

The Mayor and Council of the Town of Manchester met in person on the above date. Those in attendance were Mayor Smith, Steve Miller, Jenn Miller, Chris Cuneo, Matt Leister and Kelly Baldwin.

7pm PUBLIC HEARING ON ORD. 267, 268, 269

Mr. Miller made a motion to close the regular meeting and open the public hearing on three ordinances. Mr. Cuneo seconded the motion. The motion passed unanimously. Mayor Smith informed those in attendance that they would take comments from the public but no vote until the October Town Council meeting.

Mayor Smith read a letter from Mary Rippeon, 2801 Fridinger Miller Road, who asks the Mayor and Council to reconsider banning residents from raising chickens on their property. The letter states the other Carroll County towns that have allowed chickens but with specific guidelines – “no roosters, cap on number of hens based on lot size, size limits and setbacks for placement of coops, required maintenance of coops, and a simple permit process for accountability. All with the understanding that it would not create a nuisance or be detrimental to public health, safety or welfare.”

Otto Gast, 2971 Main Street, had questions on the definition of plants, bushes and exotic pets. Also, Mr. Gast feels that the ordinances are far-reaching about what is done on your property with a lot of unnecessary oversight. He was concerned about staff needing to enter resident’s home. Mayor Smith acknowledged that there was some confusion but staff would not be going into resident’s homes unless Police were called.

Brinley Cooper, 2801 Fridinger Mill Road, asked the Mayor and Council to consider what her grandmother, Mary Rippeon, wrote in her letter. She didn’t want to give up her “friends” and it’s nice to go out and have fresh eggs.

The Zour family, 2815 Ridgeleigh Court, stated similar concerns with the proposed ordinance. Elianna Zour expressed her strong opinion against the ban of chickens. Mr. Zour disagreed with the claim that chickens cause rat issues since it’s usually grain in their food that causes it. Nathan Zour has had chickens for 8 years and had no issues.

Steve Miller, 3323 Augusta Road, had concerns about the definition of commercial vehicles since he owns his own landscaping company. He also disagrees with opinions of flowers vs. weeds. He doesn’t feel it’s right to give citations when residents may not be able to comply with the regulations due to time and/or money constraints. He would like to have the Town to address more serious issues like traffic on Route 30 and speeding along his street.

Melinda McNey, 3039 Forest Street, is deeply concerned about the proposed restrictions limiting residents to three (3) cats.

Jeff & Angel Doster, 3261 York Street, are concerned with the noise ordinance since they drag race as a hobby and need to start it up for maintenance. Mr. Miller stated the current noise ordinance is from 10pm-7am during the week and 10pm-9am on weekends and that was not being changed. There are rental properties along York Street that are issues and have not been addressed. Mayor Smith mentioned that rental properties are being addressed on a continual basis. Mrs. Doster complained of cats roaming from rental properties and nothing being done about it. Mayor Smith suggested they call Carroll County Animal Control.

Manny Fontanez, 2641 Cletus Drive, loves living here in the country and is happy with cats roaming since they keep rats away. Mr. Fontanez believes the timing of the ordinance is the problem due to financial struggles i.e. the high cost of eggs. People need help with property issues and need to be given solutions. Also, the Town needs to get the information out to the public. In addition, neighbors should offer to help those affected.

Mark Gonce, 3453 Augusta Road, has been coming to Town meetings for 20 years and things can be worked out, especially neighbors helping neighbors. If you live on Augusta Road, knock on my door and you will get help, that's country. Mr. Gonce has chickens as well.

Cynthia Brice, 2985 Beacon Drive, asked for assistance on getting a new mailbox from the USPS since it was hit by an ice cream truck. Ms. Brice was instructed to file a police report and contact the Ice Cream Truck and get them to cover cost of new community mailbox.

Tom McCarron, Town Attorney, summarized the proposed changes to the ordinance. There were no comments on Ordinance No. 269. Mr. Cuneo made a motion to close the public hearing and go into the regular meeting. Ms. Miller seconded the motion. The motion passed unanimously.

The Pledge of Allegiance was recited.

Mr. Cuneo made a motion to receive the July 2025 Check Register. Ms. Miller seconded the motion. The motion passed unanimously.

Mayor Smith read the monthly Mayor's Report. Mayor Smith thanked those who made our annual National Night Out a success. Hughes Trash will collect yard waste on Wednesdays through December 17th. Due to the new heat advisory rules, Hughes will start collecting trash, recycling, yard waste at 4am from Memorial Day through Labor Day. Residents are reminded that water and sewer rates will be increasing with the October bill. School begins on September 2, 2025 and drivers need to pay attention to the students, buses, etc.

In recognition of their ongoing volunteer efforts and commitment to our community, Mayor Smith, proclaimed August 12, 2025 as Quantum Internet Day.

Mr. Leister gave the monthly Town Administrator and Public Works report. CDM Smith proposed a design amendment for an additional \$420,00. A meeting will take place this Thursday to discuss. MDE did a site visit today for the PFAS Project. Hanover Land Design has begun the work on the Watershed Action Plan Grant along Rt. 27. . Code enforcement continues.

Bids were received to replace the "C" Field fence. Mr. Miller made a motion to approve the bid from Edgemark Fencing in the amount of \$13,395. Ms. Miller seconded the motion. The motion passed unanimously.

Bids were received for Main Street sidewalk trip hazard abatement. Mr. Miller made a motion to approve the bid from Precision Concrete Cutting in the amount of \$13,098. Ms. Miller seconded the motion. The motion passed unanimously. Ms. Miller asked Mr. Leister if the Town could mark or paint the hazard areas and Mr. Leister stated that it would be done.

Mr. Leister informed the Mayor and Council that Adam Smith was no longer with CDM Smith. Ms. Miller and Mr. Miller expressed their dissatisfaction with the requested price increase.

Mayor Smith gave the monthly Police Report. There were 219 calls for service in July. Traffic enforcement continues with 132 citations and warnings issued.

Council members gave committee reports.

Ms. Miller made a motion to adjourn the general session. Mr. Cuneo seconded the motion. The motion passed unanimously. The meeting adjourned at 8:20pm.

Respectfully submitted, Kelly J. Baldwin