

**NOTES OF THE MILLVILLE
TOWN COUNCIL WORKSHOP
March 26, 2013 @ 7:00PM**

In attendance were Mayor Gerry Hocker, Deputy Mayor Jon Subity, Council Members Robert Gordon, Joan Bennett and Harry Kent; and Town Manager Debbie Botchie, Town Solicitor Seth Thompson, and Town Clerk Matt Amerling.

1. CALL TO ORDER:

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

2. NEW BUSINESS:

A. Chuck Ellison of Miller and Smith, developers of the Millville by the Sea (MBTS) Master Planned Community, will discuss with the Town Council some of their plans for future development in Millville by the Sea.

Mr. Chuck Ellison introduced members from Miller & Smith's team, such as Billy Scott, from the law firm Scott & Shuman, Nate Scott, Bob Gorman, Ron Sutton of Civil Engineering Associates (CEA), and Jordan Snow. Mr. Ellison stated Miller & Smith was working to revise and adjust the current plan for MBTS for the current economic conditions. Mr. Ellison stated there was a three-part presentation, with the first point talking about the overall existing plan which was approved, the second part being presented by Mr. Gorman regarding trends in housing, and the third part being about some of the internal concepts developed. Mr. Ellison stated Miller & Smith was not presenting a new plan. Mr. Ellison went on to show the master plan which was approved by the Town in 2006 and noted the Town files and Miller & Smith's files were incomplete, but the 2006 plan was the one approved by Council. Mr. Ellison stated the plan is for the entire 746 acres and has a lot of detail on it. Mr. Ellison stated Miller & Smith is probably into a 20- to 30-year project and as they move forward, there will be some suggestions with how to move forward.

Mr. Ellison stated as the planning phase for MBTS moves forward, Miller & Smith will be getting rid of the numbered system of identification for phases, and identifying the phases by a community or village name. Mr. Ellison further stated Miller & Smith tried to identify what some of the land uses were, and what some of the density and the yields were. Mr. Ellison stated even though there is an overall yield that applies to the property, when the planning was done, it looked at individual areas, and in those different areas, the density varied greatly. Mr. Ellison stated on the plan, there is the town center, which is going to be about 350,000 square feet. Mr. Ellison stated the BJ's and Lowe's complex square footage – not including the McDonald's – on Route 113 in Millsboro is about 280,000 sq. ft. Mr. Ellison stated those buildings (BJ's/Lowe's) were all one-story whereas the town center was going to be multiple-storied buildings.

Mr. Ellison stated some other key components about the existing master plan is it depended very heavily on the existing road network with some of the major roads serving MBTS; and if someone looked at the locations along Roxana Road, Substation Road, Peppers Creek Road, there are a lot of

lots fronting right along those roads. Mr. Ellison stated if someone were to look at the sites along Substation Road and Peppers Creek Road, for instance, there would be plentiful lots fronting along those streets, and after looking at the speed along some of those roads, the number of lots may be something Miller & Smith will have to revisit in the near future. Mr. Ellison stated Miller & Smith also wanted to look at the cultural center for the community, the location of which has been changed from the center of the community to the north entrance of the community (at the corner of Burbage Road and Roxana Road) and made a little smaller but designed for the next wave of homes to be built. Mr. Ellison stated the former larger center was designed for the entire community, but when looking at what will happen in the community in 25 to 30 years, the larger center is simply not practical; by 10 to 12 years, the center would be worn, old and tired, so the new residents coming in would see a fairly old facility. Mr. Ellison stated instead of building something huge, which would be expensive to maintain and operate, Miller & Smith see doing multiple facilities over time would work better with the community and will be fresher with a focal point at other areas of the property.

Mr. Ellison stated phase 2B which falls next to Sand Dollar Village shows the brown areas designated for town homes, a large area of condominiums by the cultural center, and some areas of single family homes. Mr. Ellison showed the area where the Beebe medical center is now located and stated it is roughly 20 acres. Mr. Ellison stated the rough area of single family and town houses were incongruous in terms of use because it was a little too close to the town center so Miller & Smith changed the location of houses. Mr. Ellison stated the connectivity off Roxana, Substation and Peppers Creek are relatively a lot and are something Miller & Smith need to maintain and keep an eye on as the community progresses. Mr. Ellison stated the open space network on the approved plan have some natural areas – such as the Beaver Dam tax ditch or creek – which have a 75-foot buffer on both sides and cannot be disturbed, and some areas are being created – such as around Sand Dollar Lake, and the Mill Pond by Burbage and Roxana roads. Mr. Ellison stated there is a major corridor formed by the power line which bisects the property. Mr. Ellison stated a lot of the open space is hidden – not out in the public realm – and Miller & Smith’s major goal is to bring it out to the public realm. Mr. Ellison further stated Miller & Smith want to put some of the open space against Burbage Road so everyone can see the space.

