City of Bowie

15901 Fred Robinson Way
Bowie, Maryland 20716

REGULAR CITY COUNCIL MEETING MINUTES

MONDAY, NOVEMBER 4, 2024

CALL MEETING TO ORDER:

The Regular Meeting of the Bowie City Council was held on Monday, November 4, 2024, in Council Chambers at City Hall. Mayor Pro Tem Woolfley called the meeting to order at 8:00 p.m.

PLEDGE OF ALLEGIANCE TO THE FLAG:

Mayor Pro Tem Woolfley led the Pledge of Allegiance to the Flag of the United States of America.

QUORUM:

In attendance were Mayor Pro Tem Woolfley, Councilmembers Brady, Estève, Ndebumadu (virtual), Rogers, and Truesdale, City Manager Lott, Assistant City Manager Mears, City Attorney Levan, City Clerk Hernandez and Staff.

AGENDA ADDITIONS/DELETIONS/AMENDMENTS:

Councilmember Truesdale moved to add under New Business a discussion on the proposed Preliminary Plan of Subdivision #4-23041 - Redeemed Christian Church of God, Victory Temple. Councilmember Brady second the motion. Motion passed 6-0.

Mayor Pro Tem Woolfley noted that Prince George's County Fire Chief Tiffany Green was not able to attend the meeting, so Item A under Old Business was being moved to the November 18th meeting.

CITIZEN PARTICIPATION:

1. Donna Clarke, Dew Drive – Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.
2. Anthony Medley, Dew Drive - Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.
3. Derrick Plummer, Davit Court - Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.
4. Caren Raphael, Dolphin Way - Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.
5. Nana Kwame, Dolphin Way - Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.
6. India Medley, Dew Drive - Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.
7. Donnell Davis, Dew Drive - Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.

8. George Oyegoke, President of Woodmore Estates HOA – Comment attached.
9. Cherri Cox-Stewart, Dew Drive - Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.
10. John Hines, Driftwood Road - Spoke in opposition of the proposed extension of Dew Drive for the development of Redeemed Christian Church of God, Victory Temple.

PRESENTATIONS:

None.

CITY BOARDS AND COMMITTEES:

None.

COUNCIL ANNOUNCEMENTS:

Councilmember Truesdale thanked staff for a great Veterans Walk on Saturday, and he reminded residents to go out and vote tomorrow.

Councilmember Brady echoed Councilmember Truesdale's comment on voting tomorrow and invited residents to attend the Veteran's Day Memorial Service on Monday, November 11th at 11:00 a.m. in Veterans Park in Old Town Bowie.

Councilmember Ndebumadu commented on the event she co-hosted with Comptroller Lierman sponsored by Inovalon for small businesses on October 9th. More information will be provided in the next issue of the Spotlight.

Mayor Pro Tem Woolfley echoed Councilmember Brady's comment about the Veteran's Day Memorial Service and invited residents to attend the Complete Streets meeting on November 7th at 6:00 p.m. at City Hall where they will be discussing the possibility of adding bike lanes along several streets in the S and K sections.

CITY MANAGER'S REPORT:

City Manager Lott reported that the EOC will be activated all day tomorrow during election hours.

CONSENT AGENDA:

Councilmember Rogers motioned to approve Consent Agenda items: A) Approval of October 21, 2024 Council Meeting Minutes; B) Adoption of Proclamation P-15-24 Observing Veteran's Day, November 11, 2024; C) Adoption of Proclamation P-16-24 Proclaiming the Month of November as Municipal Government Works Month in the City of Bowie; D) Adoption of Resolution R-75-24 Accepting the Construction of the Right of Way Improvements Constructed Under the Permit ROW 0001-21 at 8811 Elm Avenue and Releasing the Construction Securities Required Therewith; E) Adoption of Resolution R-76-24 Authorizing the Issuance of a Purchase Order to KCI Technologies, Inc. for Task Order/RFP#3-19 in the Amount of $33,579.68 in Accordance with the Master Contract Approved on October 31, 2018; F) Introduction of Ordinance O-9-24 Re-Adopting the Code of the City of Bowie Consisting of Chapters 1 Through 28, Inclusive, With Amendments to Update References To State Laws and Regulations, To Update References To State, County, M-NCPPC and City Departments and/or Agencies, and To Make Other Minor Grammatical and Nonsubstantive Changes, and Authorizing the Publication and Updating of the Amended Code and the City Charter By General Code. Councilmember Brady seconded the motion. Motion passed 5-0 (Ndebumadu – no vote).

