Monday, March 8, 2021
Town Council Meeting, 7:00 pm

The Town Council Meeting will be held through the Zoom Video Conferencing application. We recommend downloading the Zoom app prior to the meeting at the following link: www.zoom.us

The Council Meeting will begin at 7:00 pm and access to the meeting will be through the following Zoom Video Conferencing link:

https://us02web.zoom.us/j/82413970533?pwd=K2NHNmRPaUNla1ovdWpORHJrS2VCdz09

Meeting ID: 824 1397 0533
Password: 210580

Or you may join the meeting by calling: +1 301 715 8592 US (Washington D.C) and entering the Meeting ID and Password above.

CALL TO ORDER

MOMENT OF SILENCE

APPROVAL OF MINUTES

Town Council Meeting Minutes of February 8, 2021

FROM THE MAYOR AND TOWN COUNCIL

1. **10112 Kensington Parkway (Variance Hearing)** – A request for a variance in accordance with Section 5-104, “Building Lines”, of the Town Code.
2. **10619 Connecticut Avenue (Sign Variance Hearing)** – A request for a variance in accordance with Section 6-104 (f), “Limited Duration Signs”, of the Town Code.
3. **Thrive Montgomery 2050** – An update on the continued communication to the Planning Board from the coalition of municipalities and community associations with regards to concerns related to the proposed Thrive Montgomery 2050 plan.
4. **Pedestrian and Bicycle Access and Safety Working Group** – Acknowledge that the Transportation-Land Use (TLC) grant has been submitted by the Montgomery County Department of Transportation (MCDOT) on behalf of the Town to study bicycle and pedestrian safety improvements along the Connecticut Avenue corridor.

**FROM THE TOWN MANAGER AND STAFF**

1. **Ethics Commission** – Acknowledge that the Ethics Commission met on Thursday, February 25, 2021 to review the Town’s Financial Disclosure forms.
2. **Noyes Children’s Library** – Review request by the Noyes Children’s Library Foundation to allow certain projections into the public right-of-way, per the proposed construction plans.
3. **Pepco Rate Case (9655)** – Acknowledge that the Town filed testimony with regards to the multi-year Pepco Rate Case before the Public Service Commission.

**PUBLIC APPEARANCES**

(The public is invited to speak on any subject that is not a topic on tonight’s agenda)

**ORDINANCES, RESOLUTIONS, AND REGULATIONS**

(Ordinances, resolutions, and regulations to be introduced or adopted following appropriate procedures required by the Town Code; or resolutions that may require discussion by the Mayor and Council prior to approval)

   a. The Public Hearing was held on Monday, February 8, 2021.
2. **Ordinance No. O-02-2021 (Introduction)** – An Ordinance of the Mayor and Council of the Town of Kensington introducing the Fiscal Year 2021-2022 (FY22) Budget.
   a. The Public Hearing will be scheduled for Monday, April 12, 2021, 7:00 pm.
3. **Resolution No. R-02-2021** – A Resolution of the Mayor and Town Council in support of a driveway variance at 10311 Summit Avenue, in accordance with Section 5-107 of the Town Code.
4. **Resolution No. R-03-2021** – A Resolution of the Kensington Town Council to Confirm the Mayor’s Appointments to the Board of Supervisors of Elections.
5. **Resolution No. R-04-2021** – A Resolution of the Kensington Town Council to Confirm the Mayor’s Appointments to the Town’s Ethics Commission.

**ADJOURNMENT**

(The Mayor and Council may move to close the meeting and may move to reopen the meeting)

THE NEXT SCHEDULED MEETING(S) OF THE MAYOR AND TOWN COUNCIL WILL BE HELD:

Monday, April 12, 2021, 7:00 pm
Hon. Tracy Furman, Mayor  
Daniel Bartram, Council Member  
Bridget Hill-Zayat, Council Member  
Conor Crimmins, Council Member  
Nate Engle, Council Member  
Via: EMAIL

RE: Building Lines variance Request at 10112 Kensington Parkway

Dear Mayor and Council,

I am writing on behalf of my clients, Martha Teitelbaum and David Zweirdling, owners of 10112 Kensington Parkway. The two areas that are proposed to be non-conforming to the Town’s 10’ side yard setback requirement are the rear screened porch and a portico over a new side entry. Each is described in detail, below.

At the rear screen porch, we propose a 13’10” x 11’-2” structure (148 SF) at the rear. The corner of the existing house at this point is located 7’-7” off the side yard line. We have chosen to inset the porch off the corner, such that the porch at its rear corner is 7’-0” off the property line. Our rationale for requesting the variance is as follows:

- **Conformance to Existing Building Line.** We recognize Town of Kensington allows us to maintain the existing building setback for additions smaller than 650 SF, but request a variance that complies with Montgomery County side yard setback of 7’ instead. The lot narrows toward the rear yard with an angled side yard line. While the setback we propose is a decrease from the existing corner of the home, we have made an effort to set back from the existing building line. If the lot were rectangular in shape, the setback would be an increase from the existing building line.

- **Lot Constraint.** The rear of the lot is occupied by a large patio and an in-ground pool. This pool, built in the late 1970’s, has a concrete foundation, and dirt was brought in to fill around the pool to create a fully built-in look. It takes up an enormous portion of the yard, and leaves very little buildable area, and we have fit the porch in as best we can given all constraints. As part of this renovation, we did price out the option of removing the pool and elevated deck to allow for more building room, but this was cost prohibitive. Removal costs were $85,000 ++.

At the side entry, we propose a portico over a new entry to the kitchen. The existing home has a window off the breakfast area in the kitchen, that the homeowners would like to convert to an accessible entrance from the driveway. The portico extends 42” off the house and has 2 columns and a gable roof. It is open air. The side yard setback is 8’-0” at the front corner of the portico and 6’-4” at the rear corner of the portico. Our rationale for requesting the variance is as follows:
• **Accessibility.** The homeowners are an elderly couple and purchased this 1-story home in Kensington to age-in-place. As we plan for future mobility and accessibility issues, it is most cost effective to allow for accessible entrances off the rear patio and the side of the kitchen. This would be more convenient for bringing groceries and the like into the kitchen. There is an existing on-grade path from the driveway to this entrance that can be utilized without additional cost. At the existing front door, there are 3 steps, which makes the first floor inaccessible to those with mobility issues. The homeowner did study and bid adding a large ramp to the front yard. This proved extremely costly and not as elegant/integrated a solution.

• **Lot Constrain/Shape.** Again, this lot is heavily occupied by existing impermeable surfaces at the rear and side yard paths, patios, retaining walls, etc. We feel that the solutions we propose are utilizing what is existing and taking advantage of the slope on the side yard to create level entries to the home for seniors without adding sightly ramps or other intrusive structures. The lot is trapezoidal in shape, and as such, the side lot line angles back, creating a narrower setback at this portico line. The owners have spoken with the abutting property and have offered to plant vegetation on the subject property as a natural border between this new side door and their yard. The Owners will confer with their neighbors and plant only agreed upon vegetation at this location.

The Owners have contacted the neighbors on either side of the subject property and have garnered approval of the proposed work. The neighbors are:

Vidya L Samarasinghe                   Maura Harty and Jim Larner
10114 Kensington Parkway               10110 Kensington Parkway

Enclosed, please find the drawings of the proposed design, and an enlarged detail-diagram of the abovementioned non-conforming areas.

If you have any questions or need for clarification, please contact me on behalf of the homeowners. Thank you in advance for your time and consideration.

Sincerely,

Megan N DiNicola, RA
PRINCIPAL

301-960-5146
Megan@studio105architecture.com
We are requesting modification to section 3202.2 of the International Building Code to permit construction within the existing Town of Kensington right-of-way. This section of the 2015 IBC prohibits encroachments into the public right-of-way above grade and below 8 feet in height, except as provided for in Sections 3202.2.1 through 3202.2.3. Only those structures complying with IBC Chapter 34, and approved by DPS Land Development Division, are permitted in the ROW.

We are renovating a public library that was built in 1893 on a triangular lot within a traffic island adjacent to Warner Circle. The original Plat for the Town of Kensington was recorded in 1890 and does not show the triangular parcel within the right-of-way for Montgomery Avenue and Carroll Place. The Library was constructed in 1893 entirely within the 1890 right-of-way. Refer to Exhibit “A”.

The Noyes Children’s Library continued to be operated by the Board of Trustees for the Town of Kensington until 1951 when the Board agreed to have it incorporated as part of the newly founded Montgomery County Public Library System. In 1952 the current Deed was recorded which established the triangular lot. It is noted in the 1952 deed that the existing cellar “Bilco” door to the existing building encroached on the east side of the existing library. Refer to Exhibit “B”.

The proposed renovation of the library converts the current cellar into a useable lower level, with a classroom and two accessible bathrooms. In order to meet the requirement for two means of egress from the lower level, an exterior stair is proposed on the east side of the building in the area of the original cellar “Bilco” door. Refer to Exhibit “C”, ROW Encroachment Exhibit prepared by Adtek Engineering. The east egress stair will extend approximately 2 feet into the Montgomery Avenue ROW.

As noted in Exhibit “C”, there will be two new air-conditioner condensers on the east side and a generator to provide emergency power for the sprinkler system, security system, and sump pump in the event of a power outage. These units are entirely within the Montgomery Avenue ROW, approximately 3.5 feet and 5 feet from the east side of the historic building. A railing along the north side of an exterior ramp projects approximately 1 foot into the Carroll Place ROW.

The triangular lot provides a highly limited area for the renovation of the 1893 historic library. The proposed design includes the addition of a sidewalk along the east side of the library within the Montgomery Avenue ROW. The encroachments into the rights-of-way do not adversely impact vehicular or pedestrian access, if fact the proposed plan improves both.
The Town of Kensington, who has jurisdiction over both rights-of-way, has provided approval for the requested encroachments. Refer to Exhibit “D”.