Mr. Bob Gorman, of Mahan Rykiel Associates in Baltimore, MD, stated his focus was drawn by Mr. Ellison who wanted to learn more about housing trends. Mr. Gorman stated one of the things Miller & Smith are looking at that is making the best of these communities competitive are respect for the land, providing open space systems that provide not just recreation but also value for the residents in their real estate, and preserve habitats and natural systems. Mr. Gorman stated people increasingly look for close access to health and fitness, educational opportunities, and other kinds of conveniences. Mr. Gorman further stated some of the hurdles are zoning, with “regulations having a hard time catching up with the trends,” which are about health and safety and have been thought out over time but are sometimes lagging in the national trends. Mr. Gorman stated there is a lack of incentive for residential developers on the same scale that there is for commercial developers, in terms of energy efficiency. Mr. Gorman stated commercial developers have all kinds of incentives and perks and programs to encourage them to build energy-efficient buildings. Mr. Gorman stated there is also a struggle for developers to know how to build different kinds of products that people actually want. Mr. Gorman stated there is a big change in the industry in terms of how people live, meaning not just the lifestyles they want but the changes in demographics (i.e., college graduates

returning home to live with their parents, senior citizens moving in with their children, etc.). Mr. Gorman stated people are looking to maximize the value of what they get for their house, meaning what they get outside as well as inside, and what they get in the community as well as in their own property lines. Mr. Gorman stated the small lots in MBTS are centered with narrow side yards, and one of the things that can be done to maximize this space with this configuration is capture the whole yard by fencing or walling in the side and rear yards and opening up the outside to the end, letting the inside spill out to extend the living space of the home.

Mr. Nate Scott discussed the changes that had happened to the property boundaries since 2006, including the Powell and Hudson properties since being acquired and still out parcels, Beebe Medical Center's 20-acre south coastal campus along Roxana Road, the DelDOT stormwater facility at the corner of Burbage and Substation roads, and the acquisition of the Littleton property along Substation Road. Mr. Scott stated in addition to the property changes, there has been progress with the sub-phases, such as 2C and 2B subphases having approved amenities centers.

Mr. Ellison stated the next step today is refining the interior road networks, identifying the individual villages, and developing the appropriate densities. Mr. Ellison stated there is a preliminary list of topics which Miller & Smith hope to get input from Council:

1. What adjustments to traffic circulation patterns are appropriate?
2. What is the goal for the MBTS Town Center? Should the Beebe South Coastal Campus be a part of the center? Mr. Ellison stated it is his opinion that it should.
3. Given the time frame of its completion by 2020, should Beebe relocate its campus?
4. If Beebe does relocate, should the Town Center relocate with it?
5. Identifying the villages and their appropriate residential densities, and where they best fit.
6. The major components and goals of the open space and trail network, and how the trails function as well as their location (i.e., where they take people).
7. Miller & Smith think it is important to develop a performance standard so instead of trying to be too exact in all of the planning at this stage, trying to develop something more performance-oriented which shows how Miller & Smith wants their planning to work "at the end of the day" – something that gives Miller & Smith and the Town a reasonable level of flexibility and making different proposals for product types, different land-use designs.
8. Look at the process and make sure it is consistent with the Town codes and regulations, but also in a timely and efficient manner. Mr. Ellison stated Miller & Smith is not going to change a lot of the overall goals of the master plan, nor change the zoning density or open-space requirements or trying to put in things such as skyscrapers.