OLD BUSINESS:

A. Briefing by Prince George's County Fire Chief Tiffany Green - The Prince George's County Fire Chief will brief Council on Fire Security in the City on Election Day and update on EMT recruits that will be housed at the City's volunteer stations – This item was moved to the November 18th Council meeting.

B. Adoption of Charter Amendment Resolution CAR-1-24 Amending Sec. 2 "To Be Filed Certain Places," Sec. 18A. "Express Powers," Sec. 89 "Establishment, Taxes, Administration," and Sec. 98 "Charter Revision Procedures; Miscellaneous" of the City Charter to Amend Outdated References to State Law and to Departments of the State – City Clerk Hernandez summarized the Charter Amendment Resolution noting that the amendments are to update references to State Law and to departments of the State and County that the City works with as well as grammatical and typographical corrections.

Public Hearing:

City Clerk Hernandez stated that no one signed up to speak and no comments were submitted via email for the Public Hearing of Charter Amendment Resolution CAR-1-24. Mayor Pro Tem Woolfley declared the Public Hearing to have been held.

Councilmember Esteve motioned to adopt Charter Amendment Resolution CAR-1-24. Councilmember Truesdale seconded the motion. Motion passed 5-0 (Ndebumadu – no vote).

C. Adoption of Charter Amendment Resolution CAR-2-24 Amending Sec. 4 "Qualifications of Councilmembers," of the City Charter to Add That a Councilmember Cannot Have Been Convicted of or Plead Guilty, Nolo Contendere or Entered an Alford Plea, to a Misdemeanor Involving Assault, Battery or Moral Turpitude – City Clerk Hernandez summarized the Charter Amendment Resolution noting that the amendments are to update references to State Law and to departments of the State and County that the City works with as well as grammatical and typographical corrections.

Public Hearing:

City Clerk Hernandez stated that no one signed up to speak and no comments were submitted via email for the Public Hearing of Charter Amendment Resolution CAR-2-24. Mayor Pro Tem Woolfley declared the Public Hearing to have been held.

Councilmember Esteve motioned to adopt Charter Amendment Resolution CAR-2-24. Councilmember Rogers seconded the motion. Motion passed 5-0 (Ndebumadu – no vote).

D. Adoption of Charter Amendment Resolution CAR-3-24 Amending the Following Sections of the Charter of the City of Bowie: Sec. 6 "Meetings," Sec. 8 "Chairperson," Sec. 9 "Quorum," Sec. 39 "Powers and Duties," Sec. 44 "Adoption of Budget," Sec. 47 "Expenditures in Excess of Appropriations Forbidden," Sec. 73 "City's Powers With Respect to Sidewalks," Sec. 74 "Powers of the City," and Sec. 83 "Right of Entry by City Employees" to Correct Typographical and Grammatical Errors – City Clerk Hernandez summarized the Charter Amendment Resolution noting that the amendments are to update references to State Law and to departments of the State and County that the City works with as well as grammatical and typographical corrections.

Public Hearing:

City Clerk Hernandez stated that no one signed up to speak and no comments were submitted via email for the Public Hearing of Charter Amendment Resolution CAR-3-24. Mayor Pro Tem Woolfley declared the Public Hearing to have been held.

Councilmember Esteve motioned to adopt Charter Amendment Resolution CAR-3-24. Councilmember Rogers seconded the motion. Motion passed 5-0 (Ndebumadu – no vote).

E. Adoption of Charter Amendment Resolution CAR-4-24 Amending Sec. 32 "Special Elections," and Sec. 33 "Counting Votes; Declaring Results" of the City Charter to Correct References to the City Board of Elections - City Clerk Hernandez summarized the Charter Amendment Resolution noting that the amendments are to update references to State Law and to departments of the State and County that the City works with as well as grammatical and typographical corrections.

