30pm