Town Manager Debbie Botchie asked Mr. Gorman how long before the Town will see this type of development as MBTS moves forward and concentrates on the subphases, looking at the current trends. Mr. Gorman stated there will be different trends and that will decide the time of the development. Ms. Botchie asked regarding Millville, does Miller & Smith have plans for having a more unified transportation in MBTS and maybe connecting with the other developments (i.e., Beazer's, Coventry, etc.). Mr. Ellison stated Miller & Smith does want MBTS to be a part of the larger community, but they want the residents to have their own identity and comfort level. Ms. Botchie stated when she and Mr. Ellison had a conversation about three years ago about

transportation, because of being 3 miles from Bethany Beach; they talked about a transportation system in place for residents. Mr. Ellison stated Miller & Smith do plan to revise the shuttle system as MBTS grows, and they do plan on making the lifestyle center one of the shuttle stops. Mr. Ellison stated he thinks it would be great if all the communities could connect and run together. Ms. Botchie stated the Town was hopeful there would be a park and ride to reduce congestion on Route 26/Atlantic Avenue to the beach. Mr. Ellison stated that is something worth looking into and working toward.

Council Member Bennett stated regarding topic #2 about the goal of the Town Center, this is of particular interest to her and when it comes to demographics, what she thinks about the Town Center she wants to know more about time projection in terms of development of that area. Ms. Bennett stated she thinks the residents would appreciate a sooner-rather-than-later start, and the Town Center could be another start, which Mr. Ellison stated the 350,000 square feet is a lot of retail and commercial space to fill. Ms. Bennett stated when she thinks of the areas in Sussex County which promote a work/live/play affair, like Paynter's Mill or Five Points, she thinks it would be delightful to see a vibrant, usable, demographic-friendly town center started at MBTS sooner than later. Ms. Bennett further stated one of the things she thinks about in the alternative to straight-up commercial and straight-up retail is something like in Bayside, where there is a performance area (the Freeman Stage), which she thinks may be a part of MBTS. Ms. Bennett stated she believes a performance venue might "spark" the town center and the community. Mr. Ellison stated he agreed 100%, however, if one thinks of the town center as pure retail, it will happen sooner rather than later because people want that. Mr. Ellison stated there are not enough "rooftops" to have big retail stores, so he has thought of putting something other than retail into the town center.

Council Member Kent stated the facilities are somewhat centralized and along Route 17, so where would the centers be moved. Mr. Ellison stated the one area on the west side of Route 17 is about the same size as the Beebe parcel. Mr. Kent asked if Miller & Smith was going to maintain the Route 17 aspect but moving the center to the other side of Route 17. Mr. Ellison stated since Beebe is serving a large number of people, they would need a large area of access (off Route 17) so it would be inappropriate to place Beebe South Coastal Campus in the middle of MBTS. Mr. Ellison stated if Beebe were to open in 2025, he would ask if Beebe would be better off where it is today or get a higher density. Mr. Ellison stated having Beebe to the west of Route 17 is beneficial so homes would not surround Beebe and homeowners would not be unhappy with the heliport and/or ambulance noise.

Deputy Mayor Subity stated he appreciates what Miller & Smith are trying to do in terms of the green space – the positioning of the open areas in the community – and he thinks Mill Pond is a great introduction to MBTS. Deputy Mayor Subity further stated in terms of Beebe, it does make sense to put Beebe South Coastal Campus west of Route 17/Roxana Road, because (1) the transition of the Mill Pond area to a medical facility would be an abrupt transition, (2) the heliport and its noise would be better served where there are less homes, and (3) he likes the concept of people driving past the MBTS town center on their way to Beebe would draw people to the center. Mr. Ellison stated he has Mr. Gorman and Mr. Nate Scott working on some concept sketches for how the area could look. Mr. Kent asked about the amenities about a park that looks like it has a pond in the middle of it, and if there might be a Sand Dollar-like area rather than just green space. Mr. Ellison

stated yes and Miller & Smith want to bring all of the bodies of water into the community and they don't want them all to be identical. Mr. Ellison further stated Miller & Smith have always talked about having a central complex where there may be things such as tennis courts and play fields; and they think as they move forward there will be areas for various activities.

Deputy Mayor Subity stated regarding the residential over commercial space, has Mr. Scott locally seen anywhere where it was successful or unsuccessful; and, to Mr. Gorman, what is his feeling on that on a nationwide trend because the Town is dealing with more of a particular demographic. Mr. Scott stated he thinks locally, with the demographics and density, it's going to be harder to make a product where there is first-floor commercial uses and then residential above to make the numbers work, but he has seen examples where town homes and other standalone products are located within proximity to those commercial properties. Mr. Scott stated while the commercial and residential are in separate structures, they do complement each other. Mr. Gorman stated he thinks the proximity issue is the important thing and it is hard to do in a suburban situation, which, for the foreseeable future, that is what the density is going to be here; the residential over retail buildings are seen more in urban settings because the building types are so different. Mr. Gorman further stated regardless of the densities, the more diversity one can get in a center, the more successful the center is likely to be. Mr. Kent stated he is not a big fan of regulatory changes and he feels Miller & Smith need to come in to Planning & Zoning (P&Z) and Town Council on a case-by-case basis, because to change something often makes it difficult to keep up with the Town code.

