

NOTICE AND AGENDA

Notice is hereby given that the Planning Commission of Millville City will hold their regularly scheduled meeting on Thursday, **January 21, 2021** in person at 510 East 300 South and via Zoom electronic meeting, which shall begin at **8:00 p.m.**

Zoom Meeting URL: <https://us04web.zoom.us/j/3229544002>
Dial-In Option: (408) 638-0968
Zoom Meeting ID: 322 954 4002

1. Call to Order / Roll Call
2. Opening Remarks / Pledge of Allegiance
3. Approval of agenda
4. Approval of minutes from December 17, 2020
5. Agenda Items—
 - A. Zoning Clearance- Zollinger's- Global Property 2014, LLC—1200 W 925 N, Millville UT
 - B. Other
6. City Council Report- Review minutes from January 14, 2021
7. Agenda items for next meeting
8. Calendaring for future Planning Commission Meeting
9. Adjournment.

In compliance with the American with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during public meetings should notify Kara Everton at (480) 528-1467 at least three days prior to the meeting.

This agenda was posted on January 18, 2021 to the City posting locations, the City Website and the Utah Public Meeting Notices Website.



Kara Everton, Secretary
Millville City Planning Commission

MILLVILLE PLANNING COMMISSION MEETING

**Zoom Electronic Meeting - Millville, Utah
December 17, 2020**

PRESENT: Garrett Greenhalgh, Lynette Dickey, Bonnie Farmer, Larry Lewis, Rachel Thompson, Matt Anderson, Randy Wall, Corey Twedt, Tara Hobbs, Todd Horman, Robert Owens, Kara Everton.

Call to Order/Roll Call

Chairman Garrett Greenhalgh called the city to order for December 17, 2020 at 8:00 pm. The roll call indicated Chairman Greenhalgh and Commissioners Lynette Dickey, Larry Lewis, Rachel Thompson, Matt Anderson (Alt.) were in attendance with Commissioner Bonnie Farmer to arrive shortly and Commissioner Darcy Ripplinger (Alt.) being excused. Also, Development Coordinator Randy Wall, Recorder Corey Twedt, Treasurer Tara Hobbs, and Secretary Kara Everton were present.

Approval of Agenda

The agenda for the Planning Commission meeting of Meeting of December 17, 2020 was reviewed.

Commissioner Thompson moved to approve the agenda for December 17, 2020.

Commissioner Dickey seconded. Commissioners Greenhalgh, Dickey, Lewis, Thompson and Anderson (Alt.) voted in Favor with Commissioners Ripplinger (Alt.) excused and Commissioners Farmer not present yet. (A copy of the agenda is included as Attachment "A")

Commissioner Bonnie Farmer entered at this point.

Approval of the Minutes of the previous meeting

The Planning Commission meeting minutes were reviewed for December 3, 2020.

Chairman Greenhalgh clarified that Bear River Health Department is concerned about the number of lots and not the Millville City classification of major vs minor. The restriction from BRHD is subdivisions with more than 3 lots. **Commissioner Thompson moved to approve the minutes as for December 3, 2020.** Commissioner Anderson seconded. Commissioners Farmer, Greenhalgh, Dickey, Lewis, Thompson and Anderson (Alt.) voted in Favor with Commissioners Ripplinger (Alt.) excused

Zoning Clearance – Horman Homes, Robert Owens located in Tibbits Subdivision Lot #4, at 80 W 550 N, Millville, UT

Todd Horman submitted an application for a zoning clearance for the home of Robert Owens. Height is 24' and setbacks are all within requirements. **Commissioner Thompson moved to approve the zoning clearance.** Commissioner Lewis seconded. Commissioners Greenhalgh, Dickey, Lewis, Thompson and Anderson (Alt.) voted in Favor with Commissioners Ripplinger (Alt.) excused

Further Discussion: Clarification was made that the landscape deposit will go back to the homeowner. (A copy of the application is included with the minutes as Attachment "B")

Report on City Council Meeting held on December 10, 2020 meeting

Recorder Twedt gave a report on the approval of the Zollinger Estate Subdivision recognizing that it meets the requirements for the frontage and that the rezone that was done after the last P&Z meeting is approved. Zollingers will be on the agenda in the upcoming month depending on engineers.