Public Hearing:

City Clerk Hernandez stated that no one signed up to speak and no comments were submitted via email for the Public Hearing of Charter Amendment Resolution CAR-4-24. Mayor Pro Tem Woolfley declared the Public Hearing to have been held.

Councilmember Esteve motioned to adopt Charter Amendment Resolution CAR-4-24. Councilmember Rogers seconded the motion. Motion passed 5-0 (Ndebumadu – no vote).

NEW BUSINESS:

A. Discussion on the proposed Preliminary Plan of Subdivision #4-23041 - Redeemed Christian Church of God, Victory Temple – Sustainability Manager, Ashleigh Diaz summarized the plan on behalf of Planning Director Joe Meinert. This preliminary plan of subdivision proposes eight lots and two parcels for the development of eight single-family detached dwelling units and 117,355 square feet of institutional development on the corner of Mt. Oak Road and Church Road. This property is located outside of the incorporated City limits. The residential portion of the development is proposed to be accessed via an extension to Dew Drive which is on City property in the Woodmore Estates subdivision. The extension is proposed as a public right-of-way. The County will hold a public hearing on November 14th.

Councilmember Truesdale motioned to have staff prepare a letter of opposition to this development and the connection to Dew Drive. Councilmember Rogers seconded the motion. Motion passed 5-0 (Ndebumadu – no vote).

ADJOURNMENT AND MOVE TO CLOSED SESSION:

Councilmember Esteve motioned to adjourn the regular City Council meeting and go into Closed Session under the statutory authority of the Md. Annotated Code, General Provisions Article §3-305(b)(7): "To consult with counsel to obtain legal advice." Councilmember Brady seconded the motion. Motion passed 6-0. The meeting adjourned at 9:07 p.m.

Awilda Hernandez, MMC
City Clerk

Approved by the City Council of the City of Bowie on November 18, 2024.

WOODMORE ESTATES HOMEOWNER ASSOCIATION
P.O. Box 701
Bowie, MD 20718
Email: board@woodmoreestateshoa.com
www.woodmoreestateshoa.com

Woodmore Estates HOA

November 4, 2024

RE: PROPOSED STREET CONNECTION TO DEW DRIVE (PPS 4-23041-14403 MOUNT OAK RD)

Dear Bowie City Council:

I am writing, on behalf of our residents, to express strong opposition to the proposed street connection to Dew Drive that would negatively impact our existing residential community.

Based on the County Staff Report received from the City Planning Department, we realized a PPS referral for application 4-23041 was sent to the City of Bowie but no response had been received. The City's Planning Director stated the Council had not requested a hearing on the matter. The applicant has not met with the City Council to obtain approval for the proposed street connection, yet the County has now scheduled a board hearing for Thursday, November 7, 2024 .

You may recall the City Council voted unanimously in 2019 not to recommend the water/sewer category change for the proposed 60,000 sq foot 2 story church building at 14403 Mount Oak Rd. The County ultimately agreed with the City's concerns about the negative impacts to existing City residents in adjoining communities.

The PPS application now before County called for a larger footprint (117,355 sq ft building with a 2,000-seat church and 600-seat fellowship hall). This larger proposal also includes 8 new single-family homes with a new street extension to Dew Drive, an existing City roadway within Woodmore Estates.

This street extension would destroy existing wooded fence-line that serves as the City boundary and separate our community from adjoining lots. The connection to our neighborhood will also increase traffic volume, disrupt safety, and compromise the community character that our families and residents have come to rely on. Church members will expectedly start using Dew Drive and surrounding streets as overflow parking given our proximity to the proposed church. Bowie Police is well aware of existing traffic challenges in our community.

We urge the City Council to respond quickly to the PPS referral and DPIE, rejecting the proposed street connection to Dew Drive and place the well-being, safety, and interests of existing City residents at the forefront of their decision-making process. We ask for your leadership in promoting development that complements and supports current communities, rather than overwhelming them.

Thank you for your time and dedication to responsible city planning.

