

Town of Eleanor – Town Council Meeting Minutes

Date: May 15, 2025

Time: 7:30 PM

Location: Eleanor Town Hall – Homestead Room

Minutes Recorded By: Mayor Cam Clendenin

1. Call to Order

The meeting was called to order at 7:30 PM by Mayor Cam Clendenin.

2. Roll Call

Present:

Mayor Cam Clendenin

Council Members: Adam Childers, Tom Sheridan, Teresa Harmon, Jack McClane

Absent:

Recorder Lynda Casto

Council Member Kevin Childers

3. Pledge of Allegiance

The Pledge of Allegiance was recited.

4. Approval of Previous Minutes

Minutes from the previous meeting were not available for review.

5. Approval of Liability Forecast

Liability forecast was approved on a motion by Teresa, 2nd Jack and approved on a unanimous vote.

6. Events Planning Announcements & Updates

Memorial Day Ceremony: Scheduled for Saturday, May 24.

Homestead Days: Council discussed increasing community awareness and involvement.

- Pool Party: Scheduled for Friday, June 6, featuring catering, music, and potential food trucks.
- A discussion was held about waiving food truck license requirements to encourage participation.
- General consensus supported allowing food trucks without requiring a town license for this event.

Community Cleanup: Scheduled for Thursday, May 29, with participation from Parkline and their volunteers in the town park.

7. Facilities & Services

Noted increased usage of the town dumpster and positive resident feedback.

Residents are permitted to schedule up to two free uses of the dumpster per month.

8. Sewer & Utilities

Ongoing discussions about service reliability and sewer operations. To fix this the board is proposing a sewer rate increase.

Rate Increase Proposal:

Two options were considered; the preferred plan is a 50% sewer rate increase.

Sewer Financial Overview:

Current operating revenue: ~\$312,000/year

Proposed new revenue: ~\$470,000/year (additional \$158,000)

Current vs. Proposed Rates:

Usage	Current Rate	Proposed Rate	Increase
2,000 gallons	\$15.32	\$22.98	+\$7.66/month
3,400 gallons	\$22.22	\$33.33	+\$11.11/month

Eleanor currently ranks 11th cheapest in the state; after increasing, still in the bottom quarter (~48th cheapest).

Increase will support staffing, maintenance, emergency repairs, and long-term improvements.

Affordability Note:

PSC guideline for Grant and Funding Support: sewer bills should be \$87.50/month in Eleanor.

Even with increase, rates remain well below this threshold.

Council Action:

Unanimous vote to proceed with the 50% rate increase and initiate the ordinance process. Motion was made by Teresa, 2nd by Jack.

Increase to sewer tap fees will also be included.

9. Personnel & Committees

New Hires:

Offers extended to Harry Teare (expected start in 3–4 weeks) and Jacob Ellis (may start by Monday).

10. Planning Commission Update:

Reviewing ordinances; discussion to reduce council meetings from two to one per month.

Proposal to repurpose second meeting for committee reports.

Planning Committee Membership:

Members: Kevin Childers, David Lewis, Cam Clendenin, and Kim Clendenin.

Recommendation to add Lynda (Recorder) as official member for better organization and to have an odd number. This will be discussed in upcoming meetings once we have the procedure in place.

Planning Commission Administrative Staffing:

Identified need for an administrative employee to assist the Planning Commission.

Duties: managing permits, variances, and record-keeping.

Recommendation: Appoint Michelle Flora for this clerical role but we will work out more details before presenting a plan.

11. Street & Sidewalk Safety

Sidewalk Concerns:

Discussed areas needing urgent repairs due to safety issues.

Incident reported: A person tripped and broke an arm on far west end.

Priority Repair Areas:

In front of Shore's (tree/bus impact site)

Near former dental office, Route 62

Across from Jerry's house

Intersection with Sandstone

Behind old dentist's office

Motion Passed: Motion by Teresa and 2nd by Adam for the following:

Approved \$6,080 for repairs to top priority areas.

Additional \$3,000 allocated to address drainage issues.

Other Areas for Review:

Town Hall vicinity

Pat's Street (near Ireland's)

End of Central Park Road

Cedar Hill

Next Steps:

Streets Committee to reconvene for further review and prioritization.

Explore funding/grant options and vendor for all the work.

12. Building & Facility Improvements with Fire Department

Lighting and Electrical Updates Needed:

Several areas, especially downstairs, reported as dark and outdated.

Discussed replacing lighting with modern LED or flood fixtures.

Room & Ceiling Conditions:

Upstairs area has poor ceiling conditions and surface-mounted MC cable.

Recommendations made to update ceilings and lighting throughout.

Willing to assist with lighting and ceiling improvements in town buildings.

13. Grant Update

Grant Writing:

Council discussed importance of actively seeking grants.

Continued follow-up needed on previously discussed police car grant.

Adjournment

Meeting adjourned at 8:12 PM.