Future Agenda Items for Next Meeting

Minor Subdivision. Potentially Zollinger. Hunsaker's property likely to be reviewed later in January.

Calendaring of future Planning Commission Meeting

The next regularly scheduled meeting will be held Thursday, January 7, 2020 at 8:00 pm. Quick vote on in-person vs digital meeting next time. It was mixed. Plan to do both.

9. Adjournment

Chairman Greenhalgh moved to adjourn the meeting at 8:18 p.m.

DRAFT

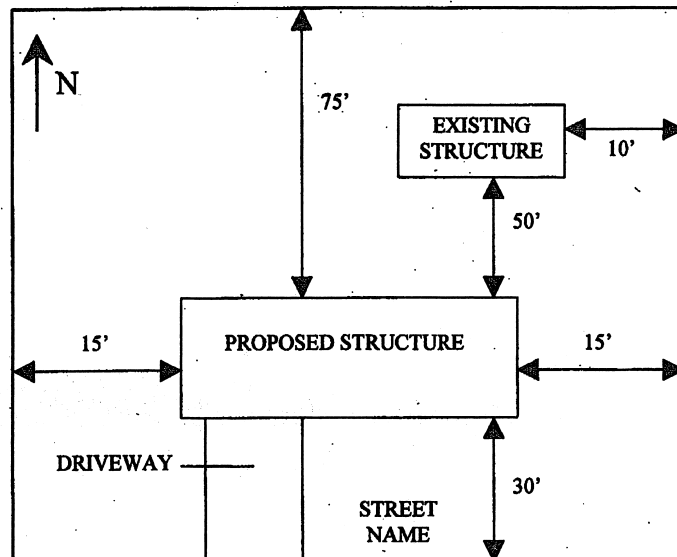


MILLVILLE CITY
ZONING CLEARANCE FOR BUILDING PERMIT
THIS FORM EXPIRES 60 DAYS FROM DATE OF APPROVAL

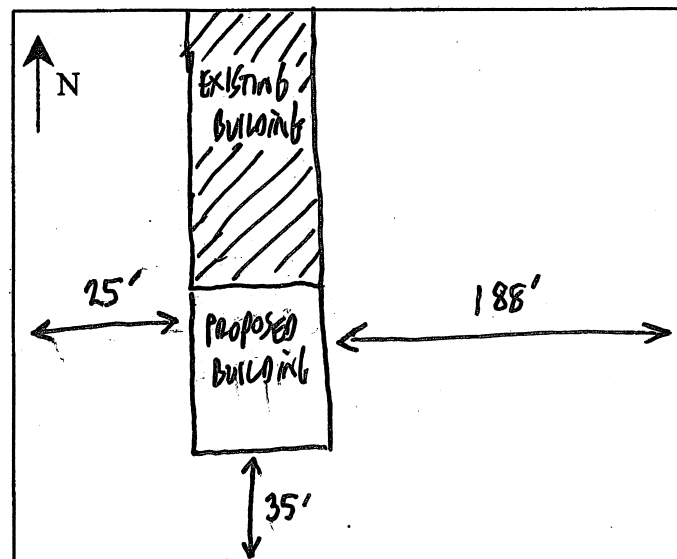
APPLICATION INFORMATION

1. ZOLLINGER'S
APPLICANT'S NAME
2. 695 W. 1700 SO.
MAILING ADDRESS
3. LOGAN UTAH 84321
CITY STATE ZIP CODE
3. 435-770-2450 4. 435-753-1122
HOME TELEPHONE BUSINESS TELEPHONE
5. GLOBAL PROPERTY 2014 LLC.
OWNER'S NAME (if different from applicant)
6. STEEL BUILDING - CONCRETE
TYPE OF STRUCTURE
7. 40,500 8. CM - COMMERCIAL MFG.
SQUARE FOOTAGE ZONE
9. ZOLLINGER INDUSTRIAL LOT 4
SUBDIVISION NAME AND LOT NUMBER (if applicable)
10. 03 - 001 - 0030
TAX IDENTIFICATION NUMBER
11. 1200 W 925 N. MILLVILLE
ADDRESS OF CONSTRUCTION
12. 6.29 13. _____
LOT SIZE LOT ELEVATION
14. SEWER ☐ SEPTIC TANK ☒ N/A ☐
(choose one)
15. CITY WATER ☐ PRIVATE WELL ☒ N/A ☐
(choose one)
16. ELECTRICITY ☒ GAS ☒ OTHER UTILITY ☐
(specify in remarks)
17. COUNTY ADDRESS: 586 W 1940 SO.
REMARKS

