

Town of Little Creek Council Meeting Minutes for January 5, 2026

The meeting of the Little Creek Town Board was called to order at 7:02 pm by Mayor Edward Strouse. Four Commissioners were present in person. Commissioner T. May declared that four out of four members of the Board of Commissioners were present, therefore, the Town Council had a quorum and was free to conduct business and begin the meeting. The four members of the Board of Commissioners who were present in person for the Town of Little Creek Council Meeting: Commissioner Edward Strouse, Commissioner Adrienne Hegman, Commissioner Dennis May, and Commissioner Theresa May. Seven members of the public were in attendance in person for the general meeting: Joe McGonigal, Shawn Brighenti, Angie Strouse, Clay Crommett, Darla Courtney, Sam Gentry, and Penny Gentry. There was one resident, Carol Williams, who called in by phone to the meeting.

The meeting minutes from the previous month were unavailable at the time of this meeting and a motion was made to table approval of those meeting minutes until the February Town Council meeting.

The Treasurer's report covering the period from December 1, 2025, to January 5, 2026, was sent in electronic form to the Commissioners prior to the meeting for review. The report, and the list of current bills, were presented as hard copies by Commissioner Hegman to those in attendance. Since there were no questions posed by the residents, Commissioner T. May made a motion to accept the report as presented and to pay the current bills. The motion was seconded by Commissioner D. May. When put to a full vote by the board it was passed unanimously.

Additionally, Commissioner Hegman provided hard copies of the Town Budget for 2026.

Committee Reports

- a) **Planning Commission** – Carol Williams
 - N/A
- b) **Parks and Recreation** – Commissioner Hegman
 - i) **Dog Park** - Commissioner Hegman
 - N/A
- c) **Code Enforcement** – Commissioners Theresa and Dennis May
 - Tow Yard update: Mayor Strouse sent messages to members of the Kent County Code Enforcement Team at Levy Court. He is setting up an meeting date and time with someone in charge.
 - The Bailey property update: Still trying to contact Betty and make arrangements to begin the work that needs to be done to help her clean the property and move the RV.
 - Another letter needs to be sent to Letterman concerning the rodent problem at the property located on Wilson Street.
- d) **Little Creek Fire Company Report** – President Frazier/Chief Scott Bundek
 - Nothing new to report.

Old Business –

a) Northern / Southern Flood Study - Commissioner Strouse

- The contract for design is on hold until the property is acquired.
- Mayor Strouse has had meetings with those involved.
- Mayor Strouse met with the Nature Conservancy and Kent Conservancy and the Town should have the property in February.
- Language needs to be reviewed by the Town lawyer.
- One parcel may need to be annexed.
- Defense Community Infrastructure Program is awaiting the property acquisition.

b) ORPT 2025 – Commissioner Strouse

- The ORPT Max. grant of \$45,000 has been approved. The Town portion is \$15,000.
- The pavilion is 75% complete.
- The money that is left over from the grant will be used to seal the concrete pad.

c) ORPT 2026 – Commissioner Strouse

- The town was approved for the \$90,000 grant for the installation of the bathroom at the park/Town Hall area.
- Mayor Strouse is working with Buckson and Carson to find the \$30,000 contribution that is expected from the Town for the project.
- Awaiting the arrival of the final grant agreement

d) Pedestrian Study/Traffic Calming – Commissioner Strouse

- Awaiting data from the radar trailer from the North end of Town.

e) Well Testing - Commissioner Strouse

- Wells are being installed. If you have issues, please call Mayor Strouse. There have been some issues with some of the newly dug wells and they have stopped digging wells until the issues are resolved. Three out of five of the newly dug wells were contaminated with bacteria. Additional equipment was installed to correct the issues at the owner's expense.

f) Municipal Elections – Commissioner Strouse

- There are three, two year positions, open in March on the Town Board and one, one year position is still left unfilled on the Town Board from the 2025 election.

g) NFIP (National Flood Insurance Program) Compliance Walkabout – Commissioner Strouse

- The audit was conducted on April 2.
- Only a few issues were mentioned in the report.
 - Hegman - Shed Vents. The Shed vents have been received and need to be installed.
 - Chilton – Propane Tank. Mr. Chilton contacted Sharp Energy, and they anchored his propane tank securely for free.
 - Bailey – Commissioner Dennis May - RVs. Betty Bailey spoke with members of the Town Board and is working with them to develop a plan for the removal of the RVs. She is unable to drive them and is willing to work with Council to find solutions, but she needs assistance with implementation.

- The NFIP representative will be kept informed of the plan and progress in rectifying the violations cited after the audit walkabout.
- h) Electric Rates** – Commissioner Strouse
 - Mayor Strouse needs to reschedule a follow up meeting
- i) Un-incorporation of the Town** – Commissioner Strouse
 - Comments and recommendations have been received from the solicitor and are ready for review by the Board.
 - The Commissioners need to meet to discuss the Town Solicitor's feedback.

New Business

A. Donation for fire company - Mayor Strouse expressed interest in the Town Board making a donation of \$2,500.00. Commissioner Hegman made a motion to approve the donation. This motion was seconded by Commissioner D. May. When put to a full vote of the Board, it was passed unanimously.

B. Newsletter - Mayor Strouse compiled a Town Newsletter for the residents of Little Creek. He brought finished copies to the Board meeting which will be distributed by Commissioner D. May.

Public Comment

- **Questions were raised about air quality concerns concerning what a resident may be using to heat their home. Aaron Waste, DNREC air and waste is the place to report these concerns. They are manned 24 hours and can be reached at 1-800-662-8802.**
- **Concerns were raised again about rodent issues at the house on Wilson Street and at 447 Main Street. Letters will be sent out and both properties will also be brought to the attention of Kent County for the purpose on Code Enforcement.**

Adjournment

A motion to adjourn the meeting was made by Commissioner T. May and seconded by Commissioner D. May. Motion was carried, and the meeting officially ended at 7:30 pm.

Respectfully submitted,

Theresa May

Secretary