Due to the non-compliant encroachment evident in the existing condition, the historic nature and uniqueness of the library located on a traffic island, the acceptance of the encroachment by the Town of Kensington, and the lack of adverse impact on vehicular and pedestrian movement, we hereby request modification to Section 3202.2 for the above referenced modest encroachments.

Attachments:

Exhibit A  Town of Kensington Plat, dated 1890
Exhibit B  1952 Deed, Existing Land Survey
Exhibit C  ROW Encroachment Plan, C-3, dated 03 September 2020, prepared by ADTEK Engineers, Inc.
Exhibit D  Letter of Acceptance from the Town of Kensington
Code Modification Request
Noyes Children’s Library
10237 Carroll Place
Kensington, MD
Exhibit A
Town of Kensington 1890 Plat
Page 3 of 5
Code Modification Request
Noyes Children’s Library
10237 Carroll Place
Kensington, MD

Exhibit B
Noyes, 1952 Deed, Existing Land Survey
Page 4 of 5
March 3, 2021

By Electronic Filing

Andrew S. Johnston, Executive Secretary
Maryland Public Service Commission
William Donald Schaefer Tower
6 Saint Paul Street, 16th Floor
Baltimore, MD  21202-6806

Re:  IN THE MATTER OF THE APPLICATION OF POTOMAC ELECTRIC POWER COMPANY FOR ADJUSTMENTS TO ITS RETAIL RATES FOR THE DISTRIBUTION OF ELECTRIC ENERGY – Case No. 9655

Dear Secretary Johnston:

Attached for filing in the above-referenced matter please find the direct testimony of Scott Watson on behalf of the Town of Kensington, Maryland.

Please feel free to contact me if you have any questions.

Sincerely,

/s/ Brian R. Greene

Brian R. Greene

c: Service List (by email)
DIRECT TESTIMONY OF SCOTT WATSON
ON BEHALF OF THE TOWN OF KENSINGTON, MARYLAND

Brian R. Greene, Esq.
GreeneHurlocker, PLC
4908 Monument Ave., Suite 200
Richmond, VA 23230
(804) 672-4542
BGreene@GreeneHurlocker.com

Counsel for Town of Kensington, Maryland

Date: March 3, 2021
I. Introduction and Background

Q: Please state your name, your place of employment, your title, and your business address.

A: My name is Scott Watson. I am the principal of Scott Watson Associates, Inc., a lighting consultation company. My address is 6107 West Mill Road, Flourtown, Pennsylvania 19031. I am an expert in lighting, retained by the Town of Kensington, Maryland (the “Town”) for my opinions regarding PEPCO’s Smart Streetlight Initiative Tariff Filing, Maryland Public Service Commission Case Number 9655.

Q: Describe your education, training, and professional experience.

A: I graduated from Princeton University in 1974 with a Bachelor of Arts degree in Architecture. I am currently a lighting consultant and have worked in the lighting consultation profession since 1982. As outlined in my resume, attached as Exhibit 1, I trained with Claude R. Engle, Lighting Consultant, of Washington D.C. for five years between 1982 and 1987. Subsequently, in 1987, I established Scott M. Watson Lighting Design, Inc. in Bethesda, Maryland. This firm completed over 1000 institutional, commercial, and residential lighting design projects in the mid-Atlantic region and beyond, including LEED and historic preservation projects. Between June 2007 and October, 2009, I served as an Associate Principal with The Lighting Practice, in Philadelphia, PA. During that time, I continued to serve my prior commercial and institutional clientele, while also working on important new projects in the Philadelphia and New York areas. In 2009, I left the Lighting Practice and formed Scott Watson Associates. Scott Watson Associates, located in the Philadelphia area, is active in projects from Washington, DC, to New York, and beyond.
Q: Do you have prior consulting or design experience with respect to public or municipal lighting design?

A: In addition to my firm’s principal focus on Architectural Lighting Design, we have designed complete, innovative street lighting systems for the towns of Garrett Park; Chevy Chase View; and Chevy Chase, Section 3; as well as the Villages of Martin's Additions and Friendship Heights - all in Montgomery County, MD. In addition, we have designed, or served as consultants regarding street lighting design, for areas within the Towns of Bethesda, Chevy Chase (formerly known as Chevy Chase, Section 4), and Somerset - also in Montgomery County - as well as in Frederick, MD, and Leesburg, VA.

Q: On what topics do you intend to provide testimony in this matter?

A: I will provide testimony on behalf of the Town regarding: (1) the quality of PEPCO’s proposed lighting ‘upgrades’; (2) the anticipated costs of PEPCO’s lighting ‘upgrades’; and PEPCO’s proposed smart system of operation. I will also convey the Town’s positions on these issues, which are aligned with my analysis and recommendations.

II. Direct Testimony

A. Quality of PEPCO’s Proffered Lighting ‘Upgrades’

Q: Are you familiar with PEPCO’s proposed Smart Streetlight Initiative as part of its tariff application in Maryland Public Service Commission case number 9655?

A: Yes. PEPCO’s Smart LED¹ Streetlight Initiative, as described in its tariff filing, proposes the purchase and installation of LED luminaires at no up-front cost to communities over the next five years. PEPCO also proposes to install smart node connections with the lighting, alongside a remote monitoring and control system.

¹ Light-emitting diode ("LED").
Q: Do you have an opinion regarding the quality of the proposed lighting upgrades?

A: Yes. In my professional opinion, PEPCO’s proposal is neither an ‘upgrade’, nor does it result in lower costs or even justifiably higher costs to the Town. Moreover, the Town is of the opinion that PEPCO’s proposed smart ‘node’ or sensor program has not been sufficiently detailed such that it is possible to determine, practically, whether such a program is beneficial or cost-effective to the Town. I will discuss each of these issues in turn within this testimony.

i. The lighting replacements being offered by PEPCO are unlikely to improve lighting in the Town.

Q: What is your opinion of PEPCO’s proposed lighting ‘upgrades’?

A: It is my belief that a simple one-for-one replacement of old street lights with newer, more energy-efficient models will probably not produce improved lighting in a town. In fact, it is likely to repeat (or preserve) any existing errors in the lighting layout, such as areas that are under-lit and shadowy, because the lights are too far apart or blocked by foliage; or over-lit and glary, because the lights are too close together, more powerful than needed, oriented incorrectly, or poorly shielded. A simple one-for-one replacement of street lights generally cannot correct these sorts of deficiencies. If the replacement luminaires are glarier than the original fixtures, it could exacerbate the problems by increasing visual discomfort for the residents, drivers, and pedestrians in a town.

In order to create a proper upgrade to a street lighting system, a lighting designer surveys the town, identifies problem areas, and revises the street light layout, within practical limits, to correct them. In a utility-pole-mounted, overhead-wired system, this may require adding or deleting individual street lights or moving them from one utility pole to
another - even sometimes installing a new a pole here and there to improve uniformity
and reduce shadows. With underground-wired, post-top-mounted street lighting systems,
re-spacing of luminaires becomes more difficult, so this and other options must be very
carefully considered. Re-spacing lights, as needed, can help ensure that an optimal
lighting design is achieved, but the success of an installation will ultimately depend on
the luminaires that are used.
Since the advent of LED street lighting, I have been disappointed, repeatedly, by typical
lighting manufacturers' disregard of the many sensible design techniques, which were
developed and honed to near perfection over decades of practice, to control glare and
enhance visual comfort. It often seems that the only concern of LED lighting
manufacturers is to produce as much light as possible, using as little energy as possible to
do it. These efforts are rewarded by organizations such as the DesignLights Consortium
(“DLC”) which rates street lights solely based on their efficacy (lumens produced per
watt consumed), and by utility companies who provide rebates based only on DLC's
ratings, without taking into consideration the critical issue of visual comfort.
In my experience, the most energy-efficient LED luminaires on the market are also the
glariest, with the highest color temperatures. These are often favored by utilities, despite
the fact that the American Medical Association has recommended that street lights in
residential areas have warm color temperature and lighting designers have long known
that street lights need adequate shielding to minimize visual discomfort to people who
live near them or walk or drive under them.

ii. PEPCO’s proposed changes to the Town’s lighting must meet certain
conditions.
Q: Given your opinions set forth above, do you propose a particular plan of action before PEPCO’s proposal, if approved, may be implemented? If so, please describe.

A: Yes. I believe that PEPCO should not be allowed to install any LED replacement luminaires in the Town until the following conditions have been met:

a) PEPCO mounts all of its proposed LED upgrades (in all available wattages, color temperatures, and American National Standards Institute (“ANSI”) distribution patterns) in a demonstration facility, at appropriate mounting height and spacing, along streets or drives that are similar in character to a typical residential street in Montgomery County. Critically, it is my experience that manufacturers are continually changing important characteristics of their LED luminaires. Thus, it will be incumbent upon PEPCO, at all times, to display only currently-available versions of its offered luminaires;

b) The Town's lighting consultant has seen and measured, at night, the luminance of, and illumination provided by, all of the offerings that might be considered to be appropriate replacements for the existing street lights in the Town;

c) The Town's lighting consultant has evaluated the offerings and shown them, at night, to members of the Town Council and concerned citizens and explained to them the pros and cons to their being deployed along the streets of the Town; and

d) The Town Council has deliberated and selected one or more of PEPCO's offerings for use in the Town, and PEPCO has agreed to install the selected luminaires.

If the Town does not find any of PEPCO's offered luminaires to be acceptable, or if luminaires that have been approved by the Town should become unavailable in their approved versions before they can be purchased, PEPCO will not install any of its offered lights under this program unless or until the latest versions can be evaluated and
approved. If approval of PEPCO's offered luminaires is not possible, PEPCO and the
town will negotiate to determine a way that acceptable lights can be supplied and
installed.

