

TOWN OF CECILTON
Mayor and Council Regular Session Meeting
Monday, July 21, 2025

The Mayor and Council held a Regular Session Meeting in Town Hall on Monday, July 21, 2025. The following were in attendance:

Michael Cooper, Mayor

Jennie Brockell, Member

Craig DeVary, Member

Sue Katzmire, Member

Hester Wise, Member

Meeting was called to order at 7:01 pm.
All in attendance recited the Pledge of Allegiance.

Review and Act:

June 17, 2025 Regular Session Meeting Minutes: Member Brockell motioned to accept the June 17, 2025 Regular Session Meeting Minutes as written. Member DeVary seconded the motion. Motion carried.

June Final Financials: Member Wise motioned to accept the June Final Financials. Member Brockell seconded the motion. Motion carried.

Public Hearing: Member Brockell made a motion to go into a Public Hearing. Member Katzmire seconded the motion. Motion carried. Meeting went into a Public Hearing. Mayor Cooper explained that the public hearing was to discuss personal property tax increase. Personal Property Tax is tax on businesses, not residences. It also includes those that have businesses in their homes. Attorney Yeager explained that businesses are registered with the State of Maryland. Tax is based on where you live. Different counties and towns have different rates. State of Maryland determines the amount of property/assets you have with that business to be taxed on. Question was asked if rental properties were considered for personal property tax. The rental property itself is taxed as real estate tax, but if you have an office that is used for running rentals then the office could be taxed as a business. The tax is on the equipment of a business not the property. Clarification was made that the Public Hearing was advertised in the newspaper, on the Town's website, and on the door of town hall for several weeks. This discussion of the personal property tax increase is being done a year in advance. It would not take effect until the July 1, 2026. This tax has not been increased for at least 13 years. If the tax rate is changed, it will be resolution and in acted by Mayor and Council. Rates by other towns were considered. Increase is needed to take care of the Town's infrastructure. Those attending were asked if they had any comments. Adrain Landry, resident, came in concerned the increase was for his house tax. It appreciated it was clarified. He stated that the increase would go towards infrastructure and is there anything that Cecilton is looking to do in the future. It was explained that it is a constant maintenance of the water tower and waste water plant. Jordan Smith also explained that an engineering firm has completed a study to move the waste water plant from an DNR to ENR plant. The cost of the upgrade would be close to 15 million dollars. The State has some funding for it, but the Town would need to pay a substantial amount of it. The Town still has loans on our

facilities that cost over \$60,000/annually. We always encourage people to call Town Hall with questions rather than going to social media. Other areas that need improvement are several town sidewalks. We do not generate revenue like that of larger towns. Water/sewer hookups are another way for income to come in. Frisby Meadows have 12 lots that could be built on and hooked up but it has been over 3 years that a company has looked at trying to purchase and consider building on the lots. Mayor Cooper thanked everyone that came out to get a better understanding. Resident Brenda Ross stated that she supported the increase on the business tax. Member Katzmire motioned to go out of the Public Hearing. Member DeVary seconded the motion. Motion carried. Public Hearing was closed.

NEW BUSINESS:

Personal Property Tax Increase: Member DeVary motioned to move forward with the Personal Property Tax Increase. Member Brockell seconded the motion. Motion carried.

WTTP and Water Supply Report: Jordan Smith and Heather Perry were present to review the report. Few mentioned items were: Cleaned the WWTP influent wet-well and Church Street wet well. Responded to a callout for Church Street Station reset on June 23rd. There was higher water production due to the water leak on June 23rd. Both plants were in full compliance and monthly reports were submitted to MDE. For clarification of some misunderstanding on social media, Smith explained the Annual Water Quality report. Every year a CCR (Consumer Confidence Report) is sent out. It lists everything that is required by the state to be tested annually. There was one issue with lead and copper testing not with the water quality. For the lead and copper testing, residents have to take the samples. The water is fine through town. This test (lead and copper) is to check residential plumbing. We have no control of what plumbing residents have in their house. Samples taken from homes that were built before 1987. There was resident that had a messed-up sample that put off the scheduling reporting and they missed the deadline for reporting. It has nothing to do with the water quality. The Town does not have lead and copper plumbing and has an excellent treatment system. It was a reporting issue not a quality issue. There was a concern about the occasional times when the water will be discolored. That occurs when a fire hydrant is opened or a leak needs to be repaired. Running cold water until it runs clear is the way to clear that up. It was stressed that anytime there is a water concern to call Town Hall. Maintenance and/or Susquehanna Operations can come out to check it. When items that arise, there is a robocall that goes out and we encourage everyone to be put on that system.

Cecilton Activity Report: Corporal Dix was present to review the report. Traffic stops have gone up this month and deputies have been told to stay active on 213 and 282. Administrator Cooper commented what a great job they have been doing in stopping vehicles for speeding and it has helped in slowing people down.

Solicitation: Recently there a person on a Segway from a pesticide company came through Cecilton and knocking on people's door. Administrator Cooper engaged the person asking for identification. She did not have company identification but had an id from California. The car she was in had Utah tags. Maybe there is a need for a discussion for a no solicitation ordinance. Attorney Yeager gave example of what another town did and then it would be that a company would have to apply for a solicitation permit with a fee. Yeager could provide a copy from another town of their ordinance. Resident Martin Arrieta introduced himself and explained that

his wife is a stay-at-home mother and she gets people every week or so coming to the door soliciting. When asking for a permit, the company would have show documentation that they are a legitimate company. If they solicitate without a permit then the company would be fined. The permit could then be presented to a resident by the solicitor. The Town will proceed into looking at a ordinance requiring a solicitation permit.

Community Center: We allow the fire department volunteers to use the community center for free as a thank you for their service. We charge \$125 with the \$25 deposit returned. It costs \$100 to have it to clean. It needs to be considered to whether to continue to allow it to be rented for free and to increase the rental rate overall. Member Wise suggested instead of free rental, maybe a reduced rate.

Unity Day: Reverend Keesha Gardner-Gunbek from Union Bethel AME Church was present to explain that they will having a Unity Day on August 2nd 10 am – 4pm at the Cecilton Volunteer Fire Company Carnival Grounds. There will be food, activities for kids, car show, vendors, etc.

OLD BUSINESS: None

Public Comment: None

Good of the Order:

Administrator Cooper expressed that Timothy Payne local young man with some challenges and likes to do bicycle repair and other odd jobs. He provided a list to Town Hall of jobs he could do.

Member Katzmire made a motion to adjourn the meeting. Member DeVary Meeting Adjourned at 8:18pm.

Respectfully submitted,


Michael Cooper

Mayor



Teresa Quinn