City of Bowie

15901 Fred Robinson Way
Bowie, Maryland 20716

REGULAR CITY COUNCIL MEETING MINUTES

MONDAY, MAY 5, 2025

CALL MEETING TO ORDER:

The Regular Meeting of the Bowie City Council was held on Monday, May 5, 2025, in Council Chambers at City Hall. Mayor Pro Tem Woolfley called the meeting to order at 8:05 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, Rogers, and Truesdale; City Manager Lott; Assistant City Manager Mears; City Attorney Levan; Assistant City Clerk Hartig and Staff.

AGENDA ADDITIONS/DELETIONS/AMENDMENTS:

Councilmember Estève motioned to move Item A under New Business, *Delegate Boafo and the District 23 team will provide a brief legislative recap of the 2025 session*, to Item A under Presentations. Councilmember Truesdale seconded the motion. Motion passed 5-0.

CITIZEN PARTICIPATION:

1. Gary Allen, Knighthill Lane – Comment attached.
2. Maureen Fine, Knighthill Lane – Spoke in support of expanding curbside collection of compost within the city. Commended staff for current composting efforts.
3. Ken McCaughey, Chalford Lane – Member of the MAPS group, a Bowie Green Team subcommittee. Spoke in support of increasing funding for the Jericho Park Trail and Northview Drive Trail. Commended staff for the new City bike map.
4. Joshua Wooten, Wharton Turn – Chair of the Bowie Green Team. Spoke requesting funding in the FY26 budget for improvements to the Bowie Railroad Museum.
5. Bob Rapezynski, Maple Avenue – Spoke requesting funding in the FY26 budget for improvements to the Bowie Railroad Museum.

Two additional comments were received for the record via email (copies attached).

PRESENTATIONS:

A. Delegate Boafo and District 23 team legislative recap of the 2025 session – Delegates Marvin Holmes, Adrian Boafo, and Kym Taylor gave a presentation highlighting their accomplishments from the 2025 Maryland General Assembly session, including securing funding for local projects and addressing community needs. Delegate Boafo emphasized the session was particularly challenging due to a $3 Billion state deficit, worsened by loss of federal funding, and acknowledged the importance of state-local collaboration to achieve legislative outcomes.

Delegate Boafo shared that despite the deficit, the session concluded with a $5M strategic surplus. Approximately $9 million was secured for District 23, including: $6.2M for the Bowie Racecourse Training Center Property and Rosecroft Raceway revitalization, $2.23M for a new library at Bowie State University, $200K for AI-enabled surveillance at Bowie State University, and $100K for security camera upgrades at Bowie High School. There are additional smaller allocations for local signage, youth empowerment, and arts.

Delegate Kym Taylor thanked the Council for their partnership and provided a brief overview of her work during the 2025 General Assembly session. She shared that she introduced twelve bills, five of which passed both chambers and were sent to the Governor. Her legislative efforts focused on issues including juvenile services, local ordinance enforcement, property appraisal reform, and justice reform. She also highlighted her support for a bill to assist individuals with disabilities through improved identification options. Delegate Taylor emphasized the importance of collaboration with local government and expressed her continued commitment to serving the community.

Delegate Marvin Holmes expressed his appreciation for the opportunity to address the Council, emphasizing the importance of continued collaboration between the state and local governments. He discussed his longstanding commitment to housing issues and outlined his recent legislative work, including efforts to improve property management standards and expand access to affordable housing across the state. Delegate Holmes noted his involvement in legislation aimed at increasing accountability for landlords and promoting equitable development practices. He reaffirmed his dedication to serving the residents of District 23 and encouraged ongoing communication to address the community's evolving needs.

Councilmember Rogers thanked the delegation for the example they have set for her. Councilmember Rogers asked for more information on Senator Ron Watson's bill regarding transparency of development impact fees that was signed into law. The delegation explained that Bowie receives only a small portion of development impact fees from projects within the city, with majority of funds being spread throughout the county, and Senator Watson's bill aims to increase transparency around how these fees are collected and dispersed. Councilmember Rogers thanked the delegates for the explanation.