Q: What is the position of the Town on the issue of the quality and implementation of
PEPCO’s proposal?

A: The Town’s position is consistent with my recommendations and opinion on this point.
Since the general trajectory of LED luminaire revisions seems to be towards better
shielding, more comfortable color temperature, and more appropriate ANSI distributions,
it is my belief that the interests of the Town would be best served by receiving assurance
from PEPCO that the Town will be placed very late in PEPCO’s installation schedule for
the system-wide LED upgrade. This will allow sufficient time for potentially-more-
acceptable versions of the offered luminaires to be made available for consideration by
the Town.

B. Costs of PEPCO’s Proposed Lighting Upgrades

Q: Do you have an opinion as to the potential costs of PEPCO’s proposed lighting
upgrades? If so, please explain.

A: Yes. PEPCO proposes replacement of all existing luminaires with new, LED luminaires
at "no cost" to the municipalities involved. However, the monthly tariffs for the new
luminaires will be higher than the tariffs for the existing luminaires. PEPCO will
amortize its replacement costs, through the proposed higher tariffs, in a few years, but
there is no sunset proposed for the higher tariffs. I submit that PEPCO's proposed LED
luminaires will require much less maintenance, over time, than the luminaires they are
replacing. Large savings in maintenance costs and energy usage are, after all, what PEPCO wants to achieve through the proposed conversion.

I believe it would be unfair to the Town, or to any town, for PEPCO to charge inflated tariffs after the LED installation has been paid for by the Town. PEPCO can easily determine how long it will take to amortize the installation costs. As such, PEPCO should be compelled to identify for each town a date after which the tariff for each luminaire type will be reduced to a reasonable amount that will cover only anticipated maintenance and repair of the luminaires, including a sensible overhead percentage. I believe this amount should be no more than 25% of the initial tariff that PEPCO has proposed for each LED luminaire replacement, and that PEPCO should be compelled to demonstrate clearly how the tariff has been calculated.

**Q:** What is the position of the Town on the issue of the costs of PEPCO’s smart streetlight LED initiative?

**A:** The Town’s position is consistent with my recommendations and opinion on this point. If PEPCO’s smart streetlight LED initiative is approved, the Town requests that PEPCO provide a sunset date for the proposed initial tariffs for LED replacement street lights and that it charge a much lower tariff for the LED replacements after that date, based on clearly-demonstrated anticipated maintenance and repair costs.

**C. PEPCO’s Proposed Smart System**

**Q:** What is your understanding regarding PEPCO’s tariff’s proposed smart node connections?

**A:** PEPCO’s tariff filing for LED streetlights proposes to install smart node connections to communicate bi-directionally on the existing Advanced Metering Infrastructure that
would communicate with PEPCO regarding real-time information and alerts for system
anomalies and would allow remote control features, including: dimming, on/off
schedules, and other functionality.

Q: Do you have an opinion regarding this program?
A: Yes. PEPCO’s proposal to install "smart" nodes, "smart" sensors, and a "smart" network
control system, when it installs its proposed LED replacement luminaires, and to charge a
30% surcharge on its proposed LED tariffs to cover this proposal is of uncertain value to
the Town. Perhaps some aspects of this system could be useful in the commercial areas
of the Town, but the benefits, if any, may not be worth the proposed price in residential
areas of the Town. Insufficient information is available to make such a determination at
this point in time.

The Town Council will need to be convinced of the value of any proposed benefits,
through close review of PEPCO’s promotional materials describing the system, and a
careful analysis of the results of PEPCO’s planned demonstration installations, prior to
agreeing to any installation of "smart" network components within its borders.

Q: Do you have other thoughts regarding PEPCO’s tariff’s proposed smart node
connections?
A: Yes. I note the lack of a clear description of the parameters and details of the program. It
further appears that many questions pertaining to the smart node sensors and the central
management system will not be answered until the successful implementation of the 2-
year Smart Sensor pilot. Based upon this, PEPCO’s proposed smart node program
appears to be in a very speculative stage.

Q: What is the position of the Town on the issue of “smart” node installation?
A: The Town’s position is consistent with my recommendations and opinion on this point. In addition, the Town requests that no "smart" equipment be installed until it has been authorized by vote of the Town Council.

Q: Does this conclude your direct testimony in this matter?

A: Yes.
Scott M. Watson, IALD

Principal, Scott Watson Associates, Inc., Lighting Consultants, 2009 - present
Associate Principal, The Lighting Practice, 2007-2009
Designer, Claude R. Engle, Lighting Consultant, 1982-1987

Education:
B.A. in Architecture, Princeton University, 1974

Professional History:

After training with Claude R. Engle, Lighting Consultant, of Washington, DC, for five years, Mr. Watson established Scott M. Watson Lighting Design, Inc., in Bethesda, MD, in 1987. This firm completed over 1000 institutional, commercial, and residential lighting design projects for demanding clients, in the mid-Atlantic region and beyond, including LEED and historic preservation projects. The firm was not active from June, 2007, through October, 2009, while Mr. Watson served as Associate Principal with The Lighting Practice, in Philadelphia, PA. During that time, Mr. Watson continued to serve his prior commercial and institutional clientele through TLP, while also working on important new projects in the Philadelphia and New York areas. Mr. Watson left the Lighting Practice in 2009 and formed Scott Watson Associates. Located in the Philadelphia area, the firm is active on projects from Washington, DC, to New York, and beyond.

Professional Associations:
Professional member of the International Association of Lighting Designers (IALD)
Member, Illuminating Engineering Society of North America (IESNA)

Professional Activities:

Mr. Watson has spoken and served on panels for local, regional, and national meetings of the IESNA and various organizations involved in the lighting and construction industries, since 1987. He served on the board of National Council on the Qualification of Lighting Professionals (NCQLP), of which he was treasurer and secretary, until 2007. Mr. Watson also served on the board of the National Lighting Bureau, and was secretary and vice-president, for over nine years ending in 2007. In addition to his seven-year stint as the instructor of lighting design in the Interior Architecture department at the Maryland Institute, College of Art, in Baltimore, MD, he has taught lighting design courses for the IESNA and has given lectures on lighting design for architects, interior designers, contractors, and college students, for several different colleges and business organizations in the DC and Philadelphia metropolitan areas. Projects featuring Mr. Watson’s lighting designs have received awards from the IESNA, AIA, and other organizations, and many have been seen in local, national, and international publications.

WHEREAS, pursuant to §5-201 et seq. of the Local Government Article, Annotated Code of Maryland, the Town of Kensington (hereinafter, the “Town”) has the power to pass such ordinances as it deems necessary to protect the health, safety and welfare of the citizens of the municipality and to prevent and remove nuisances; and

WHEREAS, Chapter 2, “Government and Administration”, Article 2, “Elections”, Section 2-202, “Distribution of Absentee Ballots”, Section 2-203, “Procedures of Absentee Voting”, and Section 2-204, “Canvassing of Absentee Ballots” were adopted by the Mayor and Council to provide for voting by absentee ballot in Town elections; and

WHEREAS, pursuant to §4-108 of the Local Government Article, Annotated Code of Maryland, the Town is prohibited from requiring an individual to provide a reason that the individual will be unable to vote in person on election day in order to vote by absentee ballot; and
WHEREAS, Maryland law prohibits removing a registered voter from the vote list merely for the failure to vote; and

WHEREAS, the Mayor and Council have determined that it is in the public interest and required by State law to delete the provisions in Sections 2-202, 2-203 and 2-204 that reference any requirement that a voter provide a reason for voting by absentee ballot and to delete the provision in Section 2-102 allowing removal of persons from the voter list if that person has not voted in the past five years.

Section 1. NOW THEREFORE, BE IT ORDAINED AND ENACTED, by the Mayor and Council of the Town of Kensington, Maryland that Chapter 2, “Government and Administration”, Article 2, “Elections”, Section 2-201, “General Voter Registration,” of the Code of the Town of Kensington be, and is hereby, repealed and re-enacted with amendments to read as follows:

Section 2-201. General Voter Registration

(a) – (e) * * * *

(f) The Board of Supervisors of Elections shall review the books of registration prior to the second Monday in May preceding the next Town election for removal of any person who has died, who has moved out of Town, [who has not voted in at least one Town election within the five preceding calendar years,] or who is otherwise legally disqualified. The Board of Supervisors of Elections shall report, in writing to the Town Council the names of all persons whose registrations are withdrawn and the reasons therefor. All questions arising in connection with the registration or withdrawal of registration of any person shall be determined and decided as provided in Section 707 of the Town Charter.

(g) – (h) * * * *

Section 2. BE IT FURTHER ORDAINED AND ENACTED, by the Mayor and Council of the Town of Kensington, Maryland that Chapter 2, “Government and Administration”, Article 2,
“Elections”, Section 2-202, “Distribution of Absentee Ballots,” of the Code of the Town of Kensington be, and is hereby, repealed and re-enacted with amendments to read as follows:

Section 2-202 Distribution of Absentee Ballots

(a) Any qualified and registered voter may apply in writing or in person to the Clerk-Treasurer or Board of Supervisors of Elections for an absentee ballot [if he or she can not be present at any upcoming Town election].

(b) If an applicant appears to be eligible to vote as an absentee voter, the Clerk-Treasurer shall, as soon as practicable, deliver to him or her at the place so designated by the applicant, an absentee ballot and envelopes therefor, as hereinafter described in Subsection (f) below. If it appears that the applicant is not eligible to vote as an absentee voter, the Clerk-Treasurer shall, as soon as practicable, so notify the applicant.

(c) The Clerk-Treasurer shall deliver with each ballot and envelope instructions clearly explaining the manner in which the recipient may vote as an absentee voter under the provisions of this Article.

