

**TOWN OF GEORGETOWN
TOWN COUNCIL MEETING MINUTES**

Meeting Date: Monday, September 8, 2025
Location: 39 The Circle, Georgetown, DE 19947

Live Stream Can be Found at the Following Link:
Website: <https://www.georgetowndel.com/live-stream.htm>

Zoom.us/join
Zoom Meeting ID: 878 5873 3124

Time: 6:45 PM Executive Session
Regular Meeting Immediately Following Executive Session

TOWN COUNCIL PRESENT:

Bill West, Mayor
Christina Diaz-Malone, Ward One
Tony Neal, Ward Two
Eric Evans, Ward Three
Penuel Barrett, Ward Four

STAFF PRESENT:

Eugene Dvornick, Town Manager
Stephani Ballard, Town Solicitor
Kristen Dabrowski, Finance

6:45 PM EXECUTIVE SESSION

Motion by Councilman Barrett, seconded by Councilman Evans to enter Executive Session.

Motion Carried (unanimous)

Town Council met in Executive Session for the purpose of discussing strategy sessions, including advice or opinion from an attorney at law; 29 Del. C. §10004(b)(4)

Exited Executive Session at 7:23pm

REGULAR MEETING IMMEDIATELY FOLLOWING EXECUTIVE SESSION

1. PLEDGE OF ALLEGIANCE

Town Manager Dvornick led the Pledge of Allegiance.

2. INVOCATION

Councilman Neal led the Invocation.

3. ADOPTION OF AGENDA

Motion by Councilman Barrett, seconded by Councilman Neal to adopt the agenda as presented. **Motion Carried (unanimous)**

4. APPROVAL OF AUGUST 25, 2025 TOWN COUNCIL MINUTES

Motion by Councilwoman Diaz-Malone, seconded by Councilman Evans to approve the August 25, 2025 Town Council Minutes as presented. **Motion Carried (unanimous)**

5. COUNCILMEMBERS COMMENTS

Councilman Barrett, Ward 4

- Good to see everyone tonight

Councilwoman Diaz-Malone, Ward 1

- Thank you for coming tonight

Councilman Evans, Ward 2

- Good to see everyone tonight

Councilman Evans, Ward 3

- Welcome everyone

Mayor West

- No Comment

6. APPOINTMENT OF COMMITTEE MEMBERS

A. SUPPORTIVE HOUSING ISSUES COMMITTEE

Motion by Councilman Barrett, seconded by Councilman Evans to appoint the following members to the Supportive Housing Issues Committee:

- John Barnby
- Adam Buczkowski
- Linda Dennis
- Tammy Hardy-Kessler
- Trish Hill
- Janet Laws
- Sharon Pitcher
- Andrew Thurn
- Dennis Winzenreid
- Eddie Wise

Motion Carried (unanimous)

B. AMERICA 250 COMMITTEE

Motion by Councilwoman Diaz-Malone, seconded by Councilman Neal to appoint the following members to the America 250 Committee:

- Mary Lou Barnby
- Nancy Evans
- Kitty O'Hara
- Meghan Palazzo
- Faye West

Motion Carried (unanimous)

7. COMMUNITY DEVELOPMENT UPDATE ON AFFORDABLE/WORKFORCE HOUSING COTTAGE COMMUNITY AND DISCUSSION OF PROPOSED ORDINANCE

Town Manager Dvornick and Brian Olszak presented to Council an update on the affordable/workforce housing cottage community, and held a discussion of the proposed ordinance.

- Questions/Comments posed from Council

Motion by Councilwoman Diaz-Malone, seconded by Councilman Evans to move forward with the proposed ordinance going before Planning Commission.

Vote:

Councilwoman Diaz-Malone, Ward 1:	Yea
Councilman Neal, Ward 2:	Yea
Councilman Evans, Ward 3:	Yea
Councilman Barrett, Ward 4:	Yea
Mayor West:	Yea

Motion Carried (unanimous)

8. DEPARTMENTAL REPORTS

A. TOWN MANAGER – GENE DVORNICK

Project Updates

- Sussex County Family Court Facility
 - General trades:
 - Punch list items
 - Sprinkler
 - Garage – piping continues
 - Courthouse – punch list
 - Inspections
 - Electrical – Week of September 8
 - OSFM – September 15-22
 - Plumbing – September 15
 - Town CO – October 2
 - Site Contractor
 - Paving complete
 - South Race Street closed until CO Inspection
 - Fence removal this week
 - Opening
 - October 2025
- Pump Station Rehabilitation
 - Completed
 - The meadows, Three Bells
 - In Process
 - Health Unit, Big Park
- Parsons Lane Trailhead/Parking Area

- Pre-bid Meeting
 - September 10, 9:00 AM, Town Hall
- Bids due
 - October 1, 11:00 AM
- Fisher Road to Airport Road
 - DelDOT Project
 - Start: July – September 2025
 - End: April – June 2026
 - Construction start: October 2025
- Salt Barn
 - Walls & floors poured

General Items

- Upcoming Events
 - Police Accountability Committee: Tuesday, September 9, 6:00 PM, Town Hall
 - Planning Commission Meeting: Wednesday, September 17, 6:00 PM, Town Hall
- Legislative Update
 - Signing scheduled for late September:
 - HS 2 for HB 48 – Accessible Parking spaces
 - HB 67 – Removal of Motor Vehicles
 - Vetoed
 - SB 75 – Local Control of Retail Marijuana Stores
- No Question/Comments

9. PUBLIC COMMENT

Maria Hammond, 507 North Bedford Street

- Commented on how she takes care of problems that she sees around Town and who she contacts.

Sunny Gyani, 22512 Springfield Lane

- Spoke in favor of the Cottage Community
- Commented on the proposed park coming to Georgetown

Shelly Wise, 21502 Old Park Avenue

- Commented on the things she sees in Town when she walks at night, and some issues with what the homeless people are doing on the Circle

Linda Dennis, 4 Huckleberry Drive

- Questioned about the two structures on East Market Street and if they are the proposed cottages in the cottage community
- Asked for Gene to provide the Housing Committee with the report from 2012

Adam Buczkowski, 200 South Bedford Street

- Commented on bicyclists not following the rules of the road

Eddie Wise, 21502 Old Park Avenue

- Requested a link to Code Enforcement emails to be added to the Town Website so it is easier to get complaints to them

Tammy Hardy-Kessler, 300 James Street

- Commented on bicyclists following the rules of the road
- Commented on the affordable housing presentation

Wanda Burton, 405 North Bedford Street

- Commented on the affordable housing presentation
- Commented on out of state registered vehicles living in Town

Dennis Winzenreid, 23365 Old Park Avenue

- Commented on the affordable housing presentation
- Thank you to Georgetown Fire Department for hosting the relay for life event

10. ADJOURNMENT

Motion by Councilman Barrett, seconded by Councilman Evans to adjourn at 8:20pm.

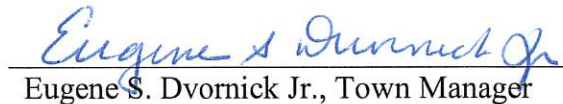
Motion Carried (unanimous)

APPROVED:



Anthony Neal, Secretary

ATTEST:



Eugene S. Dvornick Jr., Town Manager

These minutes are a summary of the meeting. Complete audio and visual recordings are available upon request