

**Town of Riverdale Park**  
**Legislative Meeting Minutes**  
**March 6, 2023**  
**7:30 p.m.**

**In Attendance**

Mayor Alan K. Thompson  
CM Richard Smith, Ward 1  
CM Aaron Faulx, Ward 2  
CM David Lingua, Ward 3

John N. Lestitian, Town Manager  
Jessica Barnes, Director of Administrative Services/Town Clerk  
Ryan Chelton, Development Services Director  
Marissa Davis, Community Safety Programs Manager  
Gentry Jones, Deputy Director of Finance Services  
Ivy Lewis, Director of Public Projects and Services  
Paul Smith, Director of Finance and Employee Services  
Robert Turner, Deputy Chief of Police

**Absent**

CM Thomas Sadiq, Ward 4  
CM Karen Mejia, Ward 5  
CM Hala Mayers, Ward 6

**Call to Order**

Mayor Thompson called the Legislative Meeting to order at 8:15 p.m.

**Pledge of Allegiance**

The Pledge of Allegiance was recited, and a moment of silence was observed.

**Approval of Agenda**

CM Lingua made a motion to approve the agenda as amended. The motion was seconded by CM Smith. Vote: 4-0-1 (Favorable)

Roll Call Vote:

Mayor Alan K. Thompson: Abstained  
CM Richard Smith, Ward 1: Aye  
CM Aaron Faulx, Ward 2: Aye  
CM David Lingua, Ward 3: Aye  
CM Thomas Sadiq, Ward 4: Absent  
CM Karen Mejia, Ward 5: Absent  
CM Hala Mayers, Ward 6: Absent

*Discussion:*

CM Lingua asked that the legislative action items be moved to the top of the agenda.

## **Presentations**

Base Pay Competitive Market Review: Scott Schreiber, Managing Director, Bolton  
Finance and Employee Services Director Paul Smith provided an overview of the Base Pay Competitive Market Review completed by Bolton USA.

Mr. Scott Schreiber, Managing Director of Bolton USA, provided an overview of the market survey and the related recommendations.

CM Smith asked about the level of staff input on the study. CM Smith also asked about comparison with a union workforce. Mr. Schreiber stated that it depended on the organization, but the data was based on the job regardless of whether there was a union.

Mayor Thompson asked about the higher grades and if there was a test to determine the median. Mr. Schreiber discussed how the plan was structured as well as how the study worked. Mayor Thompson noted that it was not a full compensation comparison. Mr. Schreiber stated that offering a competitive wage and richer benefits were ways to retain employees.

CM Lingua noted that the municipalities included in the survey were all much larger than Riverdale Park and that it may have been more helpful to have included municipalities that were closer in size. Mayor Thompson stated that he was not certain that jurisdiction size was an important factor. Town Manager Lestitian discussed how the municipalities included in the study were chosen for comparison.

Mayor Thompson asked for copies of the slides and Town Manager Lestitian replied that they would be sent to the Mayor and Council.

### Proclamation recognizing Ethics Awareness Month

Mayor Thompson read a proclamation recognizing Ethics Awareness Month in English and Spanish.

### Proclamation in honor of Women's History Month

Mayor Thompson read a proclamation in honor of Women's History Month in English and Spanish.

### Expenditures, FY2023 Estimated Actuals, FY2024 Projections: Gentry Jones, Deputy Director of Finance Services

Deputy Director of Finance Services Gentry Jones provided an overview of the FY2023 Estimated Actuals and the FY2024 Projections.

CM Smith asked for clarification regarding revenue versus expenses for automated enforcement and Deputy Director Jones provided additional information.

Town Manager Lestitian thanked the finance team for preparing the presentation and noted that there still was a lot of work to be done with regard to preparing the proposed budget.

CM Lingua also thanked the staff.

## FY2024 Challenges and Opportunities revisited: Gentry Jones, Deputy Director of Finance Services

Deputy Director Jones discussed the FY2024 Budget priorities, budget guidelines, FY2024 budget challenges, and opportunities.

Mayor Thompson thanked Deputy Director Jones for his work.

There were no questions or comments from the Mayor, Council, or public.

