



**TOWN OF MILLVILLE**  
**Town Council Meeting Minutes**  
**September 10, 2024 @ 7:00 pm**

1. **Call Meeting to Order/Pledge of Allegiance/ Roll Call**

Mayor Belinko called the meeting to order at 7:00 p.m. with the **Pledge of Allegiance**. ***Present***: Mayor Ronald Belinko, Treasurer Joseph Parent, Secretary Debbie Sosnoski, Town Manager Eileen Scerra, Town Clerk Wendy Mardini, Code & Building Officer Eric Evans, and Finance Administrator William Mumford were also present. Deputy Mayor Sharon Brienza and Council Member Robert Wisgirda were absent.

2. **Citizens' Privilege** – None.

3. **Approval of Town Council Meeting Minutes**

- A. August 13, 2024
- B. August 27, 2024, Executive Session

***A motion was made by Ms. Sosnoski and seconded by Mr. Parent to approve the meeting minutes of August 13, 2024 and August 27, 2024 (Executive Session). Motion carried 3-0.***

4. **Administrative Matters**

- A. Town Manager Report - Eileen Scerra – read and entered.
- B. Code & Building Dept - Eric Evans – read and entered.
- C. Financial Report - Will Mumford – read and entered.
- D. Delaware State Police Report – read and entered.
- E. MVFC Report – read and entered.

5. **New Business**

- A. **Public Hearing Notice** - Secretary Deborah Sosnoski: Notice of the following public hearing was posted on the Town's website on August 23, 2024, and printed in the Coastal Point on August 23,

2024.

**Deborah Sosnoski recused herself from the room at this time.**

***Mayor Belinko opens Public Hearing – 7:10 p.m.***

- B. Review and discuss final subdivision site plan submitted by Land Tech Land Planning, LLC on behalf of ASF Millville By the Sea West Village A-2, for an 87 single family lots located on Powell Farm Rd and Roxana Rd, Tax Map Parcel 134-15.00-91.01, zoned Master Planned Community (MPC).**

1. Applicant presentation – Lawton Myrick – RLM Design, LLC
2. Comments by Town Engineer - Andrew Lyons – GMB Engineering
3. Town Council questions and discussion
4. Public Comments

Myrick presents the West Village A2 subdivision site plan, including 87 single-family lots and amenities. There will be 261 parking spaces with sidewalks on both sides of the street. After hearing a few questions from council members and comments from Mr. Lyons a made a motion was made.

***Mayor Belinko - Close Public Hearing – 7:16 p.m.***

- C. Discuss and possible vote on final subdivision site plan submitted by Land Tech Land Planning, LLC on behalf of ASF Millville By the Sea West Village A-2, for an 87 single family lots located on Powell Farm Rd and Roxana Rd, Tax Map Parcel 134-15.00-91.01, zoned Master Planned Community (MPC).**

***Mr. Parent made a motion to approve the subdivision West Village A2, Mr. Belinko seconded the motion. Motion carried 2-0-1.***

- D. Discuss, consider and possible vote on proposed Resolution 25-12, Miken Builders has requested a letter of credit release for Southern Landing.**

Mr. Andrew Lyons updated the council on the proposed resolution to release a letter of credit for Southern Landing. All required paperwork and bonded improvements have been completed.

***Mr. Parent made a motion to approve Resolution 25-12 wherein Miken Builders has requested a letter of credit release for Southern Landing. Ms. Sosnoski seconded the motion. Motion carried 3-0.***

**E. Update on proposed Pole Barn for Evans Park. Facilities & Building Supervisor CBO, Eric Evans**

Eric Evans presented plans for a pole barn in Evans Park, including site plans, floor plans, and architectural features. The structure will serve as a working garage with storage on the second floor. Council members ask questions about the construction materials and temperature control.

**F. Discuss, consider and possible vote on proposed Resolution 25-13 change in employee compensation from Part-Time to Full-Time.**

Ron Belinko introduces proposed Resolution 25-13 to change an employee's compensation from part-time to full-time.

***Ms. Sosnoski made a motion to approve Resolution 25-13, Mr. Parent seconded the motion. Motion carried 3-0.***

6. **Announcement of next meeting** – September 24, 2024 at 7:00 p.m.

7. **Adjournment** – Meeting was adjourned at 7:28 p.m.

***Ms. Sosnoski made a motion to adjourn the meeting. Mr. Parent seconded the motion. Motion carried 3-0.***

Respectfully submitted,

WENDY MARDINI

Town Clerk