SAMPLE PLOT PLAN
 (numbers do not represent required setbacks)



PLOT PLAN



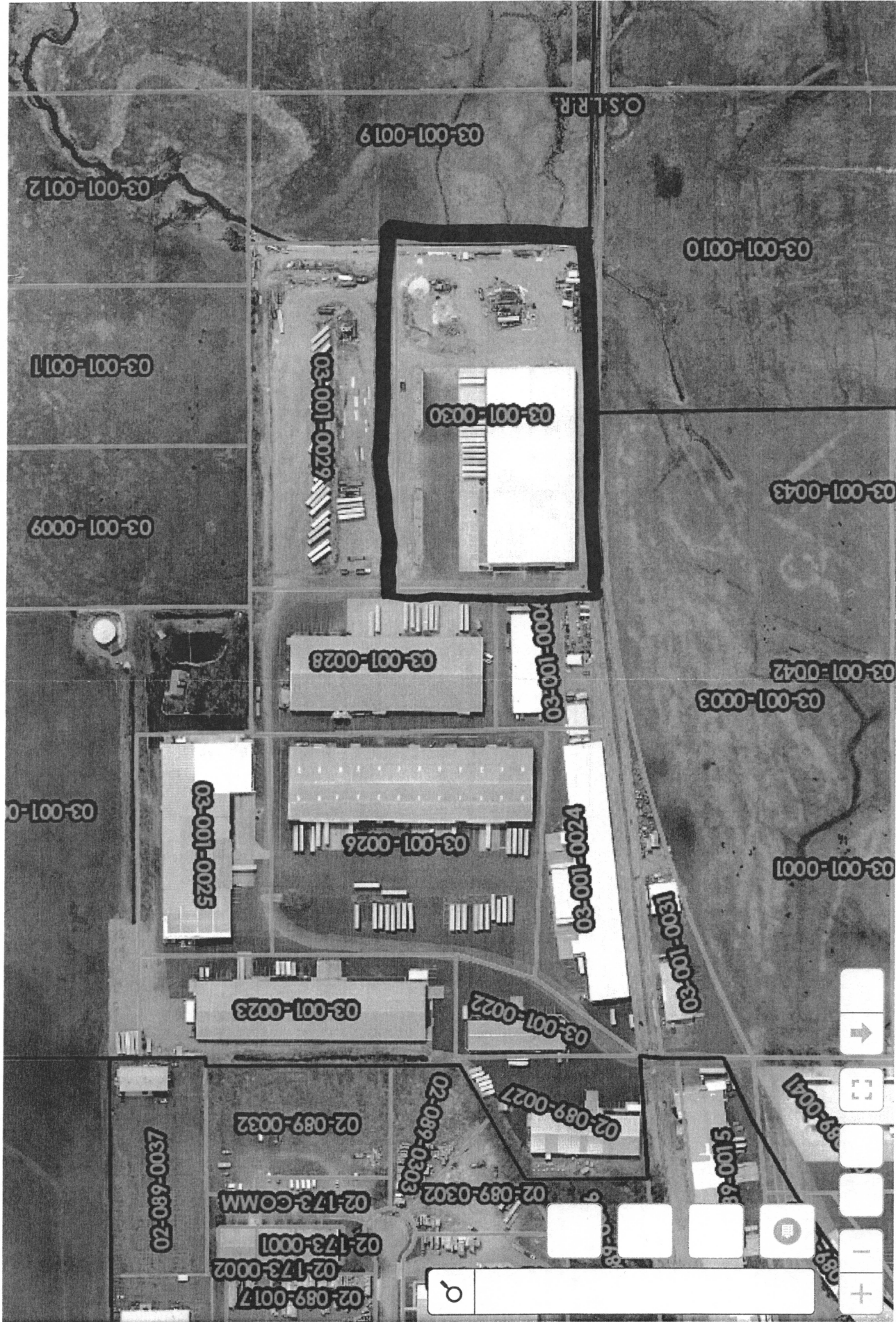
APPROVED - PLANNING AND ZONING

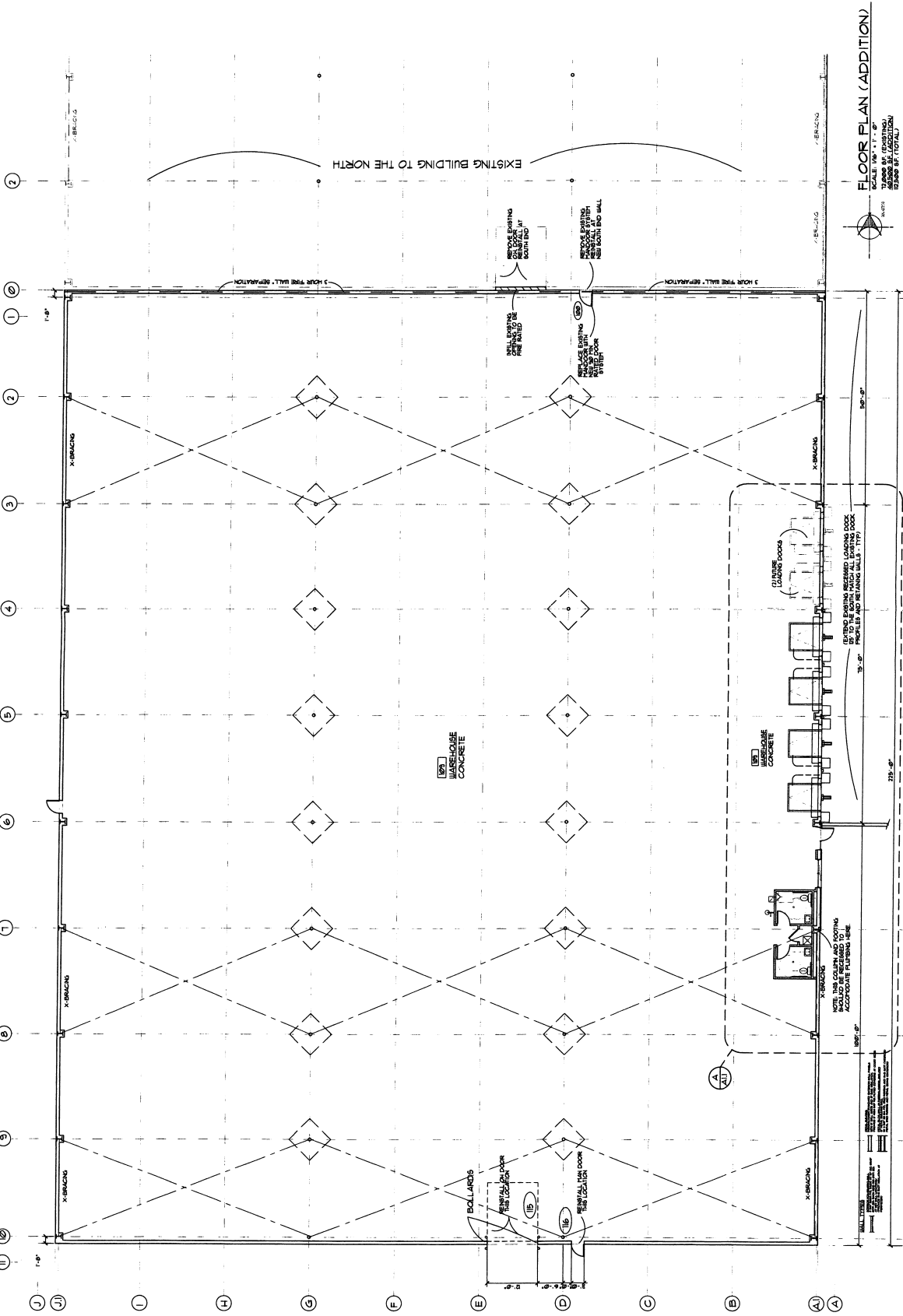
DATE

FEES PAID - TREASURER

DATE

This property is being approved for building permit issuance as indicated above. Any change in the type or placement of the structure is not allowed. This clearance is not a waiver of compliance with either the zoning ordinance or the building codes. Millville City Form 101 - 15 Nov. 2003 (previous edition is obsolete)