(d) The Clerk-Treasurer shall keep a record of applications for absentee ballots as they are received, showing the date received, the names and residences of the applicants, and places where such ballots were delivered, and, if any such applicants were rejected, the reasons for such rejections. Such applications and records shall be available for public examination for a period of six months after the election. The individual record of each voter to whom an absentee ballot was delivered shall be marked to indicate the fact that an absentee ballot was delivered to the applicant and the date of such delivery. Only those voters to whom absentee ballots have been delivered shall be permitted to use such ballots. No voter to whom an absentee ballot has been delivered shall be allowed to vote in person at the polls at the election, except as provided in Section 2-203 (c) of this Article.

(e) No more than one absentee ballot shall be delivered to any one applicant unless the Clerk-Treasurer has reasonable grounds to believe that the absentee ballot previously delivered has been lost, destroyed or spoiled.

(f) The form of ballots and envelopes for absentee voters shall be as follows:

1. The ballots shall contain the words “absentee ballot” in large letters in a clear space at the top of each ballot and the signature of the Clerk-Treasurer.

2. The following shall be delivered to the absentee voter:

   (i) An envelope marked “Ballot Envelope” of sufficient size to contain the absentee ballot

   (ii) Another envelope, hereinafter referred to as the “Outer Envelope”, of sufficient size to contain the Ballot Envelope; [AND (III) OATH OF ABSENTEE VOTER AS FOLLOWS]:

3
I, _______________, DO HEREBY SWEAR (OR AFFIRM) THAT I AM A VOTER LEGALLY QUALIFIED TO VOTE IN THE TOWN OF KENSINGTON’S ELECTION TO BE HELD ON ___________; THAT I AM LEGALLY REGISTERED TO VOTE IN THE TOWN OF KENSINGTON; THAT THE WITHIN BALLOT WAS MARKED SECRETLY, FOLDED, ENCLOSED AND SEALED IN THE ENCLOSED BALLOT ENVELOPE; THAT I AM NOT PRESENTLY DISQUALIFIED FROM VOTING UNDER THE LAWS OF THE STATE OF MARYLAND OR THE TOWN OF KENSINGTON.

"I, _______________, do hereby swear (or affirm) under penalty of perjury that I am legally qualified to vote in the Town of Kensington’s election to be held on ___________; that I will be unable to vote in person on the day of such election because _________________ as stated in my application for the enclosed ballot; that the enclosed ballot was marked secretly, folded and enclosed and sealed in the enclosed Ballot Envelope and in this envelope; and that I am now disqualified from voting in person in the Town election."  

___________________________  (Signature of absentee voter)

Section 3. BE IT FURTHER ORDAINED AND ENACTED by the Mayor and Council of the Town of Kensington that Chapter 2, “Government and Administration”, Article 2, “Elections”, Section 2-203, “Procedures of Absentee Voting” of the Code of the Town of Kensington be, and is hereby, repealed and re-enacted with amendments to read as follows:

Section 2-203. Procedures of Absentee Voting

(a) The procedure for absentee voting is as follows: The absentee voter shall mark the absentee ballot, insert it in the Ballot Envelope and then seal this envelope. The voter shall then insert this envelope, TOGETHER WITH A COMPLETED AND SIGNED OATH into the outer envelope, and then seal this envelope. The voter shall then deliver the foregoing to the Clerk-Treasurer or the Board of Supervisors of Elections on or before the close of the polls on Election Day.

(b) No absentee ballots actually received by the Clerk-Treasurer or the Board of Supervisors of Elections after the close of the polls shall be valid.
(c) Any person to whom an absentee ballot has been delivered who has not returned said ballot as provided in Subsection (a) above and who [finds that he or she is able] DECIDES to vote in person at the polls on Election Day, may vote in such election if [he or she delivers their] THEIR unmarked absentee ballot, together with both the Ballot Envelope and the Outer Envelope, IS RETURNED to the Board of Supervisors of Elections prior to the close of the polls. The Board of Supervisors of Elections shall clearly mark each of such materials “void” and shall enter in the appropriate register the fact that such materials have been returned but not used.

Section 4. BE IT FURTHER ORDAINED AND ENACTED by the Mayor and Council of the Town of Kensington that Chapter 2, “Government and Administration”, Article 2, “Elections, Section 2-204, “Canvassing of Absentee Ballots”, of the Code of the Town of Kensington be, and is hereby, repealed and re-enacted with amendments to read as follows:

Section 2-204 Canvassing of Absentee Ballots

The procedure for the canvassing of ballots shall be as follows:

(a) The Clerk-Treasurer shall deliver all sealed Outer Envelopes received to the Board of Supervisors of Elections. No sealed Outer Envelopes shall be opened at any time prior to the canvassing of the absentee ballots.

(b) When an Outer Envelope is opened, the Board of Supervisors of Elections shall conclusively determine whether or not the person who has submitted the absentee ballot is a qualified, registered voter in the Town to whom an absentee ballot was delivered under this Article, HAS PROPERLY COMPLETED THE OATH SPECIFIED IN SECTION 2-202 (F) (2) (III) ABOVE, and has not voted in person at the election. The Board of Supervisors of Elections shall then enter in the appropriate register the fact that the voter WHOSE NAME APPEARS ON THE OATH has voted by absentee ballot. They shall thereafter separately open the Ballot Envelopes in such a manner that they are unable to match the name of the absentee voters with the particular absentee ballots that have been submitted. The Board of Supervisors of Elections shall then proceed to count and certify the absentee ballots.

(c) The Ballot Envelopes found to be invalid by the Board of Supervisors of Elections shall not be opened. The Board of Supervisors of Elections shall keep a record of all absentee ballots
which have been rejected and the reason for each such rejection. Such record, and envelopes 
AND OATHS described in Section 2-202 of this Article, shall be available for public inspection at 
the Town office for a period of six months after the election.

(d) Whenever the Board of Supervisors of Elections shall determine from proof or investigation 
that any person who has marked and delivered to the Clerk-Treasurer or Board of Supervisors 
of Elections an absentee ballot has died before Election Day, said Board of Supervisors of 
Elections shall not count the ballot of the deceased voter. If at or prior to the time of such 
counting and canvassing the Board of Supervisors of Elections shall not have determined that 
the absentee resident who marked a ballot had died before Election Day, said ballot shall be 
counted. The fact that said absentee resident may later be shown to have been actually dead 
on Election Day shall not invalidate said ballot or said election.

(e) For the purpose hereof the term “deliver” shall mean delivery by mail or by any other 
means.

Section 5. BE IT FURTHER ORDAINED AND ENACTED by the Mayor and Council of the Town 
of Kensington that upon formal introduction of this proposed Ordinance, the Town Clerk shall 
distribute a copy to each Council member and shall maintain a reasonable number of copies in the 
office of the Town Clerk. The proposed ordinance or a fair summary thereof together with a notice 
setting out the time and place for a public hearing thereon and for its consideration by the 
Council, shall be:

a. Posted at the town hall by the next business day;

b. Posted on the official town website;

c. Sent to those persons listed on the official town email list /mail subscription service; and

d. Published once prior to the public hearing in the town newsletter or sent by substitute 
regular mail to newsletter circulation addresses.

The public hearing shall be held at least fifteen (15) days after introduction and may be held 
separately or in connection with a regular or special council meeting and may be adjourned 
from time to time. All persons interested shall have an opportunity to be heard. This
Ordinance shall become effective on ________________________ provided that the ordinance or a fair summary thereof is:

a. Posted at the town hall by the next business day for at least two (2) weeks;

b. Posted on the official town website;

c. Sent to those persons listed on the official town email list /mail subscription service;

and

d. Published once in the town newsletter.

**INTRODUCED** by the Mayor and Council of the Town of Kensington, Maryland at a public meeting assembled on the _____ day of _________ 2021.

**ADOPTED** by the Mayor and Council of the Town of Kensington, Maryland at a public meeting assembled on the _____ day of ___________________ 2021.

**EFFECTIVE** the _____ day of _____________, 2021.

**ATTEST:**

TOWN OF KENSINGTON

By: _____________________________    By: _____________________________

Susan Engels, Clerk-Treasurer        Tracey Furman, Mayor

**APPROVED AS TO FORM AND LEGAL SUFFICIENCY:**
AN ORDINANCE TO APPROPRIATE AND ADOPT THE FISCAL YEAR 2021 – 2022 (FY22) BUDGET AND TO LEVY A TAX ON CERTAIN REAL AND PERSONAL PROPERTY UNDER THE PROVISIONS OF §6-203 OF THE TAX-PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

WHEREAS, §5-205 et seq. of the Local Government Article, Annotated Code of Maryland, authorizes the Mayor and Town Council to provide for the control and management of its finances and expend money for any public purpose and for the safety, health, and general welfare of the Town and its occupants; and

WHEREAS, §6-203 of the Tax-Property Article, of the Annotated Code of Maryland (as amended), grants authority to municipal corporations to levy a tax on personal property, land, and improvements thereon, within the municipal corporation; and

WHEREAS, Article VIII, “Finance”, Section 801, “Fiscal Year”, of the Town Charter states that the Fiscal Year of the Town shall begin on July 1, 2021 and end on June 30, 2022; and

WHEREAS, Section 802, “Proposed Budget”, of the Town Charter states that the Town Manager shall submit to the Council prior to the third Monday in April, a Budget of anticipated revenues, proposed operating expenditures, and proposed capital project expenditures, along with a written financial plan for the succeeding fiscal year; and

WHEREAS, Section 803, “Adoption”, of the Town Charter states that prior to adopting the Budget, the Council shall hold a public hearing following due notice and a favorable vote of at least a majority of the total elected membership of the Council shall be necessary for adoption.