Councilmember Brady mentioned that the development impact fee problem has been a long-standing issue and realizes it will be an ongoing fight to bring more of the funds collected to Bowie. Councilmember Brady extended an early birthday greeting to Delegate Boafo.

B. Mr. Kevin Lopez Cruz, member of the City's Diversity Committee, spoke on Asian Pacific Islander Desi American Heritage Month, highlighting events taking place throughout Prince George's County and offering resources to learn more.

CITY BOARDS AND COMMITTEES:

A. Appointments/Reappointments/Swearing-In:

1. Councilmember Truesdale motioned to appoint Mr. Allan Olorunsola to the Community Recreation Committee as a Regular Member for a 2-year term. Councilmember Estève seconded the motion. Motion passed 5-0.

2. Councilmember Estève motioned to appoint Mr. Isiah Battle to the Administrative Review Board as a Regular Member for a 2-year term. Councilmember Rogers seconded the motion. Motion passed 5-0.

Mayor Pro Tem Woolfley swore in Mr. Olorunsola and Mr. Battle to their respective committees.

COUNCIL ANNOUNCEMENTS:

Councilmember Truesdale participated in a walkthrough of the Maryland Women's Business Center's new Bowie Town Center location that will be opening on Friday, May 9, 2025. Additionally, Councilmember Truesdale attended United Furniture Warehouse's grand opening on Saturday, May 3, 2025, and he shared he is part of Leadership Maryland's Emerging Leader Program's new class.

Mayor Pro Tem Woolfley gave a reminder that Mother's Day is upcoming on Sunday, May 11, 2025, and he encouraged residents to attend the Bowie-Crofton Garden Club's Plant Sale at the Belair Mansion on Saturday, May 10, 2025.

CITY MANAGER'S REPORT:

No report.

CONSENT AGENDA:

Councilmember Estève motioned to approve Consent Agenda items: A) Approval of March 3, 2025 Council Meeting Minutes; B) Approval of March 17, 2025 Council Meeting Minutes; C) Adoption of Proclamation P-10-25 Proclaiming May 15, 2025, as Bike to Work Day; D) Adoption of Proclamation P-11-25 Proclaiming May 4 through May 10, 2025, as the 56th Annual Professional Municipal Clerks Week in the City of Bowie; E) Adoption of Resolution R-21-25 Accepting a Proposal for VMWare Subscription with DataNetworks in an Amount Not to Exceed $64,800; F) Adoption of Resolution R-22-25 Accepting a Proposal for Virtual Server Stack Refresh with DataNetworks in the Amount of $224,900. Councilmember Brady seconded the motion. Motion passed 5-0.

OLD BUSINESS:

A. FY2026 Budget and 2026-2031 Capital Improvements Program – Staff summarized FY26 budget changes thus far. City Manager Lott noted that a public hearing was not required for this item because the proposed FY2026 Real Property Tax Rate remains unchanged from the FY2025 rate, which is 40 cents per 100 dollars of assessed value.

Mayor Pro Tem Woolfley asked how long the city has had the current tax rate, to which Finance director Byron Matthews responded that it has been about 15 years.

Finance Director Byron Matthews shared tentative changes to the FY2026 budget.

Mayor Pro Tem Woolfley thanked staff for their efforts.

B. Adoption of Resolution R-20-25 Awarding a Contract for Construction Services for the New Ice Arena Project – Community Services Director Nick Spurgeon reported that an invitation to bid was opened on April 29, 2025. Warner Construction, LLC submitted the lowest bid of $21,839,787, which was below the project's initial estimate of approximately $30 million. Staff recommended awarding the contract to Warner Construction, LLC.

Mayro Pro Tem Woolfley asked for more information about why the bids received came in lower than the $30 million budget. Mr. Spurgeon explained that the city issued a request for statement of qualifications in January 2025, and 9 submissions were received. Following a thorough vetting process that included review by a city engineer, contracting officers, project managers, a third-party construction management consultant, and staff, the list was narrowed to 3 and staff recommended Warner Construction, LLC. Mayor Pro Tem Woolfley thanked the team involved and asked if the recommended vendor's portfolio includes Ice Arenas. Mr. Spurgeon responded that there is not much Ice Arena experience in this area, but the short list of 3 vendors had complex mechanical experience and Warner Construction, LLC additionally had refrigeration experience.