Mayor Hocker asked for any more questions, and Town resident Sally Griffin, of Huntington Street, stated she understands the trends towards the smaller lots and the houses being smaller, but retirees are still active so if there is no large yard, there is support needed within a community – such as hiking trails. Ms. Griffin further stated her concern is, looking at the newest product of the quad-plexes, the open space is being placed in the center of the quads and that seems to be a conflict of philosophies because when looking at the plans, the backyards are all connected. Ms. Griffin stated the open space stayed fairly similar to the town house concept versus the quad-plex concept, but as the people drive or walk by, they do not see the space because it is in the backyard. Mr. Gorman stated he agreed with her and he thinks there's a fine line between doing just small lots and forgetting the rest of it because it doesn't really work for the trends that are out there unless there is the public open framework. Mr. Gorman stated Mr. Ellison was talking about Miller & Smith needing to think about performance standards and what that means is “how do you respond to those trends but still give the kind of lifestyle and possibility for privacy and possibilities for access to more common open spaces?” Mr. Gorman stated he thinks there is a balance between how to respond to that trend and still give people things that are important to them. Mr. Scott stated with the quad-plex units specifically, instead of backing units of phase one in Sand Dollar Village onto Sand Dollar Lake, Miller & Smith would face those onto the public amenity and run the main connecting road and trailway along the lake, and each of the lanes that connect into that development where the quads are located are oriented with easy access to the lake. Mr. Scott noted each village would have open space. Ms. Griffin stated that makes sense but in addition to that, the trails have to be admirable and something everyone can enjoy, not just those who live along the lake. Mr. Gorman stated trends are trends but they are not absolute, so it is a matter of finding a balance.

B. Holiday Market – Discuss and possible vote on a Holiday Market to be held the first weekend of

December on the Town Hall property.

Ms. Botchie stated she introduced the idea of the Holiday Market at the first budget discussion on March 12, 2013, and had talked with Council members individually about it since then. Ms. Botchie stated her goal is to have another event for the Town – like the Farmer’s Market or Great Pumpkin Festival – for the same individuals who participated in these events, at no cost to the businesses and vendors. Ms. Botchie further stated the vendors would bring their own wares to sell, and she has spoken with some local music groups who would be willing to come in and play throughout the day. Ms. Botchie stated it would be a nice community event to bring all of the residents of Millville and other towns together. Ms. Botchie stated when she first discussed this festival with Council, she had mentioned having a tree-lighting ceremony, but that has been withdrawn due to logistics and labor for placing the tree. Ms. Botchie stated she requests Council to allow the Town to have this Holiday Market the first weekend in December or whenever the Council thinks best for the Town.

Deputy Mayor Subity stated with respect to the tree, does Ms. Botchie think it is possible to have it up in the foreseeable future. Ms. Botchie stated she does want to have a tree-lighting ceremony as part of the Holiday Market but for this coming year, since she is having problems with storage and logistics, she is withdrawing for just this year. Ms. Botchie stated when DelDOT finishes with their road-widening project, she will have a better idea of where to place the tree. Deputy Mayor Subity stated it is a good idea to scale the event and see how it turns out. Ms. Bennett asked which vendors will be participating at the Market, if they will be just Millville businesses/business owners. Ms. Botchie answered yes. Ms. Botchie stated the cost to the Town would be advertising, which she has added to the budget, as well as hiring the State Police, which was also added to the budget. Ms. Botchie stated the Town has the permission of the adjacent church to use their parking for overflow parking, but given the popularity of the Pumpkin Festival, the Town would most likely not be able to have the Holiday Market at Town Hall in its second year. Council Member Gordon stated that is a concern because the weather is unpredictable with every year, and how much will the parking interrupt the Millville Methodist Church business (i.e., holiday bazaars). Ms. Botchie the church’s bazaars are held in October so the Market should not interrupt with the church’s business. Ms. Botchie further stated the Town events and church events will not cross over each other and she is asking the Council’s blessing for starting the Market. Ms. Linda Kent stated she spoke with vendors who will be happy to participate, and this kind of event brings the people together as a community. Mr. Gordon asked if Ms. Botchie had thought of another location besides the Town Hall for the Market. Ms. Botchie answered no. Mr. Gordon stated the Millville Fire Hall may be a better, more spacious location. Ms. Botchie stated if Council approves the budget holiday decorations, Town Hall will be beautiful and will make the decision of having the Market here more sensible.