### **Mayor's Report**

Mayor Alan K. Thompson reported:

- Report of Closed Meeting: to consider the acquisition of real property for a public purpose and matters directly related thereto; started at 7:37 p.m. via zoom; in attendance were Mayor Thompson and CMs Smith, Faulx, and Lingua; try to be as transparent as possible but cannot provide any additional details; there were no votes were taken
- COVID-19 Update: long COVID is bad; permanent organ damage, can lead to death; deaths are up in Maryland 77% over the last 14 days; US deaths are up 42%, discussion regarding vaccines; avoiding contact with those who have COVID
- Recently attended Maryland Mayors Association Conference, discussion of workshops
- Potential letter of support as new business
- LMUTC: recent email from CM Olson regarding amendments to LMUTC zone; developers of Chambers property may return next month; discussions continue with the Lofts
- Riverdale Park Sustainability Committee working on recertification
- Attended Open House at Rep. Ivey's Office; lots of good things happening, looking forward to earmarks.

### **Town Manager Report**

Town Manager John N. Lestitian reported:

- Reminder regarding upcoming State of the Town presentation
- Community Conversation on March 18 regarding Walk, Bike, Drive
- March 23<sup>rd</sup> Town Seal Design Committee Meeting

### **Monthly Finance Report**

Mayor Thompson stated that the Finance Reports would be adopted at a Special Legislative Meeting prior to the State of the Town presentation on March 13<sup>th</sup>.

### **Correspondence Summary**

The Correspondence Summary was included in the Meeting Materials.

### **Fire Department Report**

There was no Fire Department Report.

### **Council Committee & Ward Reports**

#### **CM Richard Smith, Ward 1**

CM Richard Smith reported:

- Mild winter, product of climate change
- Must consider climate change in all decisions made by the Council

- CM Olson will be in Town on Saturday at 9:45 a.m. and 10:45 a.m.
- Thank you to Eve Schuman, tour of Discovery District next week
- Inclusive and welcoming community, trans rights are human rights, we stand in solidarity

### **CM David Lingua, Ward 3**

CM David Lingua did not have a report.

### **Public Comments on Non-Agenda Items and Consent Agenda Items**

There were no public comments on non-agenda items or Consent Agenda items.

### **Consent Agenda**

Motion to approve consent agenda items:

1. Minutes: December 20, 2022, Special Legislative Meeting

CM Lingua made a motion to approve the Consent Agenda. CM Smith seconded the motion. Vote: 3-0-1 (Favorable)

#### **Roll Call Vote:**

Mayor Alan K. Thompson: Abstained

CM Richard Smith, Ward 1: Aye

CM Aaron Faulx, Ward 2: Aye

CM David Lingua, Ward 3: Aye

CM Thomas Sadiq, Ward 4: Absent

CM Karen Mejia, Ward 5: Absent

CM Hala Mayers, Ward 6: Absent

### **Legislative Action Items**

1. Introduction of Emergency Ordinance 2023-OR-05 regarding Amendment to Property Maintenance Code

CM Lingua introduced Emergency Ordinance 2023-OR-05 regarding Amendment to the Property Maintenance Code.

#### ***Discussion:***

Mayor Thompson asked how many votes were needed for an Emergency Ordinance and Town Manager Lestitian replied that a super majority, five votes, were needed.

Town Manager Lestitian stated that a Special Legislative Meeting could be held prior to the State of the Town as had been done in the past.

2. Motion to authorize Town Manager to enter into an agreement with Santos Construction Co. Inc. for an amount not to exceed \$119,806 for 54<sup>th</sup> Avenue/Spring Lane Road Sidewalk Project (CIP Project #22DS02)

CM Smith made a motion to authorize the Town Manager to enter into an agreement with Santos Construction Co. Inc. for an amount not to exceed \$119,806 for the 54<sup>th</sup> Avenue/Spring Lane Road Sidewalk Project (CIP Project #22DS02). The motion was seconded by CM Lingua. Vote: 4-0 (Favorable)

Roll Call Vote:

Mayor Alan K. Thompson: Aye  
CM Richard Smith, Ward 1: Aye  
CM Aaron Faulx, Ward 2: Aye  
CM David Lingua, Ward 3: Aye  
CM Thomas Sadiq, Ward 4: Absent  
CM Karen Mejia, Ward 5: Absent  
CM Hala Mayers, Ward 6: Absent

*Discussion:*

Special Projects Coordinator Nouman Haider provided an overview of the procurement process for the project and staff recommendation. Mr. Haider discussed the scope of the project.

