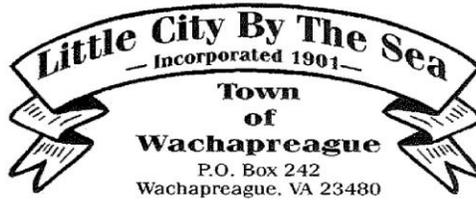




Marina
757-787-1930



P.O. Box 242
Wachapreague, VA 23480



Town Office
757-787-7117

Charles Elliott, Mayor

Town Council Present:

Sandie Puchalski, Vice Mayor
Robert Hipple
Glenn Schagelin
Craig L. Baker
Aileen Joeckel
Bob Bilicki

Clerk: Susan Springer

**TOWN COUNCIL MEETING
August 14, 2025
VIMS SEASIDE HALL**

Town Council Meeting

Meeting began at 7:00 pm

- I. Mayor Charles Elliott called the meeting to order.**
- II. Councilman Glenn Schagelin led the prayer.**
- III. Mayor Charles Elliott led the Pledge of Allegiance.**

IV. Public Comment

Former Mayor Fred Janci offered a recap of Phase I, reminding all that everything that was done in Phase I was brought before the Council at the time. Mr. Janci stated the Town was overzealous in applying for DEQ grant funds and in the end DEQ did not agree with the amount applied. That, along with COVID caused price increases and a lack of funds promised from VIMS that did not materialize, caused the Town to drop back to the original design by Engineer Rob Duma and that was to connect only the 17 operating businesses. Mr. Janci by reminding council that during Phase I the Town received approximately 4 million dollars in infrastructure for free, no match monies required, and that without that, the Town most likely would never have had sewer as the Town could not bear the cost of the 5 miles to Route 13, plus the Pump Station, which is now large enough to handle the entire Town's sewer needs. Mr. Janci closed by reminding all that the Council in place at that deserved thanks for bringing this infrastructure in initially and that if anyone has questions about what he may or may not have said they were welcome to email or call him directly.

Resident Steve Joseph spoke on Phase II, explaining he took a poll of the properties in Phase II asking if they wanted to proceed with Underground Utilities or put the project back out to bid. The response produced 11 to rebid, 3 to go with Underground Utilities. Mr. Joseph also noted that there may be 2 properties that would qualify for the income restricted funds available in the third grant.

V. Approval of Minutes

Town Council Meeting – July 10, 2025

Councilman Bilicki asked if the presentation given by Mayor Elliott was given to the Town Clerk to include in the minutes. Mayor Elliott responded no. Motion made by Councilman Bilicki to defer the vote for approval until the Mayor can produce a printed copy of the presentation to be included. 2nd made by Councilman Schagelin.

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki	X		

Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

VI. Approval of Minutes

Town Council Work Session – July 31, 2025

Motion made to approve by Councilman Joeckel. 2nd Made by Vice Mayor Puchalski.

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki		X	
Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

VII. Review of Financial Report

Town of Wachapreague Financials – June 2025 - Incomplete

Councilman Schagelin motioned to postpone until complete, Vice Mayor Puchalski 2nd.

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki	X		
Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

Port of Wachapreague – June 2025 - Incomplete

Vice Mayor Puchalski motioned to postpone until complete, Councilman Schagelin 2nd.

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki	X		
Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

Town of Wachapreague Financials – July 2025

Motion to approve by Councilman Joeckel, 2nd by Councilman Bilicki

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki	X		
Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

Port of Wachapreague Financials – July 2025

Motion to approve by Vice Mayor Puchalski, 2nd by Councilman Bilicki.

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki	X		
Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

VII. Unfinished Business

A. Maintenance – Councilman Schagelin reported on the recent emergency maintenance of the F550 Brush Truck and noted brush pick up would resume once the truck repair is complete. No other maintenance to report except crews are doing a good job.

B. Powell Park – Vice Mayor Puchalski reported the tennis court repair is 90% complete, with painting and line striping to be completed.