Mayor Hocker stated he thinks the Holiday Market is a good idea and motioned to approve the Town to hold a Holiday Market at Town Hall in December. Deputy Mayor Subity seconded his motion. Council Members Bennett, Gordon, and Kent, Deputy Mayor Subity and Mayor Hocker all voted “aye.” The motion was carried 5-0.

- C. Resolution 13-06 - Discuss and possible vote on Resolution 13-06. *Synopsis:* If approved, Resolution 13-06 establishes the fee schedule for FY14.

Ms. Botchie stated Millville was lucky and no taxes or fees of any kind had to be increased this year for the Town's operating expenses. Ms. Botchie further stated she wanted to call Council's attention to page 4 of the Resolution under "Planning & Zoning," in which she is asking for the resolution to change because with the Town's major subdivisions, the Town collects a \$2500 escrow fee. Ms. Botchie stated with minor subdivisions, this fee seemed to be too much money, and with the major subdivisions, it's not enough. Ms. Botchie stated she, Town Financial Advisor Betsy Christian, and Town Building & Code Administrator Eric Evans thought of a way to charge when a major subdivision comes in with major revisions as is defined in the Town's code, Ms. Botchie, Ms. Christian and Mr. Evans are thinking of a major subdivision's initial deposit of \$10,000 to be fair. Ms. Botchie stated having said that, some of the Town's subdivisions have paid up to \$25,000 to-date in escrow monies. Ms. Botchie stated the only thing she has amended as far as an ongoing fee schedule is to set for minor subdivisions to pay \$1000 and for a major subdivision's to pay \$10,000 for a plan review.

Ms. Botchie stated the process is a developer comes into Town Hall with a revision to his site plan and it is the Town's administration job to decide what is major and what is minor in that subdivision. Town Solicitor Seth Thompson stated there are criteria. Ms. Botchie stated yes, the Town has to interpret the Code, and sometimes the Town consults with Mr. Thompson and/or URS representative Kyle Gulbranson, but most of the time it is in the Town's Code. Ms. Botchie stated the Town charges \$750 application fee for administrative costs and the Town gets \$2500 escrow fee. Ms. Botchie stated the developer will then submit plans, and the Town sends the plans to its engineer planner, who reviews it, and sends it back to another engineer planner and so forth. Ms. Botchie stated each time the plans go back and forth, it is billed by the Town's engineer and taken out of the Town's escrow fund. Ms. Botchie stated the Town then needs to go back to the developer and tell him, "Your escrow needs to be replenished." Ms. Botchie stated this new way is more efficient for the staff and the developer, who always has to write checks which come from a far-away office. Ms. Bennett stated the alternative is if this fee gets to \$10,000 should the developer – for whatever reason – not utilize all of the \$10,000, they get reimbursed. Ms. Botchie stated yes. Mr. Kent asked if the escrow falls short, does that delay the process? Ms. Botchie stated yes, it does. Mr. Kent asked by passing this resolution, would the Town be helping the builder by improving the efficiency. Ms. Botchie stated yes, the Town does not pay the bills until the escrow gets replenished.

Council Member Bennett motioned to move approval of Resolution 13-06, a Resolution reestablishing a fee schedule for FY14 as presented. Council Member Gordon seconded her motion. Council Members Bennett, Gordon, and Kent, Deputy Mayor Subity and Mayor Hocker all voted "aye." The motion was carried 5-0.

- D.** Resolution 13-07 – Discuss and possible vote on Resolution 13-07. *Synopsis:* If approved, Resolution 13-07 will be sent to the State Legislature requesting an amendment to the Charter of the Town of Millville, Chapter 217, Volume 24, Laws of Delaware, as amended, entitled "An Act to Reincorporate the Town of Millville," to amend Section 19, entitled "Town Manager".