**Unfinished Business**

1. Madison Hill Community concerns related to Parkdale High School

Town Manager Lestitian noted that the principal of Parkdale High School was unable to attend the meeting, and the Board of Education representative was also invited to attend.

Community Safety Programs Manager Marissa Davis introduced Sergeant Ayers from the Prince George's County Police Department. Sgt. Ayres reported that she was the supervisor of the School Resource Officers (SROs) in the northern side of the County, including Parkdale High School, and she was present to answer questions from the Council and community.

Sgt. Ayers discussed her interactions with Ms. Donna Holland, a resident of Madison Hill. Sgt. Ayres stated that she had visited Ms. Holland's home to get a better understanding of the concerns and provided an overview of her observations. Sgt. Ayres discussed the outreach that had been done by the principal to the parents of Parkdale High School students to make them aware of the issue. Sgt. Ayres noted that the issues persist. Sgt. Ayres discussed Ms. Holland's desire for a retaining wall. Sgt. Ayers discussed her experiences with fences at other schools.

CM Smith thanked Sgt. Ayres for the update and asked for her opinion on the level of threat to public safety. Sgt. Ayres stated that there had been no reported threats, and the issue was more of an annoyance. CM Smith asked if there was a threat to the safety of the students and Sgt. Ayers explained that it was more the use of a shortcut or path of convenience.

CM Lingua thanked Sgt. Ayers for her efforts in addressing the issue. CM Lingua discussed the residents' right to privacy and noted that a barrier was needed. Sgt. Ayres discussed her observations regarding the behavior of students and the need for a retaining wall or fence to make it less convenient for the students to cut through the residents' yards.

Resident Leo Dorsey expressed his appreciation for the work that Sgt. Ayres was doing and asked if there were any recommendations from the school administration for the residents. Sgt. Ayres stated that the recommendation was to install a fence or put up a retaining wall.

Mr. David Janifer, a resident of Madison Hill, stated that the problem had existed for 20 years and asked if there was anything else that the school could do. Sgt. Ayres clarified that the school could not reprimand students for things that happened off school property, except for on school buses. Sgt. Ayres discussed the role and responsibilities of SROs. Sgt. Ayres also discussed the shortage of police officers.

Ms. Janifer asked about truancy and Sgt. Ayres discussed the truancy checks performed by SROs. Sgt. Ayres discussed the challenges regarding holding students accountable.

Mr. Dorsey asked Sgt. Ayres to share any potential solutions with the Town.

CM Smith discussed other options that may be effective based on his past experiences.

Mayor Thompson, CM Faulx, and CM Lingua thanked Sgt. Ayres for her efforts.

### **New Business**

1. Letter of Support for relocation of FBI Headquarters to Prince George's County, signed by Mayor Thompson

CM Lingua made a motion to send a letter of support for the relocation of FBI Headquarters to Prince George's County, signed by Mayor Thompson. The motion was seconded by CM Smith. Vote: 3-0-1 (Favorable)

#### Roll Call Vote:

Mayor Alan K. Thompson: Abstained

CM Richard Smith, Ward 1: Aye

CM Aaron Faulx, Ward 2: Aye

CM David Lingua, Ward 3: Aye

CM Thomas Sadiq, Ward 4: Absent

CM Karen Mejia, Ward 5: Absent

CM Hala Mayers, Ward 6: Absent

#### *Discussion:*

CM Lingua discussed the recipients of the letter and provided an overview of the potential relocation of FBI Headquarters to Prince George's County.

CM Faulx left the meeting at 9:52 p.m. and the official meeting concluded.

2. Sidewalk Café Standards

Director Chelton provided an overview of the Sidewalk Café program and related standards. Director Chelton stated that staff were seeking feedback from the Mayor and Council.

CM Lingua stated that it was a fair approach and hoped that it could be a simple and straightforward process.

CM Smith stated that he wanted the process to be as simple as possible for businesses. CM Smith also discussed planning for outdoor dining when the Town Center was revitalized.

Resident Lora Katz stated that some areas were not conducive to pedestrian access as well as an outdoor café.

Town Manager Lestitian discussed the need for aesthetic standards for the Town Center to ensure the continuity of public spaces. Mayor Thompson noted that the Mixed-Use Town Center (MUTC) development plan had some guidance on street furniture that could be considered. Mayor Thompson also discussed establishing an ad hoc or informal committee to address areas outside of the Town Center.

### **Adjournment**

The meeting was adjourned at 10:54 p.m.