C. Seaside Park – Councilman Baker reported Atlantic Granite had been contacted and would look at the broken granite bench. He continued on to the parking request by the Fire Co., stating that he had met with representatives and measured the ideal area to expand, 14’ deep and 58’ across. Councilman Baker received a quote for the work: for 812 sq ft of space, with 1’ of topsoil excavation replaced with clay and sand and topped with 6” stone layer (28 ton) the total price was \$4,975.23. Councilman Joeckel inquired if the topsoil could be placed in the low section at Seaside Park and have that included in the Contract. Councilman Baker said it could be included in the contract. Councilman Baker motioned to approve the Quote by AW Custis for \$4,975.23, Councilman Hipple 2nd the motion.

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki	X		
Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

D. HRSD – Discussion ensued as to whether a vote should be taken at the present Council meeting or the September Council Meeting. Clarification was given of assurance that the first \$100,000 grants could be used for the scope of work originally planned for Phase II, Mayor Elliot and Vice Mayor Puchalski assured they had spoken the SERCAP rep and assurance was received it could. The third \$100,000 grant is what will need to be applied to household income under \$73,700. Discussion ensued regarding the time frame and the need to move forward. Resident Steve Joseph reminded Council the property owner poll was 11 to 3 to rebid. Motion was made by Councilman Bilicki to proceed with rebid, with request for ad to include that bidders must assure that project could be completed by December 15, 2025. Motion was 2nd by Councilman Schagelin.

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki	X		
Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

Town Clerk Springer inquired who would write the advertisement, citing a lack of a project manager, and stated she did not feel she was qualified or comfortable writing it. Clerk Springer was instructed to run the old advertisement that had been used before.

E. Derelict Properties – Discussion was given to the Lee Street property with overgrowth. Clerk Springer agreed to produce a second letter to be posted on the property by the Mayor. Discussion moved to 48 Main Street and lack of any improvement there. Councilman Bilicki expressed interest in contacting the Accomack County Building Inspector to condemn the property and go forward with eminent domain. It was noted the owner would fight the Court system in an eminent domain case. The Council requested additional letters be sent, on a weekly basis, citing our ordinances and inquiring her intent of the property. Town Clerk was tasked with drafting the letters to be sent. Town Clerk Springer agreed to draft the letters but requested they be read and approved by Council and include signatures by the Mayor.

F. Marina – Vice Mayor Puchalski reported that she had contacted AW Custis for the required work needed for the berm site prior to the dredging. She noted she had contact Jody Brittingham who had performed the work before but had not heard back from him to date. Clarification was made that the dredging soils would not be taken off Town property, and Council Bilicki also commented that by aerating that was helping eliminate contamination. It was noted that the pole was moved back to it’s original location by Town crews, and reinforced by Steve Joseph.

Discussion was moved to the Bradford Bay and Finney Creek dredging project. John Joeckel was asking for support by the Mayor and Council in trying to correct the deficiencies in the project. The Mayor indicated he had sent an email of support and would forward his email to Town Hall as part of the records. Councilman Bilicki asked if the Mayor and Council support was enough for Mr. Joeckel. It was suggested if any of the Charter Captains or larger boats had concerns they write to the Army Corp of Engineering as well. It was noted that PVC poles with reflective tape would be placed in the North Channel, the Coast Guard had helped in the past and might help again. It was noted the Coast Guard is only here daytime, and is often mobile, going Bayside and up and down the peninsula.

G. Tourism – Councilman Aileen Joeckel noted she would be talking with

Jim Bell about updating the Tourism site and reminded Council the time was approaching to place another ad in the Tourism Guide. She noted because last year’s guide was late coming out all ads would receive a 10% discount, bringing the Town’s usual quarter page ad to \$1,215.00. Councilman Joeckel motioned for the Town to place the quarter ad in the guide again this year, Councilman Baker 2nd the motion.

	Yes	No	Absent
Sandie Puchalski	X		
Bob Bilicki	X		
Aileen Joeckel	X		
Craig Baker	X		
Robert Hipple	X		
Charles Elliott – if in tie	X		

H. Floodplain Administration/CRS Coordinator/RAFT – Councilman Bilicki reported the CFPF for \$50,000 was still approved and he is waiting on the guidelines; he also noted the Virginia Energy grant for \$10,000 was also still approved and he was working with the Fire Dept. on that.

