



September 2025 Regular Town Meeting Minutes

Wednesday, September 10, 2025, at 6:30 PM

Virtual and In-Person Meeting

3820 40th Avenue Cottage City, Maryland 20722

This meeting was hosted on Zoom and at Cottage City Town Hall:

https://us02web.zoom.us/recording/detail?meeting_id=UtlF42KZQ92jEO3D7DzPUA%3D%3D

Phone: 301-715-8592 | Meeting ID: 873 6406 8784 | Passcode: 994069

Call to Order at 7:10 PM

Attendees

1. Ward 1 - Commissioner Salsich
2. Ward 2 - Commissioner Henderson
3. Ward 3 - Commissioner Wheatley
4. Ward 4 - Commissioner Givens
5. At-Large - Commissioner Brooks
6. John Hoatson - Town Manager
7. David Thompson – Acting Chief of Police
8. Mohin Uddin - Businessman
9. Denise Hamler – Resident
10. Bill Kopecki – Resident

Agenda

1. **Call to Order and Recital of the Pledge of Allegiance (29:26)**
2. **Public Safety Report (31:44)**

Acting Chief David Thompson presented the July and August monthly crime statistics.

- July – 80 calls for service
 - 1 assault report
 - 8 disorderly calls
 - 1 family dispute
 - 1 hit-and-run
 - 1 loud music complaint
 - 1 pedestrian struck
 - 1 stolen vehicle
 - 2 suspicious persons
 - 2 thefts from auto

- 1 theft report
- 1 trespassing complaint
- 7 unknown trouble calls
- No arrests
- August – 81 calls for service
 - 12 911 disconnect calls
 - 8 accidents calls
 - 1 attempted suicide
 - 9 disorderly calls
 - 1 family dispute
 - 4 hit-and-run
 - 5 miscellaneous police incidents
 - 1 noise complaint
 - 1 suspicious person
 - 1 property damage
 - 1 suspicious auto
 - 1 suspicious person
 - 2 thefts from auto
 - 1 theft
 - 3 traffic complaints
 - 4 trespassing complaints
 - 7 unknown trouble

Acting Chief Thompson also addressed the concern that Cottage City Police vehicles were parked at Liberty Gas Stations. They are there for oil changes and that can take three days or longer. Prince George's County Fleet Maintenance is very far behind schedule, so it had been approved to use the mechanic at Liberty. Acting Chief Thompson has also adjusted his schedule to be available more at late nights.

Acting Chief Thompson also noted there would be increased attention paid to out-of-state cars parked on the street. No tickets can be issued under existing law. Any unregistered cars must be covered. The erratic flashing stop sign will be addressed; it's possible that the solar panel is not getting enough light because of its position under a tree.

3. **Parks and Planning (47:51)**

Presentation to be tabled until October meeting.

4. **Public Works (48:38)**

Commissioner Givens will provide a full report next week, but Jorge has been making daily progress. Street sweeping pilot program has begun. Discussion of a salt spreader needs to be tabled until next month as the estimates have not yet come in. Weed block for the tot lot might cost \$1,100.

5. **Consent Agenda (56:44)**

Commissioner Brooks proposed a motion for approval of the minutes for the July work session, regular July Town Meeting, July and August financial statements. Commissioner Givens seconded the motion. **Salsich-Aye, Henderson-Aye, Wheatley-Aye, Givens-Aye & Brooks-Aye. Motion passes without nays or abstentions.**

6. **Commissioner Reports (57:30)**

Ward 1 – Commissioner Salsich – Nothing to report
Ward 2 – Commissioner Henderson – Nothing to report
Ward 3 – Commissioner Wheatley - Nothing to report
Ward 4 – Commissioner Givens - Nothing to report
At-Large – Commissioner Brooks – Working to compile a list of drains to have the county clean them biannually. Also working with the Mayor of Colmar Manor to make a camping trip. Wants a town meeting to be called to discuss direction of Chesapeake Bay grant.

