

**NOTES OF THE MILLVILLE
TOWN COUNCIL WORKSHOP
October 23, 2012 @ 7:00PM**

1. CALL TO ORDER:

Mayor Hocker called the meeting to order at 7:00PM with the Pledge of Allegiance.

2. ATTENDANCE:

Mayor Hocker, Deputy Mayor Subity, Council Members Gordon, Kent, and Bennett. Town Manager Debbie Botchie and Town Clerk Donna Schwartz.

3. NEW BUSINESS:

A. FY12 Audit Report - Mr. Herb Geary, of TGM Group, presented Council with the final audit figures saying "the audit went extremely well and the Town is in super shape." Mr. Geary congratulated the financial staff on a job well done.

Mayor Hocker motioned to accept the audit report as written. Council Member Bennett seconded his motion. All present voted in favor. Motion carried unanimously 5 - 0.

B. Spring Dumpster Discussion - Town Manager Debbie Botchie explained to Council there is \$758 leftover in grant money given to the Town by Sussex County. She would like to get two dumpsters and have a spring dumpster day for the residents. The Council agreed and set the first Saturday in April as the date for the dumpster day.

4. OLD BUSINESS:

A. Status Report, Millville by the Sea - Mr. William Scott, of Scott & Schuman, opened the discussion saying their hope was to clear up some misunderstandings that may have been previously presented and illustrate where they plan Millville by the Sea to be going in the future. Mr. Chuck Ellison of Miller & Smith introduced his design team of Katie Avsec and Nate Scott.

Mr. Ellison said the current Millville by the Sea is all the land annexed into the Town minus the two Powell Farm properties, which they declined to purchase. He also indicated he was told he was the largest property owner in Sussex County with 282 acres. Mr. Ellison stated with all the recent economic ups and downs it only made sense to develop a logical system, reasonable in time [5-7 years] for mixed use housing and a lifestyle center with inter-connect ability to Sand Dollar Village.

Ms. Botchie expressed some concern of how interconnect ability would be affect without the two Powell parcels that were not purchased. Mr. Ellison said they would need to use the state road if need be.

Mr. Nate Scott illustrated on the map where the pond, which has Council approval and the lifestyle center would be built. He said the lifestyle center would be their "new front door" and set the stage for Beebe. Mr. Scott said Beebe was still in the planning stage, some commercial and retail units were possible south of Beebe's location sometime in the future, however at this time not probable. Mr. Ellison stated the current Sand Dollar Village and the

Lifestyle Center would eventually be connected with a “spine” road from Huntington Street. He said the Lifestyle Center is scheduled to open in 2013.

Council Member Bennett asked Mr. Ellison about Beebe and the July 2014 opt-out date. Mr. Ellison said Beebe has the money for improvements; one of the big issues was getting water to the site and 3 phase power. He said, the timing is up to Beebe, they can amend legal documents.

Mr. Ellison gave a brief summary of how they used two focus groups to test the Lifestyle Center campus design and their new housing product. He said the Lifestyle Center will consist of a Social Building, Wellness Building, Pavilion and Pool Building.

Council Member Kent expressed concern of how the street to the Lifestyle Center dead-ended a short distance from Route 17, and asked why the road couldn't be extended out to Roxana Road. He said he it created the need for numerous car trips on Substation Road and created an entry/exit problem.

After a short description of their new products “the rancher” and the 2 story with Master Suite on the first floor [in the front of the house] Mr. Ellison said the plans should be submitted to Planning and Zoning for review soon.

Mayor Hocker asked if another entrance would be added to Roxana Road. Mr. Ellison said it would be coordinated with Beebe. Council Member Bennett questioned Mr. Ellison how many homes he anticipated selling in the next five years. Mr. Ellison said he would like to sell 100 to 140 yearly to reach his goal of 800 homes.

B. Discussion on possible Workshops for Town Businesses regarding the newly amended Sign Ordinance -

Town Manager Debbie Botchie opened discussion on possible workshops regarding changes to the sign ordinance. She said she is most concerned with the sign congestion in some areas. Council Member Bennett suggested offering some “forgiveness” on permits, and Mayor Hocker said the permit could be waived if the work is done within a period of time. Ms. Botchie thought the first of the year [January] might be a good time to start some work sessions. Council Member Subity expressed concern with parity.

5. PROPERTY OWNERS/AUDIENCE COMMENTS:

Penny McCormick, Tybee Street, asked Mr. Ellison if the spine road has been named yet. He replied “No.”

6. ADJOURNMENT:

Mayor Hocker announced the State Police will be in Town for Trick or Treat on October 31, 2012. The next meeting of the Council will be November 13, 2012 at 7:00pm.

Council Member Kent motioned for adjournment at 8:54pm. Council Member Gordon seconded his motion. All present voted in favor.

Motion carried unanimously 5 - 0.

Respectfully submitted,
Donna M. Schwartz, Town Clerk