NOW THEREFORE, the Mayor and Town Council of Kensington does hereby adopt the following Budget Ordinance:

AN ORDINANCE TO APPROPRIATE AND ADOPT THE FISCAL YEAR 2021 – 2022 (FY22) BUDGET AND TO LEVY A TAX ON CERTAIN REAL AND PERSONAL PROPERTY UNDER THE PROVISIONS OF §6-203 OF THE TAX-PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND, AS AMENDED.
SECTION 1:

BE IT ORDAINED AND ORDERED this _______ day of May, 2021, by the Kensington Town Council, acting under and by virtue of the authority granted to it by §5-205 et seq. of the Local Government Article, Annotated Code of Maryland, and Article VIII of the Kensington Town Charter, that the budget for Fiscal Year July 1, 2021 through June 30, 2022, attached hereto and incorporated herein by reference, be and the same hereby is appropriated and adopted.

SECTION 2:

AND BE IT FURTHER ORDAINED AND ORDERED, this _______ day of May, 2021, by the Kensington Town Council, acting under the virtue of the authority granted to it by §6-203 of the Tax-Property Article, of the Annotated Code of Maryland (as amended), and Article VIII of the Kensington Town Charter, hereby levies a tax at the rate of One thousand, three hundred twelve ten-thousandths
cents ($0.1312) per One Hundred Dollars of full value assessment on all taxable real property located within the corporate limits of the Town of Kensington.

SECTION 3:

AND BE IT FURTHER ORDAINED AND ORDERED, this _____ day of May, 2021, by the Kensington Town Council, acting under the virtue of the authority granted to it by §6-203 of the Tax-Property Article, of the Annotated Code of Maryland (as amended), and Article VIII of the Kensington Town Charter, hereby levies a tax at the rate of eighty cents ($0.80) per One Hundred Dollars of full value assessment on all taxable personal property located within the corporate limits of the Town of Kensington.

SECTION 4:

AND BE IT FURTHER ORDAINED AND ORDERED, this _____ day of May, 2021, by the Kensington Town Council, acting under the virtue of the authority granted to it by §8-101 of the Tax-Property Article of the Annotated Code of Maryland (as amended), and Article VIII of the Kensington Town Charter, hereby levies a tax at the rate of five dollars ($5.00) per One Hundred Dollars of full value assessment on all taxable personal property set forth by §8-101 of the Tax-Property Article, of the Annotated Code of Maryland (as amended):

1. Operating personal property of a railroad;
2. Operating personal property of a public utility that is machinery or equipment used to generate electricity or steam for sale;
3. All other operating personal property of a public utility; and
4. Machinery and equipment, other than operating personal property of a public utility, that is used to generate electricity or steam for sale or hot or chilled water for sale that is used to heat or cool a building.

SECTION 5:

AND BE IT FURTHER ORDAINED AND ORDERED, this _____ day of May, 2021, by the Kensington Town Council, hereby adopts the imposition of a full-year, one-half year, three-quarter year, and one-quarter year tax levies, authorized pursuant to §10-102, 10-103, 10-104, and 10-105 of the Tax-Property Article of the Annotated Code of Maryland (as amended), and authorizes and empowers Montgomery County, Maryland, to collect and remit the same to the Town of Kensington, consistent with the imposition and collection of such levies on real property by Montgomery County.
AND BE IT FURTHER ORDAINED AND ORDERED, this ______ day of May, 2021, by the Kensington Town Council that the transfer of funds by Resolution within the Operating and Capital Improvements Budget may occur.

AND BE IT FURTHER ORDAINED AND ORDERED, this ______ day of May, 2021, by the Kensington Town Council, acting under and by virtue of the authority granted to it by §5-201 et seq. of the Local Government Article, Annotated Code of Maryland, and Article VI, “Powers of the Council”, Section 601, “General Powers” of the Town Charter that:

(1) If any part of provision of this ordinance is declared by a court of competent jurisdiction to be invalid, the part of provision held to be invalid shall not affect the validity of the ordinance as a whole or any remaining part thereof; and

(2) This ordinance shall take effect on the 1st day of July, 2021, provided the following:

   (a) Posted at Town Hall by the next business day following introduction; and
   (b) Posted on the official Town website; and
   (c) Sent to those persons listed on the official Town email list/mail subscription service; and
   (d) Published once prior to the public hearing in the Town newsletter or sent by substitute regular mail to newsletter circulation addresses.

INTRODUCED by the Mayor and Town Council of Kensington, Maryland at the regular public meeting assembled on the 8th day of March, 2021.

ADOPTED by the Mayor and Town Council of Kensington, Maryland at the regular public meeting assembled on the ________ day of May, 2021.

EFFECTIVE the 1st day of July, 2021.
### TOWN OF KENSINGTON

#### BUDGET DETAILS

<table>
<thead>
<tr>
<th>Proposed Budget 2021-22</th>
<th>Adopted Budget 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
</thead>
</table>

#### REVENUE FUND

**GENERAL PROPERTY TAXES**

<table>
<thead>
<tr>
<th>Description</th>
<th>Rates</th>
<th>Proposed 2021-22</th>
<th>Adopted 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
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<tbody>
<tr>
<td>Real Property Tax</td>
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<td>808,372</td>
<td>792,594</td>
<td>763,935</td>
<td>792,594</td>
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<td>Personal Property Tax - Utilities</td>
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<td>432,983</td>
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<td>432,983</td>
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<tr>
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<td>123,818</td>
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<td><strong>SUBTOTAL</strong></td>
<td></td>
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<td><strong>$930,428</strong></td>
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**OTHER TAXES**

<table>
<thead>
<tr>
<th>Description</th>
<th>Proposed 2021-22</th>
<th>Adopted 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
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<tbody>
<tr>
<td>Income Taxes</td>
<td>680,000</td>
<td>668,825</td>
<td>545,263</td>
<td>802,976</td>
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<tr>
<td>Admissions and Amusements Tax</td>
<td>250</td>
<td>250</td>
<td>127</td>
<td>253</td>
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<td><strong>SUBTOTAL</strong></td>
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<td><strong>$669,075</strong></td>
<td><strong>$545,389</strong></td>
<td><strong>$803,230</strong></td>
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**LICENSES & PERMITS**

<table>
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<tr>
<th>Description</th>
<th>Proposed 2021-22</th>
<th>Adopted 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
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<tbody>
<tr>
<td>Town Building and Sign Permits</td>
<td>12,000</td>
<td>12,000</td>
<td>36,811</td>
<td>38,000</td>
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<tr>
<td>Parking Permits</td>
<td>4,950</td>
<td>6,000</td>
<td>5,233</td>
<td>5,400</td>
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<td>Cable Franchise Fees</td>
<td>25,593</td>
<td>27,558</td>
<td>6,735</td>
<td>26,940</td>
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<tr>
<td>Traders' Licenses</td>
<td>5,600</td>
<td>9,000</td>
<td>2,357</td>
<td>6,000</td>
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<td><strong>SUBTOTAL</strong></td>
<td><strong>$48,143</strong></td>
<td><strong>$54,558</strong></td>
<td><strong>$51,136</strong></td>
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**INTERGOVERNMENTAL REVENUE**

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<tr>
<th>Description</th>
<th>Proposed 2021-22</th>
<th>Adopted 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
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<tbody>
<tr>
<td>County Tax Duplication</td>
<td>156,809</td>
<td>176,213</td>
<td>156,809</td>
<td>156,809</td>
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<tr>
<td>Highway User Funds</td>
<td>95,613</td>
<td>105,069</td>
<td>28,140</td>
<td>95,009</td>
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<tr>
<td>Bank Shares</td>
<td>4,226</td>
<td>4,226</td>
<td>4,226</td>
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<td><strong>SUBTOTAL</strong></td>
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<td><strong>$285,508</strong></td>
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**FINES AND FEES**

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<tr>
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<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
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<tbody>
<tr>
<td>SafeSpeed Camera Program</td>
<td>1,000</td>
<td>3,000</td>
<td>0</td>
<td>0</td>
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<tr>
<td>Parking &amp; Municipal Infractions</td>
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<td>1,000</td>
<td>1,080</td>
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<td><strong>SUBTOTAL</strong></td>
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<td><strong>$4,000</strong></td>
<td><strong>$1,080</strong></td>
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**OTHER**

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<tr>
<th>Description</th>
<th>Proposed 2021-22</th>
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<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
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<tbody>
<tr>
<td>Town Hall Rentals</td>
<td>15,000</td>
<td>30,000</td>
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<td>Park Rentals</td>
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<td>Municipal Events</td>
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<td>13,500</td>
<td>5,501</td>
<td>7,000</td>
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<tr>
<td>Interest</td>
<td>10,000</td>
<td>30,000</td>
<td>6,575</td>
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<td>Miscellaneous</td>
<td>4,500</td>
<td>5,400</td>
<td>3,847</td>
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<td><strong>SUBTOTAL</strong></td>
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<td><strong>$81,400</strong></td>
<td><strong>$18,403</strong></td>
<td><strong>$20,555</strong></td>
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**GRANTS**

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<tr>
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<th>Projected 6/30/2021</th>
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<tbody>
<tr>
<td><strong>TOTAL REVENUE</strong></td>
<td><strong>$2,390,864</strong></td>
<td><strong>$2,440,202</strong></td>
<td><strong>$1,735,612</strong></td>
<td><strong>$2,503,330</strong></td>
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**UNAPPROPRIATED SURPLUS**

**TOTAL REVENUE INCLUDING UNAPPROPRIATED SURPLUS**

<table>
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<tr>
<th>Description</th>
<th>Proposed 2021-22</th>
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<tbody>
<tr>
<td><strong>$3,101,770</strong></td>
<td><strong>$3,102,928</strong></td>
<td><strong>$1,735,612</strong></td>
<td><strong>$2,503,330</strong></td>
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#### EXPENDITURES