Councilmember Estève thanked staff involved in this project and provided a history of the Ice Arena project and the options considered.

Councilmember Rogers thanked staff for the report and mentioned that it is important to keep in mind that this is a 1-for-1 replacement and noted that this facility will not limit future recreational development.

Councilmember Brady reiterated that it has been a long journey to get to this point and stated he is in support of moving the project forward. Mr. Spurgeon noted that the contract price is a fixed price. Councilmember Brady questioned the plan for the old Ice Arena. City Manager Lott noted continued use of the facility is possible if feasible and Council would need to decide what purpose they would like the old facility to serve.

Councilmember Truesdale noted he would like to see more all-around recreational facilities in the city and thanked staff for their presentation.

Councilmember Rogers commented that the Council will need to have a conversation about the next steps for the Church Road property that was purchased to house the previously cancelled Ice Arena project.

Councilmember Brady motioned to adopt Resolution R-20-25. Councilmember Estève seconded the motion. Motion passed 5-0.

NEW BUSINESS:

A. Detailed Site Plan DSP-23026, Ourisman of Bowie – Transportation Planner Ridwan Coker introduced DSP-23026, a proposal for a new one-story ~22,111 sq. foot automobile vehicle sales and service dealership. The property is currently forested and undeveloped.

Mr. Robert Antonetti, with the law firm Shipley & Horne, P.A, representing the applicant, provided an overview of the project and gave context of where the site is located. Mr. Antonetti commented it is not yet known what manufacturer will be using the facility. The applicant is in agreement with staff's recommendation and conditions.

Councilmember Brady motioned to approve Detailed Site Plan DSP-23026, Ourisman of Bowie. Councilmember Rogers seconded the motion. Motion passed 5-0.

Mayor Pro Tem Woolfley thanked the applicant for their time and presentation.

ADJOURNMENT AND MOVE TO CLOSED SESSION:

Councilmember Estève motioned to adjourn the regular City Council meeting and move to Closed Session under the statutory authority of the Md. Annotated Code General Provisions Article §3-305(b)(3): "To consider the acquisition of real property for a public purpose and matters directly related thereto"; §3-305(b)(7): "To consult with counsel to obtain legal advice" and §3-305(b)(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." Councilmember Rogers seconded the motion. Motion passed unanimously. The meeting adjourned at 9:59 p.m.

Awilda Hernandez, MMC
City Clerk

Approved by the City Council of the City of Bowie on June 16, 2025.

TESTIMONY CITY Budget FY 26

FOCUS EXPANSION OF THE FOOD COMPOST COLLECTION PROGRAM MAY 5,2025

Good evening. GARY Allen, I am pleased to see all of you

I appear this evening to support the expansion of the city collection of food compost to at least half of the city.

The pilot program has been in place for five years, and the drop-off and site has been expanded.

Expanding the Curbside side collection is the next logical and long-overdue step!
I say long

Overdue

You may recall that I served for over a decade as the Chair of your Environmental Advisory Committee. That committee first advised the pilot of curbside compost collection in 2015, a decade ago, as one of the following ten steps to a GREEN. Bowie, we repeated that Recommendation in Many forms

A study

a pilot

a program, it is time to act on expansion. The decision has been delayed long enough

However, having gotten stuck on the current piolet and drop-off program advocates like me and others recognize that a citizen education program MUST accompany the expansion

Focused on the benefits and details of the program, fortunately, others have broken trail here, including Prince County.

IT IS TIME BOWIE BECAME PART OF THAT LARGER EFFORT

I ASK YOU FOR YOUR UNAMIOUS SUPPORT FOR THE EXPANSION OF THE FOOD WASTE COLLECT PROGRAM IN THE COMING FISCAL YEAR.

!