Mr. Thompson stated as he was going through the Town's Code, the Charter provides the Town Manager to hold office for an indefinite term, and fortunately the Town is blessed with currently having a good town manager, so there was no concern currently; however, for future town managers,

there is a concern that having an indefinite term will be disincentive to do a give a good work performance. Mr. Thompson stated he drafted this Resolution which would ask the State Legislature to change the Town's charter so the Town Manager would have a definite term, which would be set in their employment contract, which is what most Towns do. Mr. Thompson stated, having gone through the research of Town Manager contracts, the notion that having a public hearing if the Town Manager requests one in terms of any sort of suspension or dismissal within 30 days is pretty difficult to do and not a lot of ample time because of Freedom of Information Act (FOIA) requirements and getting people together. Mr. Thompson stated he added in the additional language that it would be 30 days unless the Council and Town Manager would agree otherwise. Mr. Thompson further stated the only other element he changed is the way the Charter currently reads if someone were to suspend the Town Manager, the Town Manager gets paid everything they are owed plus three months of salary, which seemed odd to Mr. Thompson because there is supposed to be a public hearing within 30 days so the Manager gets paid an additional two months. Mr. Thompson stated what he did was revise it so it would read those rights and responsibilities laid out in the Town Manager's employment contract, which he thinks makes more sense. Mr. Thompson stated the bill matches the language in the Resolution in terms of what has changed.

Mr. Kent asked if the point of this is to eliminate a conflicting verbage issue. Mr. Thompson stated yes. Ms. Bennett asked in the language when it's talked about 20 or 30 days, is it calendar days? Mr. Thompson stated it is calendar days. Ms. Bennett stated she saw this as a "housekeeping issue" versus anything that needs immediate attention and asked what is the timeframe by which this action will happen as it goes forward to the Senate and representative? Mr. Thompson stated the process is the Town would submit a draft bill to make things easier on their legislators along with a copy of the resolution, asking they sponsor the bill, then the Senator and Representative will have to agree to do so, then it will start in the Senate and pass there, then go to the House and go through a House Committee and pass there, then the Governor would have to pass it. Mr. Thompson stated the Resolution would have to be submitted by June.

Deputy Mayor Subity motioned to approve Resolution 13-07 as submitted. Mr. Kent seconded his motion. Council Members Bennett, Gordon, and Kent, Deputy Mayor Subity and Mayor Hocker all voted "aye." The motion was carried 5-0.

3. OLD BUSINESS:

- A. Discuss and possible vote on the FY14 Budget. *Synopsis:* Financial Administrator Betsy Christian and Town Manager Debbie Botchie presented the FY14 Budget to the Town Council on March 12, 2013, at the Council's regular meeting. The budget has now been adjusted to reflect a few minor changes for Council's review and approval.

Ms. Botchie stated the revisions as discussed by Council at the March 12, 2013, meeting could be found on the new budget lines, except for the Holiday Decorations, which she informed Council she would research. Ms. Bennett asked regarding the revision sheet, the \$75 under line item 50400 for the flags, and the line states "Still waiting for Eric's light figure," yet down on the next line, isn't the \$675 Eric's (Mr. Evans') light figure? Ms. Botchie stated she had not noticed the figure on that line and Financial Advisor Betsy Christian would have to delete that figure. Ms. Bennett asked if the \$675 is Mr. Evans' light figure. Ms. Botchie stated yes.

Ms. Botchie stated, for FY14, the operating revenue is \$626,062, and the actual operating expenses are at \$432,163, which is a 3.44% increase over last year. Ms. Botchie further stated the transfer tax did not need any further adjustments. Ms. Botchie stated regarding the holiday decorations for Town Hall, Ms. Botchie contacted the same lighting distributor contacted in 2008 and found the products were increased; however, the companies do not do installation or storage. Ms. Botchie stated Mayor Hocker suggested Ms. Botchie contact Tanger Outlets in Rehoboth and find out who installs their holiday lights. Ms. Botchie contacted Tanger Outlets and was told it was a company called Christmas Décor, and she found out they also do the Town of Bethany Beach, Town of Lewes, and the Bayside Harris Teeter. Ms. Botchie stated she spoke with representatives from Tanger Outlets and the Town of Bethany Beach, both testifying to the satisfaction of quality of Christmas Décor's professional services. Ms. Botchie presented a proposal which includes the price for materials, all of the labor, installation, take-down, storage and insurance. Ms. Botchie stated the proposal price also includes furnishing and installation of two 60-inch LED wreaths with white lights, green garland to wrap around the Town Hall's rails, and two structured bows. Ms. Botchie stated the total cost for installation, take-down, inspection of lights, and storage will be \$2000 per year for the next two years, and the total cost of electricity would be \$260 or \$280 per holiday season. Ms. Botchie stated the price may seem a bit much but the importance of this service is the lights would stay on and be maintained by Christmas Décor. Mr. Kent stated the main important issue is Christmas Décor's being responsible for the maintenance of the lights, and are a trusted company on both the commercial side as well as residential.