7. Presentation – Convenience Store (1:00:40)

Presentation from Mohin Uddin on proposed 24/7 convenience store at 3800 Bladensburg Road, which will eventually morph into a gas station as well. There are employment opportunities and taxes that will come in. This is the same company as Speedmart in Temple Hills. Concerns over parking and cutting through the parking lot will be addressed. Concerns of tobacco sales raised. Suggestion of an information session to discuss this with residents.

8. Presentation – Cottage City Business Inventory (1:28:22)

Presentation from Denise Hamler regarding inventory of properties and businesses along the Bladensburg Road corridor. She presented two PowerPoint slide decks and included addresses, names of businesses, and some notes. General trend is that maintenance, landscaping, and environmental impact are poor. Many abandoned or vacant properties. Challenge presented to code enforcement and the commission to crack down and make sure everything is cleaned and better maintained. Commissioner Givens suggested a Cottage City Development Committee with Commissioner Brooks and Commissioner Wheatley concurring. Commissioner Henderson suggested that code enforcement could be a major priority for the incoming police chief.

9. Old Business (2:00:47)

Resolution 2025-08, Budget Amendment for FY26, amending additional community garden ARPA and Port Towns CDC expenditures totaling \$26,448. Commissioner Brooks moved to approve. Commissioner Henderson seconded. **Salsich-Aye, Henderson-Aye, Wheatley-Aye, Givens-Aye & Brooks-Aye. Motion passes without nays or abstentions.**

Grant manager addendum to existing contract with Alta CPA Group, adding \$7,740 to the contract term to add John O' Connor's services until June 30, 2026, cancellable with 30 days' notice. The plan would be to replace him with a circuit writer next year. Commissioner Brooks moved to approve. Commissioner Givens seconded. **Salsich-Aye, Henderson-Aye, Wheatley-Aye, Givens-Aye & Brooks-Aye. Motion passes without nays or abstentions.**

New BCCE Port Town Community Development Corporation (CDC) needs one resident and one commissioner to serve on the Board. Commissioner Wheatley volunteered, Denise Hamler's name was suggested for the resident but the position will be broadcast more broadly to give more residents the chance to participate.

Peake Technology proposed two items. Upgrades from Windows 10 to Windows 11 on ten computers for \$3,500 and new desktop for the Town Manager for \$1,240.61. Commissioner Brooks moved to approve. Commissioner Henderson seconded. **Salsich-Aye, Henderson-Aye, Wheatley-Aye, Givens-Aye & Brooks-Aye. Motion passes without nays or abstentions.**

Brentwood Volunteer Fire Department and End Time Harvest Ministries approached the Commission for an additional monetary donation from the town. Discussion tabled until another meeting.

Three applicants for the Town of Cottage City \$2,500 scholarship, Jevaughni Gray, Elizabeth Hernandez, and Alison Nahuacatl. Commissioner Brooks moved to give Alison Nahuacatl the full amount of the scholarship. Commissioner Henderson seconded. **Salsich-Aye, Henderson-Aye, Wheatley-Aye, Givens-Abstains & Brooks-Aye. Motion passes with four ayes and one abstention.**

The Town Manager informed the Commission that the 43rd Avenue curb and gutters is progressing well.

10. Public Comments (2:34:40)

Mr. Bill Kopecki asked about the excess water entering his property at 3718 40th Avenue. Town Manager will address next week.

Cottage City acknowledges Hispanic Heritage Month. Events schedule will be posted to town website and social media as well as emailed through Constant Contact.

Cottage City will be honoring POW-MIA with a Missing Man Table on September 19. Information on website about it.

11. Adjournment (2:38:57)

All meetings are subject to closure pursuant to the Maryland Open Meetings Act: Pursuant to the Annotated Code of Maryland, State Government Article Section 10-508(a), the Council by majority vote may retire to executive or closed session at any time during the meeting. Should the Commission retire to executive or closed sessions the Chair will announce the reasons, and a report will be issued at a future meeting disclosing the reasons for such closed session.

The motion to adjourn was made at 9:20pm by Commissioner Givens and seconded by Commissioner Henderson. Salsich-Aye, Henderson-Aye, Wheatley-Aye, Givens-Aye, and Brooks-Aye. Motion passes without nays or abstentions.