**GENERAL GOVERNMENT**

**PERSONNEL SERVICES**

<table>
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<tr>
<th>Description</th>
<th>Proposed 2021-22</th>
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<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
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<tbody>
<tr>
<td>Salaries &amp; Wages</td>
<td>501,993</td>
<td>501,132</td>
<td>231,248</td>
<td>355,551</td>
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<tr>
<td>Social Security, Medicare, Unemployment Taxes</td>
<td>38,533</td>
<td>37,498</td>
<td>16,933</td>
<td>26,442</td>
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<tr>
<td>Workers Compensation Insurance</td>
<td>4,936</td>
<td>4,934</td>
<td>4,569</td>
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<tr>
<td>Health, Life, and Employee Benefits</td>
<td>63,059</td>
<td>61,201</td>
<td>24,982</td>
<td>37,066</td>
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<tr>
<td>Retirement - 401 (A) Money Purchase Plan</td>
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<td>40,911</td>
<td>19,980</td>
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<td><strong>SUBTOTAL</strong></td>
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**OPERATING EXPENSES**

**ELECTED OFFICIALS**

<table>
<thead>
<tr>
<th>Description</th>
<th>Proposed 2021-22</th>
<th>Adopted 2020-21</th>
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<th>Projected 6/30/2021</th>
</tr>
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<tbody>
<tr>
<td>Mayor and Council Compensation</td>
<td>24,000</td>
<td>24,000</td>
<td>12,500</td>
<td>21,000</td>
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<tr>
<td>Mayor and Council Legislative, Education, Travel</td>
<td>15,200</td>
<td>15,200</td>
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<td><strong>SUBTOTAL</strong></td>
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<td><strong>$39,200</strong></td>
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**PROFESSIONAL SERVICES**

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<tr>
<th>Description</th>
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<th>Projected 6/30/2021</th>
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<tbody>
<tr>
<td>Town Attorney</td>
<td>50,000</td>
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<td>7,771</td>
<td>18,321</td>
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<tr>
<td>Audit</td>
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<td>10,700</td>
<td>10,700</td>
<td>10,700</td>
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<tr>
<td>Other Professional Services</td>
<td>71,250</td>
<td>53,800</td>
<td>15,369</td>
<td>35,087</td>
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## TOWN OF KENSINGTON
### BUDGET DETAILS

### PROPOSED BUDGET 2021-22

<table>
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<th>SUBTOTAL</th>
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<tbody>
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### Adopted Budget 2020-21

<table>
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</tbody>
</table>

### Actuals 2/28/2021

<table>
<thead>
<tr>
<th>SUBTOTAL</th>
</tr>
</thead>
<tbody>
<tr>
<td>$33,839</td>
</tr>
</tbody>
</table>

### Projected 6/30/2021

<table>
<thead>
<tr>
<th>SUBTOTAL</th>
</tr>
</thead>
<tbody>
<tr>
<td>$64,108</td>
</tr>
</tbody>
</table>

### TOWN GOVERNMENT OPERATIONS

<table>
<thead>
<tr>
<th>Item</th>
<th>2021-22</th>
<th>2020-21</th>
<th>2/28/2021</th>
<th>6/30/2021</th>
</tr>
</thead>
<tbody>
<tr>
<td>Town Hall Maintenance</td>
<td>47,200</td>
<td>45,700</td>
<td>18,604</td>
<td>34,091</td>
</tr>
<tr>
<td>Town Hall Utilities</td>
<td>41,000</td>
<td>41,000</td>
<td>15,740</td>
<td>31,398</td>
</tr>
<tr>
<td>Town Hall Equipment</td>
<td>6,000</td>
<td>6,000</td>
<td>270</td>
<td>6,000</td>
</tr>
<tr>
<td>Economic Development &amp; Commercial Revitalization</td>
<td>147,000</td>
<td>120,000</td>
<td>42,537</td>
<td>49,562</td>
</tr>
<tr>
<td>Office Expenses</td>
<td>34,850</td>
<td>28,350</td>
<td>11,497</td>
<td>14,679</td>
</tr>
<tr>
<td>Office Equipment/Furniture</td>
<td>2,000</td>
<td>2,000</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Insurance</td>
<td>21,000</td>
<td>21,000</td>
<td>14,679</td>
<td>14,679</td>
</tr>
<tr>
<td>Municipal Dues, Memberships and Fees</td>
<td>10,285</td>
<td>10,485</td>
<td>9,281</td>
<td>9,281</td>
</tr>
<tr>
<td>Conferences, Training, &amp; Travel</td>
<td>6,500</td>
<td>6,500</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Miscellaneous</td>
<td>3,000</td>
<td>3,000</td>
<td>50</td>
<td>3,000</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
<td><strong>$318,835</strong></td>
<td><strong>$284,035</strong></td>
<td><strong>$116,056</strong></td>
<td><strong>$174,315</strong></td>
</tr>
</tbody>
</table>

### TOTAL GENERAL GOVERNMENT EXPENSES

| **$1,141,708** |

### EXPENDITURES

### PUBLIC WORKS

<table>
<thead>
<tr>
<th>PERSONNEL SERVICES</th>
</tr>
</thead>
<tbody>
<tr>
<td>Salaries &amp; Wages</td>
</tr>
<tr>
<td>Social Security, Medicare, Unemployment Taxes</td>
</tr>
<tr>
<td>Workers Compensation Insurance</td>
</tr>
<tr>
<td>Health, Life, and Employee Benefits</td>
</tr>
<tr>
<td>Retirement - 401 (A) Money Purchase Plan</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>OPERATING EXPENSES</th>
</tr>
</thead>
<tbody>
<tr>
<td>Conferences, Training, and Travel</td>
</tr>
<tr>
<td>Drug Testing</td>
</tr>
<tr>
<td>Uniforms, Gloves, Vests, Boots, and Shirts</td>
</tr>
<tr>
<td>Small Equipment Purchases</td>
</tr>
<tr>
<td>Vehicle Fuel Expenses</td>
</tr>
<tr>
<td>Small Equipment Maintenance and Repairs</td>
</tr>
<tr>
<td>Vehicle Repairs</td>
</tr>
<tr>
<td>Shop Supplies and Tools</td>
</tr>
<tr>
<td>Miscellaneous</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>TRASH, BRUSH, RECYCLING, AND LEAF COLLECTION</th>
</tr>
</thead>
<tbody>
<tr>
<td>Trash, Brush, and Recycling Collection</td>
</tr>
<tr>
<td>Leaf Collection and Other Disposal Fees</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>INFRASTRUCTURE</th>
</tr>
</thead>
<tbody>
<tr>
<td>Street Sweeping</td>
</tr>
<tr>
<td>Street Maintenance</td>
</tr>
<tr>
<td>Snow Removal</td>
</tr>
<tr>
<td>Sidewalk Repair</td>
</tr>
<tr>
<td>Storm Drain Maintenance</td>
</tr>
<tr>
<td>Landscaping Vegetation Management</td>
</tr>
<tr>
<td>Landscaping Street Trees Maintenance and Planting</td>
</tr>
<tr>
<td>Garage Maintenance, Miscellaneous &amp; Utilities</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
</tr>
</tbody>
</table>

### TOTAL PUBLIC WORKS EXPENSES

| **$882,773** |

### PUBLIC SAFETY

<table>
<thead>
<tr>
<th>PERSONNEL SERVICES</th>
</tr>
</thead>
<tbody>
<tr>
<td>Salaries &amp; Wages</td>
</tr>
<tr>
<td>Social Security, Medicare, Unemployment Taxes</td>
</tr>
<tr>
<td>Workers Compensation Insurance</td>
</tr>
<tr>
<td>Health, Life, and Employee Benefits</td>
</tr>
</tbody>
</table>
## Proposed Budget 2021-22

<table>
<thead>
<tr>
<th>Department</th>
<th>Proposed Budget 2021-22</th>
<th>Adopted Budget 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
</thead>
<tbody>
<tr>
<td>Retirement - 401 (A) Money Purchase Plan</td>
<td>(5,298)</td>
<td>(5,298)</td>
<td>(3,192)</td>
<td>(4,959)</td>
</tr>
<tr>
<td>SUBTOTAL</td>
<td>($221,357)</td>
<td>($188,434)</td>
<td>($105,503)</td>
<td>($164,029)</td>
</tr>
</tbody>
</table>

### Operating Supplies & Services

#### Public Utilities and Professional Services

<table>
<thead>
<tr>
<th>Service</th>
<th>Proposed Budget 2021-22</th>
<th>Adopted Budget 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
</thead>
<tbody>
<tr>
<td>Parking Lot Lighting (Metropolitan)</td>
<td>(2,000)</td>
<td>(2,000)</td>
<td>(549)</td>
<td>(2,000)</td>
</tr>
<tr>
<td>Public Street Lighting</td>
<td>(56,000)</td>
<td>(56,000)</td>
<td>(26,962)</td>
<td>(46,220)</td>
</tr>
<tr>
<td>Traffic Control &amp; Engineering</td>
<td>(12,000)</td>
<td>(12,000)</td>
<td>(6,071)</td>
<td>(12,000)</td>
</tr>
<tr>
<td>Miscellaneous</td>
<td>(3,500)</td>
<td>(2,000)</td>
<td>(0)</td>
<td>(2,000)</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
<td>($73,500)</td>
<td>($72,000)</td>
<td>($33,582)</td>
<td>($62,220)</td>
</tr>
</tbody>
</table>

#### Total Public Safety Expenses

**SUBTOTAL** \(\$294,857\) | \(\$260,434\) | \(\$139,085\) | \(\$226,249\)

### Parks & Recreation

#### Facilities and Public Utilities

<table>
<thead>
<tr>
<th>Service</th>
<th>Proposed Budget 2021-22</th>
<th>Adopted Budget 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
</thead>
<tbody>
<tr>
<td>Park Utilities</td>
<td>(3,100)</td>
<td>(1,750)</td>
<td>(1,497)</td>
<td>(1,750)</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
<td>($3,100)</td>
<td>($1,750)</td>
<td>($1,497)</td>
<td>($1,750)</td>
</tr>
</tbody>
</table>