Deputy Mayor Subity asked regarding the two 60-inch wreaths, where they will be placed. Ms. Botchie stated one will be placed on the new addition building of Town Hall on the front, and the other will be placed on the front porch of the original Town Hall building, but the Town would like to change the position, Ms. Botchie can contact Christmas Décor. Ms. Bennett asked which if the figure on the proposal is what Ms. Botchie is requesting for the holiday decorations. Ms. Botchie stated yes and if she took out the proposed \$4622, which would be used out of the total expense for economic development (currently being \$17,062), the sum for economic development would then be \$22,436.32, which is what Council would be voting on. Ms. Botchie stated she is asking Council to seriously consider these decorations for Town Hall per the Town residents' request. Mayor Hocker stated as the construction along Route 26/Atlantic Avenue is completed, the vote for holiday decorations may also leave room for future decorations along the street or on electrical poles. Mr. Kent stated Christmas Décor also provides and services lights and decorations for such poles, so Christmas Décor would be able to provide the decorations if the Town decides they want such decorations in the future. Town resident Maggie King stated she thinks the acquisition and display of holiday decorations on Town Hall would be wonderful for the Town, welcoming to visitors and a nice alternative to the usual dark nighttime view of Town Hall. Ms. Botchie stated if Council decides to accept Christmas Décor's proposal, this year Christmas Décor would wrap lights around Town Hall's crape myrtle trees as a "thank you for your business" gesture. Ms. Bennett asked if the Town accepts the proposal, would the price be locked down for all services from Christmas Décor. Ms. Botchie stated yes.

Mr. Kent motioned to approve the budget for FY14 as amended with the changes discussed this evening. Deputy Mayor Subity seconded his motion. Council Members Bennett, Gordon, and Kent,

Deputy Mayor Subity and Mayor Hocker all voted “aye.” The motion was carried 5-0.

4. PROPERTY OWNERS/AUDIENCE COMMENTS:

Linda Kent, of Cypress Point Trail, stated she wanted to thank Council for the Millville Volunteers Dinner and the recognition for the volunteers. Ms. Kent stated she had an email from Mike Cummings to send him information about Camp Barnes in regards to the Contractors for a Cause and she will put in Corporal Hatfield’s cell phone number so they can contact each other, and Mr. Cummings indicated to WSFS Bank that they would have people to help them out with the bathroom at Camp Barnes. Ms. Botchie stated at the volunteer recognition dinner, Major Charles Simpson of the Delaware State Police was there, and he had said that Millville is the only group that helps out at Camp Barnes. Ms. Kent stated on April 20, 2013, the contractors will be there to help out along with volunteers from Millville by the Sea (MBTS). Ms. Kent stated she had to wait until April 1, 2013, to find out what WSFS Bank would donate toward new mattresses for Camp Barnes. Ms. Botchie stated the Town got the cost of the mattresses and it will be \$4600, and this will give the camp 60 new mattresses. Ms. Kent stated there is still some more money the police need to raise to give the contractors for installing the new ramp and the lift chair. Ms. Kent stated in the fall there will probably be a fundraiser at Cottage Café, with 15% going toward Camp Barnes.

5. ANNOUNCEMENT OF NEXT MEETING – April 23, 2013 – Mayor Hocker announced the Town Council meeting scheduled for April 9, 2013, would be cancelled, and the next meeting of the Town Council would be a Workshop on April 23, 2013, at 7:00 p.m.

6. ADJOURNMENT:

Council Member Gordon motioned for adjournment at 9:26 p.m. Council Member Kent seconded his motion. All present voted yes. Motion carried 5-0.

Respectfully submitted,
Matt Amerling, Town Clerk