From: Mitch Betts
To: CityClerk
Subject: {EXTERNAL}: [EXTERNAL] Citizen comments regarding Bowie budget & service priorities
Date: Sunday, April 27, 2025 5:02:48 PM

This Message Is From an Untrusted Sender
You have not previously corresponded with this sender.

Report Suspicious

Greetings. I'm long-time Bowie resident Edward Mitchell ("Mitch") Betts, at 2704 Federal Lane (District 2).

Three comments regarding the FY 2026 budget & capital improvements:

Public works: We are big fans of the Bowie services, particularly the Public Works Department (e.g., garbage & recycling pickup, city landscaping). We know that funds are tight, but we hope those **employees are properly compensated** for the good work they do, to encourage employee retention.

Food waste recycling: We currently participate in the food waste bins program at Kenhill. But we'd like to see this evolve into **curbside pickup** (in a way that is convenient & sanitary).

Water pipes: Our home (on City Water) is constantly dealing with rusty water -- not just during hydrant flushing, but always. We have a filter system, but have to change the filter every month. We know that replacing the water pipes is a long & expensive process, but we urge you to obtain federal & state funds to **accelerate the replacement program**.

Thank you for the chance to provide this feedback

--- Mitch Betts
2704 Federal Lane, Bowie, MD 20715

Old Bowie Arts & Heritage

May 5, 2025

Bowie City Council, City of Bowie MD
Attn: Honorable Mayor Tim Adams, Mayor Pro Tem Dufour Woolfley, At-Large Councilmember Dennis Brady, At-Large Councilmember Wanda Rogers, Councilmember Michael Esteve, Councilmember Clinton Truesdale, Sr., Councilmember Roxy Ndebumadu
15901 Fred Robinson Way
Bowie, MD 20716

Greetings,

The Old Bowie Arts & Heritage Steering Committee has been made aware in the proposed budget that the funding for the Railroad Museum Improvement Project, which has been in the works for many years, could be redirected to another project and the Railroad Museum project will be pushed out another couple years. So why at this point, after much work and expense to update the plans and prepare documents for bidding, would the City and the City Council allow the Railroad Museum Improvement Project not be funded in FY 2026?

We remind you that the City of Bowie initiated a 5-year strategic plan, the Old Town Bowie Revitalization Plan, to revitalize Old Bowie and the Railroad Museum is at the heart of Old Bowie. When it is so close to being finished and it becoming a gem in the City's historic properties – why would you let this happen? It does not show the City's support of the Revitalization Plan or the support of Old Town Bowie.

The Old Bowie Arts & Heritage Steering Committee strongly urges the City Council to continue plans for Improvements to the Railroad Museum campus. Bowie's history begins with the railroad. This history plays an important role in the City's legacy – please don't let this happen!

Sincerely,

Verna Teasdale, Co-Chairperson
Kathleen Parker, Co-Chairperson
Isabel Pocurull, Secretary
Tracy Staton, Treasurer

Gerald Barnes
Penny Dixon-Jefferson
Mr. Green
Heidi Golding
Ann Laverne Johnson
Celia Murphy
Latoya Phillip

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: 5-5-24; Time: 9:58; Location: City Hall;
Motion to close meeting made by: Esteve Seconded by Rogers;
Members in favor: All Aye; Opposed: _____;
Abstaining: _____; Absent: _____.

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) [3]	Acquisition of Property	Purchase of Property for Public Purpose
§3-305(b) [7]	Consult with Counsel	Property terms
§3-305(b) [14]	Before Contract negotiating Strategy	
§3-305(b) [ ]		
§3-305(b) [ ]		

Timothy J. Adams

4. **This statement is made by _____, 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: 10:05pm
Place: City Hall
Purpose(s): (3) (7) (14)
Members who voted to meet in closed session: Rogers Brady Estes Woolfley Truesdale
Persons attending closed session: Rogers Brady Estes Woolfley Truesdale Levan King Hall Lott Mears
Authority under § 3-305 for the closed session: (3) (7) (14)
Topics actually discussed: real estate acquisition terms & strategy
Actions taken: _____
Each recorded vote: _____

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