#### Operating Supplies and Professional Services

<table>
<thead>
<tr>
<th>Service</th>
<th>Proposed Budget 2021-22</th>
<th>Adopted Budget 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
</thead>
<tbody>
<tr>
<td>Small Equipment Maintenance and Repairs</td>
<td>(10,000)</td>
<td>(5,000)</td>
<td>(7,943)</td>
<td>(7,943)</td>
</tr>
<tr>
<td>Equipment Purchases</td>
<td>(8,000)</td>
<td>(10,000)</td>
<td>(5,265)</td>
<td>(7,000)</td>
</tr>
<tr>
<td>Landscape Architecture Services</td>
<td>(3,000)</td>
<td>(3,000)</td>
<td>(0)</td>
<td>(3,000)</td>
</tr>
<tr>
<td>Miscellaneous</td>
<td>(1,000)</td>
<td>(1,000)</td>
<td>(0)</td>
<td>(0)</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
<td>($22,000)</td>
<td>($19,000)</td>
<td>($13,208)</td>
<td>($17,943)</td>
</tr>
</tbody>
</table>

#### Landscaping

<table>
<thead>
<tr>
<th>Service</th>
<th>Proposed Budget 2021-22</th>
<th>Adopted Budget 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
</thead>
<tbody>
<tr>
<td>Landscaping and Vegetation Management</td>
<td>(15,000)</td>
<td>(5,000)</td>
<td>(5,605)</td>
<td>(5,605)</td>
</tr>
<tr>
<td>Parks and Town Hall Landscaping</td>
<td>(25,000)</td>
<td>(25,000)</td>
<td>(7,917)</td>
<td>(24,395)</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
<td>($40,000)</td>
<td>($30,000)</td>
<td>($13,522)</td>
<td>($30,000)</td>
</tr>
</tbody>
</table>

#### Town Municipal Events

<table>
<thead>
<tr>
<th>Service</th>
<th>Proposed Budget 2021-22</th>
<th>Adopted Budget 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
</thead>
<tbody>
<tr>
<td>Municipal Events - Labor Day Parade and Festival</td>
<td>(29,500)</td>
<td>(29,500)</td>
<td>(2,900)</td>
<td>(2,900)</td>
</tr>
<tr>
<td>Municipal Events - Other Municipal Events</td>
<td>(21,000)</td>
<td>(21,000)</td>
<td>(0)</td>
<td>(0)</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
<td>($50,500)</td>
<td>($50,500)</td>
<td>($3,450)</td>
<td>($3,450)</td>
</tr>
</tbody>
</table>

#### Total Parks Recreation Expenses

**SUBTOTAL** \(\$115,600\) | \(\$101,250\) | \(\$31,677\) | \(\$53,143\)

### Non-Departmental

<table>
<thead>
<tr>
<th>Service</th>
<th>Proposed Budget 2021-22</th>
<th>Adopted Budget 2020-21</th>
<th>Actuals 2/28/2021</th>
<th>Projected 6/30/2021</th>
</tr>
</thead>
<tbody>
<tr>
<td>Contingency</td>
<td>(10,000)</td>
<td>(10,000)</td>
<td>(0)</td>
<td>(0)</td>
</tr>
<tr>
<td><strong>SUBTOTAL</strong></td>
<td>($10,000)</td>
<td>($10,000)</td>
<td>($0)</td>
<td>($0)</td>
</tr>
</tbody>
</table>

#### Total Operating Budget

**SUBTOTAL** \(\$2,444,938\) | \(\$2,342,885\) | \(\$1,051,915\) | \(\$1,757,001\)

#### Capital Improvements Program

**SUBTOTAL** \(\$656,832\) | \(\$760,043\) | \(\$180,176\) | \(\$760,043\)

#### Total CIP Budget Appropriations

**SUBTOTAL** \(\$656,832\) | \(\$760,043\) | \(\$180,176\) | \(\$760,043\)

#### Total Operating & CIP Expenditures

**SUBTOTAL** \(\$3,101,770\) | \(\$3,102,928\) | \(\$1,232,091\) | \(\$2,517,044\)
Resolution No. R-02-2021
Adopted:

A Resolution of the Town Council of Kensington to grant a parking area Variance for 10311 Summit Avenue.

WHEREAS, an application for a front plane parking area has been filed by Kevin and Kristi Jones, (“Applicants”), for certain real property located at 10311 Summit Avenue (“the property”); and

WHEREAS, the purpose of the Variance is to allow the installation of a 190 square foot parking area, adjacent to the existing driveway, within the front plane of the property, as regulated within Section 5-107 of the Town Code; and

WHEREAS, the Town Council may grant a petition for a Variance after a hearing when the Council finds that:

1. Strict application of the Town regulations would result in peculiar and unusual practical difficulties to, or exceptional or undue hardship, upon the owner of the property;
2. The variance is the minimum reasonably necessary to overcome any exceptional conditions; and
3. The variance can be granted without substantial impairment of the intent, purpose, and integrity of this article.

WHEREAS, the Mayor and Council, conducted a Public Hearing on the Variance request on February 8, 2021, at a public meeting, after due notice to the public and to the adjacent neighbors, and received testimony on the requested Variance. The Council closed the record following the Public Hearing.

NOW, THEREFORE, BE IT RESOLVED that the Council of the Town of Kensington, based on the testimony presented at the Public Hearing on February 8, 2021, and evidence submitted, adopts the following findings of fact and conclusions of law:

Findings of Fact:

1. Kevin and Kristi Jones (“Applicants”), are the owners of 10311 Summit Avenue in Kensington, Maryland, which is zoned single family residential (“the Property”).
2. The property has an existing driveway which is 11’x47’ (517 square feet), of which 275 square feet are located within the front plane of the property.
3. The Town allows a maximum of 35 percent surface parking area within the front plane of a residential property; the property would have an allowance of 438 square feet of surface parking within the front plane.
4. The proposed parking area ("Parking Pad") would add an additional 190 square feet to the surface parking area at the property for coverage of 37 percent.
5. The Montgomery County Department of Transportation restricts street parking along the east side of Summit Avenue between 4:00 pm – 6:00 pm, Monday – Friday.
6. The Applicants wish to construct the parking pad to help with egress/ingress related to traffic volume issues, along with parking restrictions, along Summit Avenue.

Conclusions of Law:

1. Strict application of Town regulations would result in undue hardship considering the traffic volumes and parking restrictions along Summit Avenue.
2. The proposed Variance is the minimum necessary to overcome the unique condition of the hardship by allowing a three-point-turn and removing a vehicle from parking along Summit Avenue.
3. The Variance can be granted without impairment of the intent, purpose, and integrity of this article.

BE IT FURTHER RESOLVED THAT the additional 190 square feet of surface parking area at the property at 10311 Summit Avenue be and it is hereby granted.

ADOPTED by the Town Council of Kensington, Maryland at the regular public meeting assembled on the ____ day of March, 2021.

EFFECTIVE the ____ day of March, 2021.

ATTEST: TOWN OF KENSINGTON, MARYLAND

By: _________________________ _________________________
Susan C. Engels, Clerk – Treasurer Tracey C. Furman, Mayor
Resolution No. R-03-2021

Adopted:

A Resolution of the Kensington Town Council Confirming Appointments Made by the Mayor to the Board of Supervisors of Elections.

WHEREAS, Article VII, “Registration, Nominations and Elections”, Section 702, “Board of Supervisors of Elections”, of the Town Charter, requires that there shall be a Board of Supervisors of Elections, consisting of three (3) members who shall be appointed by the Mayor with the approval of the Council on or before the first Monday in April; and

WHEREAS, the term of members of the Board of Supervisors of Elections shall begin on the first Monday in April in the year in which they are appointed and shall run for one (1) year; and

WHEREAS, members of the Board of Supervisors of Elections shall be qualified voters of the Town and shall not hold or be candidates for any elective office during their terms of office; and

WHEREAS, the Board shall appoint one of its members as Chairperson.

NOW, THEREFORE, BE IT RESOLVED by the Kensington Town Council that the following appointments by the Mayor are confirmed as follows:

<table>
<thead>
<tr>
<th>Name</th>
<th>Address</th>
<th>Term Expires</th>
</tr>
</thead>
<tbody>
<tr>
<td>Martha Deale</td>
<td>3941 Washington Street</td>
<td>3-31-2022</td>
</tr>
<tr>
<td>Spencer Harrill</td>
<td>3810 Warner Street</td>
<td>3-31-2022</td>
</tr>
<tr>
<td>Jennifer Smith</td>
<td>10537 St. Paul Street</td>
<td>3-31-2022</td>
</tr>
</tbody>
</table>

ADOPTED by the Town Council of Kensington, Maryland at the regular public meeting assembled on the ___ day of March, 2021.

EFFECTIVE the ___ day of March, 2021.

ATTEST: TOWN OF KENSINGTON, MARYLAND

By: _________________________ _________________________
Susan C. Engels, Clerk – Treasurer Tracey C. Furman, Mayor
Resolution No. R-04-2021
Adopted:

A Resolution of the Kensington Town CouncilConfirming
Appointments Made by the Mayor to the Town Ethics Commission.