I. Town Beautification – Councilman Joeckel reported she is looking at garland purchase and hoping to get samples, she noted she is working with Fire Dept. Chief Sean Fate.

J. Safety/Security – Councilman Schagelin noted no new safety issues in the past month, however discussion was given to the continued speeding. It was noted that the speed sign is in need of repair and

VDOT has been contact by Councilman Schagelin's wife. Town Clerk Springer noted a \$500 grant was being applied for to be used for Risk Management, including safety items to reduce worker's comp plans, such as fire extinguishers and first aid kits. It was suggested perhaps the Methodist Church would be willing to allow an outbound speed sign similar to the one the Town has inbound. Discussion was given to who the worst speeding offenders are, and it was suggested to reach out to the owner of the Island House about the speeding of his employees. Councilman Bilicki suggested the Mayor reach out to the owner of the Island House. Councilman Hipple commented on the condition of many signs, citing overgrowth obscuring many, he also informed Council VDOT has given permission for the Town to repaint the yellow curb at the corner of Brookly and Main, as long as the Town does not extend it. Councilman Hipple suggested painting for a pedestrian crossing at Main St, by the General Store. Councilman Hipple stated we could ask VDOT to do so. Vice Mayor suggested contact VDOT to place stop signs at Finney to help slow traffic. She also suggested putting a crosswalk in front of the Post Office.

K. Historic District – Nothing new to report.

L. Streets and Drainage – Councilman Hipple reported on the drainage ditch on the South side, noting 4 properties have given right of entry, 4 more said they would, and he was continuing to work on the rest (5). He noted one resident did not have a favorable response, Councilman Schagelin had spoken with that resident and noted he stated he would not move his bridge. Councilman Hipple noted that the project would only take a limited amount of debris and silt to allow tidal flow not only in, but out, which is more important. Councilman Hipple noted the bridges will be dug by hand, and that heavy equipment can access the ditch from the farm side. He reminded Council that this project would be done in conjunction with the County, and performance of Contract clearly outlined, with photos being taken before and after and sign of Town and County before the Contractor will be paid. Councilman Hipple noted that all patching has been completed by VDOT due in large part to a good relationship with the area Supervisor. He then discussed the need to repair the drainage ditch at the Marina where it leads out from bulkhead. He noted he priced the culvert material at several locations, and it ranged from \$500 to \$1,000. For installation he was hoping for a volunteer but would talk to contractors if needed. Councilman Hipple noted the culvert across the Campgrounds was deteriorating in a similar manner. It was noted by CRS Councilman Bilicki that maintenance and repair of that culvert is also the responsibility of the Town. The condition of the bulkhead wall at that location was of concern. Discussion of possible contractors was given, citing Sean Fate, Sean Smith, AW Custis, and Major Excavating. AW Custis was discussed as a preferred contractor.

M. Planning Commission – Councilman Joeckel noted the Public Hearing was given prior to the current Town Council Meeting and suggestions were given. P&Z Commission President Jim Bell reported a second Public Hearing was not needed and it would go to Council for vote in the September if the revisions were done in time.

VIII. New Business – Vice Mayor Puchalski suggested a Fall Yard Sale and the date was chosen for Saturday September 27th. Town Clerk Springer will advertise it locally in the usual manner and place an ad in the Eastern Shore Post the Friday before the Yard Sale.

Councilman Bilicki thanked Vice Mayor Puchalski for the tennis court work and inquired if it would be tennis and pickleball stripped. Vice Mayor Puchalski responded yes, it would contain courts for both and the basketball court would be re-stiped as well. Councilman Bilicki noted the mulch around the playground equipment is not up to specification and suggested maybe AW Custis could haul playground approved mulch, and suggested the Town Maintenance crew weed, grade and power wash the playground. Town Clerk indicated some of the \$500 Risk Management grant could be used toward playground mulch, as part of liability reduction.

IX. Adjournment

Councilman Bilicki motioned to adjourn. Vice Mayor Puchalski 2nd the motion. All in favor and meeting adjourned. **End of meeting minutes.**