Sincerely,

George Oyegoke

George Oyegoke
President
Woodmore Estates HOA

PRESIDING OFFICER'S WRITTEN STATEMENT FOR CLOSING A MEETING ("CLOSING STATEMENT") UNDER THE OPEN MEETINGS ACT (General Provisions Article § 3-305)

This form has two sides. ***Complete items 1 – 4 before closing the meeting.***

1. **Recorded vote to close the meeting:** Date: 11-4-24 Time: 9:07; Location: City Hall;
Motion to close meeting made by: Esteve Seconded by Truesdale;
Members in favor: All Aye; Opposed: N/A;
Abstaining: N/A; Absent: Adams.

2. **Statutory authority to close session (check all provisions that apply).**
This meeting will be closed under General Provisions Art. § 3-305(b) only:

(1)☐ "To discuss the appointment, employment, assignment, promotion, discipline, demotion, compensation, removal, resignation, or performance evaluation of appointees, employees, or officials over whom this public body has jurisdiction; any other personnel matter that affects one or more specific individuals"; **(2)**☐ "To protect the privacy or reputation of individuals concerning a matter not related to public business"; **(3)**☐ "To consider the acquisition of real property for a public purpose and matters directly related thereto"; **(4)**☐ "To consider a matter that concerns the proposal for a business or industrial organization to locate, expand, or remain in the State"; **(5)**☐ "To consider the investment of public funds"; **(6)**☐ "To consider the marketing of public securities"; **(7)**☑ "To consult with counsel to obtain legal advice"; **(8)**☐ "To consult with staff, consultants, or other individuals about pending or potential litigation"; **(9)**☐ "To conduct collective bargaining negotiations or consider matters that relate to the negotiations"; **(10)**☐ "To discuss public security, if the public body determines that public discussion would constitute a risk to the public or to public security, including: (i) the deployment of fire and police services and staff; and (ii) the development and implementation of emergency plans"; **(11)**☐ "To prepare, administer, or grade a scholastic, licensing, or qualifying examination"; **(12)**☐ "To conduct or discuss an investigative proceeding on actual or possible criminal conduct"; **(13)**☐ "To comply with a specific constitutional, statutory, or judicially imposed requirement that prevents public disclosures about a particular proceeding or matter"; **(14)**☐ "Before a contract is awarded or bids are opened, to discuss a matter directly related to a negotiating strategy or the contents of a bid or proposal, if public discussion or disclosure would adversely impact the ability of the public body to participate in the competitive bidding or proposal process." **(15)**☐ "To discuss cybersecurity, if the public body determines that public discussion would constitute a risk to: (i) security assessments or deployments relating to information resources technology; (ii) network security information . . . or (iii) deployments or implementation of security personnel, critical infrastructure, or security devices."

Continued →

3. **For each provision checked above, disclosure of the topic to be discussed and the public body's reason for discussing that topic in closed session.**

Citation (insert # from above)	Topic	Reason for closed-session discussion of topic
§3-305(b) ☑ 7	Consult with Legal Counsel	
§3-305(b) ☐		
§3-305(b) ☐		
§3-305(b) ☐		
§3-305(b) ☐		

4. **This statement is made by** [signature]**, Presiding Officer.**

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WORKSHEET FOR OPTIONAL USE IN CLOSED SESSION: INFORMATION FOR SUMMARY TO BE DISCLOSED IN THE MINUTES OF THE NEXT OPEN MEETING. (See also template for summary.)

➢ **For a meeting closed under the statutory authority cited above:**

Time of closed session: 9:16

Place: City Hall

Purpose(s): (7) Consult with legal counsel

Members who voted to meet in closed session: WR, DB, ME, DW, CT, RN

Persons attending closed session: Rogers, Brady, Esters, Woolfley, Truesdale, Ndebumadu, Aldayuz, Young, Levan, Lott, Mears, Meen

Authority under § 3-305 for the closed session: (7)

Topics actually discussed: _____

Actions taken: _____

Each recorded vote: _____

➢ **For a meeting recessed to perform an administrative function (§ 3-104):** Time: _____

Place: _____

Persons present: _____

Subjects discussed: _____