WHEREAS, Chapter II, “Government and Administration”, Article 3, “Public Ethics”,
Section 2-304, “Ethics Commission”, of the Town Code requires that there shall be a Town
Ethics Commission consisting of three (3) members who shall be appointed by the Mayor, with
the approval of the Council, on or before the first Monday in April; and

WHEREAS, the terms of members of the Town Ethics Commission shall begin on the first
Monday in April in the year in which they are appointed and shall run for two (2) years with
staggered terms; and

WHEREAS, the Town Code provides that vacancies on the Commission shall be filled by
the Mayor with the approval of the Council for the remainder of the unexpired term; and

WHEREAS, the members of the Town Ethics Commission shall be qualified voters of the
Town and shall not hold or be candidates for any elective office during their terms of office, nor be
employees of the Town; and

NOW, THEREFORE, BE IT RESOLVED by the Kensington Town Council that the following
appointments by the Mayor are confirmed as follows:

<table>
<thead>
<tr>
<th>Name</th>
<th>Address</th>
<th>Term Expires</th>
</tr>
</thead>
<tbody>
<tr>
<td>David Beaudet</td>
<td>3506 Farragut Avenue</td>
<td>Two Year Term</td>
</tr>
<tr>
<td>Tina Sherman</td>
<td>3515 Perry Avenue</td>
<td>Two Year Term</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Expires 4-01-2023</td>
</tr>
</tbody>
</table>

NOW, THEREFORE, BE IT FURTHER RESOLVED by the Kensington Town Council that the following term(s) continue as follows:

<table>
<thead>
<tr>
<th>Name</th>
<th>Address</th>
<th>Term Expires</th>
</tr>
</thead>
<tbody>
<tr>
<td>John “Jack” Gaffey, Jr.</td>
<td>10105 Frederick Avenue</td>
<td>Two Year Term Expires</td>
</tr>
<tr>
<td></td>
<td></td>
<td>4-01-2022</td>
</tr>
</tbody>
</table>

ADOPTED by the Town Council of Kensington, Maryland at the regular public meeting
assembled on the _____ day of March, 2021.

EFFECTIVE the _____ day of March, 2021.

ATTEST: TOWN OF KENSINGTON, MARYLAND

By: _________________________ _________________________
Susan C. Engels, Clerk – Treasurer Tracey C. Furman, Mayor
A Resolution of the Mayor and Council of the Town of Kensington Authorizing and Ratifying a Contract with Greene Hurlocker, PLC for Legal Services.

Whereas, it is in the public interest for the Mayor and Council to ensure that street lighting in the Town is adequate and efficient, that that the charges for electric service are reasonable and that any plan for replacement of the lights will provide service that is at least equivalent to current service in terms of price appearance, output, glare shielding, color temperature, and distribution; and

Whereas, the Potomac Electric Power Company (“PEPCO”) has filed a multi-year rate case in Case No. 9655 before the Maryland Public Service Commission, proposing to replace existing service with LED replacement lights; and

Whereas, the Mayor and Council have determined to become a party in the said Pepco’s rate case to protect the interest of the Town and its residents; and

Whereas, the Mayor and Council wish to authorize and ratify a contract for the retention of the law firm of GreeneHurlocker to represent the Town in the rate case, on the terms and conditions as set out in attached Exhibit A; and

Whereas, the Mayor and Council may, pursuant to Section 2-405 of the Town Code, approve a contract for professional services by an extra-majority vote.

Now Therefore Be It Resolved by the Mayor and Council of Town of Kensington that a contract for legal services in Case No. 9655 before the Maryland Public Service Commission in the form attached as Exhibit A be and it is hereby approved and ratified.

ADOPTED by an extra-majority the Town Council of Kensington, Maryland at the regular public meeting assembled on the ____ day of March, 2021.

EFFECTIVE the ____ day of March, 2021.

ATTEST: TOWN OF KENSINGTON, MARYLAND

By: _________________________ _________________________
Susan C. Engels, Clerk – Treasurer Tracey C. Furman, Mayor
February 19, 2021

PRIVILEGED AND CONFIDENTIAL

BY E-MAIL ONLY

Re: Representation by GreeneHurlocker, PLC

Dear Mayor Furman:

This letter follows up my communications with Matt Hoffman and Bridget Hill-Zayat regarding the Town of Kensington’s ("Town") need for legal counsel in Pepco’s multi-year rate case in Case No. 9655 before the Maryland Public Service Commission. The purpose of this letter is to set forth the terms upon which GreeneHurlocker, PLC (the "firm") agrees to provide legal services to the Town in this engagement and possibly other matters under the terms set forth herein. We appreciate this opportunity to be of service.

I will be the attorney primarily responsible for this engagement, and other members of the firm may assist as needed. Our hourly rates are based upon factors that include experience, specialization, and level of professional attainment, are reviewed annually, and may change. The following hourly rates will remain in effect for the Town for 2021:

- The rate for members/partners for this engagement is $405.00 per hour.
- Our counsel level attorneys will be billed at $305.00 per hour.
- Our associates will be billed at $235.00 to $295.00 per hour (depending on experience);
- Our paralegals will be billed at $125.00 per hour.

The firm will keep you informed as to the status of any matter on which we are working, as well as the courses of action that are being followed or that the firm recommends. The firm will work closely with you or your designee to develop and implement strategies that will advance the Town’s interests and goals.

During the representation, the firm may be required to advance costs on the Town’s behalf. That said, the firm does not charge clients for "run-of-the-mill" charges such as photocopying or postage unless it is a large job, in which case it will be in the firm’s discretion to pass these costs through to the Town’s at cost. These cost advances, if passed through, will appear on our monthly statements to the Town’s . In the case of larger cost advances, or where the services of experts are required, we may ask that the Town pay the expenses directly or forward the necessary funds to us in advance. We will seek the Town’s pre-approval for expenses exceeding $250.
We prefer to e-mail our invoices monthly. Unless you inform us otherwise, we will email our invoices to the Town Manager at MJHoffman@tok.md.gov. I will review all invoices to see that they are appropriate, and you should feel free to discuss with me any questions concerning any invoice. Payment is due within 30 days of receipt, and we encourage our clients to pay us via wire or ACH. If that is acceptable, we will provide our banking information.

The Town has the right to terminate the firm's representation of it at any time. The firm may terminate this representation upon written notice to the Town and when permitted by law and the Virginia Rules of Professional Conduct. The firm may withdraw from this representation if payment is delinquent and you agree not to contest our withdrawal in such circumstance. The firm also agrees, upon termination, to undertake steps to the extent reasonably practicable to protect your interests, including allowing time for employment of other counsel, refunding any fee advancement that has not been earned, and providing your file as required by the Virginia Rules of Professional Conduct. The firm will take reasonable steps to protect the confidentiality of all confidential information obtained during the course of our representation of you including after the termination of the matter. If the firm receives a demand from any person or entity for the contents of your file, the firm will use its best efforts to delay compliance with such a demand so that you may be notified of it and take what efforts you think appropriate to resist or comply with the demand.

The firm will retain electronic or paper copies of all records in the Town's file for a period of no less than seven years from the end of the firm's representation in this matter. Attached to this letter is a copy of the firm's document retention policy.

If I have accurately stated our agreement, please sign below and return the executed version to me via e-mail. We look forward to working with you.

Sincerely,

/s/ Brian R. Greene

Brian R. Greene
On behalf of the Town of Kensington, I understand and agree to the foregoing terms:

By: Matthew J. Hoffman

Print Name: Matthew J. Hoffman

Title: Town Manager

Date: February 22, 2021
GreeneHurlocker, PLC Document Retention Policy

1. "Documents" means all records, papers, exhibits, notes, electronic mail, and other written and electronic data.

2. The "Firm" means GreeneHurlocker, PLC.

3. The Firm will retain electronic copies of all Documents. The Firm will store electronic copies of Documents in a media format that is, at the time the copies are created, regularly accepted in the legal community.

4. The Firm will retain clients' electronic Documents for a period of not less than seven years from the date that a client's matter terminates or, for Documents not related to a client, for a period of seven years from the date the Document was created. At the end of the relevant retention period, the Firm may dispose of the electronic Documents at any time at its sole discretion. The Firm's retention of certain Documents longer than a period of seven years is no indication that the Firm promises to retain any other Documents for a period longer than seven years.

5. The Firm will also retain originals or paper copies of Documents which only have legal significance or practical utility if retained in their original form. From time to time, the Firm may send to its clients original Documents and retain only electronic copies.

6. During the course of a pending matter, attorneys in the Firm may direct that paper files of certain Documents be maintained. These paper files, however, shall be copies of the Firm's retained electronic Documents and the Firm may, at its sole discretion, dispose of the paper files or copies at any time.

7. Whenever the Firm disposes of any Documents it will take reasonable precautions to ensure that the disposal is undertaken in such a manner as to protect client confidences and secrets from unauthorized disclosure.

8. The Firm will take reasonable precautions to ensure that all electronically stored Documents are stored on secure, properly maintained, properly backed-up computer hardware and media.

9. The Firm will retain electronic mail messages in a database storage system of the Firm's choosing. Because electronic mail messages may be duplicative, repetitive, contain extraneous information, or otherwise be related to a client's matter but not germane or material to it, the Firm will choose which electronic mail messages related to a client's matter will be retained. Any electronic mail messages not expressly designated by the Firm for retention in its database will be destroyed 60 days after being received or sent by the Firm.

10. The Firm will provide a copy of this Document Retention Policy to all clients at the outset of any engagement and again upon request.
11. This Document Retention Policy is not intended to diminish any ethical or legal obligation the Firm has to retain Documents for any purpose and the Document Retention Policy will be construed to be consistent with applicable ethical or legal requirements.

12. The Firm may, at the request of a client, agree to depart from this Document Retention Policy. If the Firm agrees to a departure for a particular client, it shall not be required to implement that departure for all Documents.

13. The Firm may, from time to time, amend this Document Retention Policy. If it does, it will provide timely notice to any clients affected by the change. Former clients of the Firm will not receive notice of changes to this Document Retention Policy unless the changes implicate Documents the former clients expect the Firm to be retaining.