JOSEPH T. BECK ARCHITECT, INC.
887 EAST 830 SOUTH
SALT LAKE CITY, UTAH
(435) 764-6742



DATE
JAN 11, 2021

PROJECT TITLE
ZOLLINGER NEW BUILDING
BUILDING #19B ADDITION
MILLVILLE, UTAH

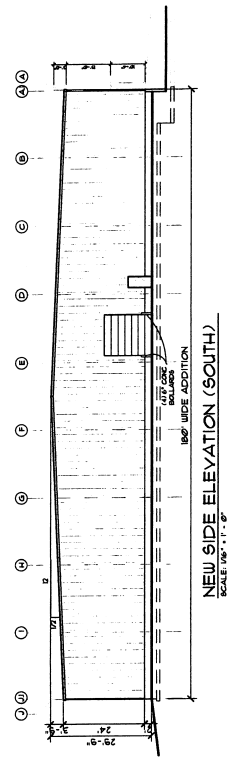
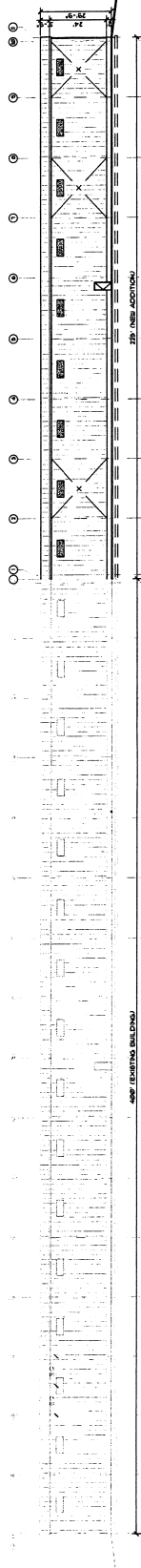
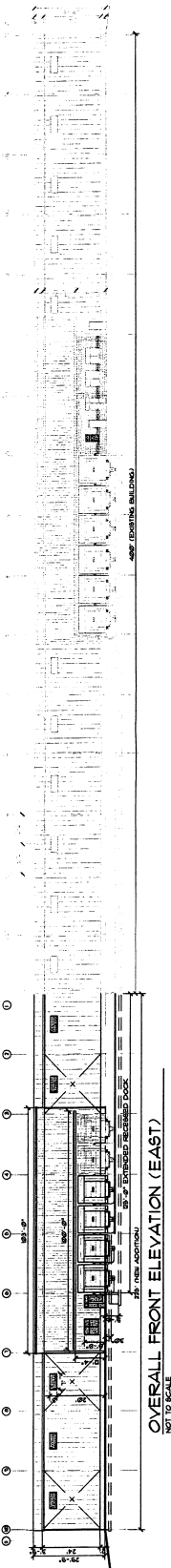
SHEET TITLE
EXTERIOR
ELEVATIONS

PROJECT NUMBER

REVISIONS

SHEET NUMBER

A2.0



MILLVILLE CITY COUNCIL MEETING
City Hall – 510 East 300 South – Millville, Utah
January 14, 2021

PRESENT: David Hair, Daniel Grange, Clay Wilker, Michael Callahan, Pamela June, Ryan Zollinger, Tara Hobbs, Chad Kendrick, Corey Twedt, Beth Munson, Brian Munson, Randy Wall, Kara Everton, Joan Findlay, Reed Findlay, Shane Jackson, Megan Jackson, Julianne Duffin, Joel Duffin, Sara Duffin, Jassiel Ramirez, Chris Daines

Call to Order/Roll Call

Mayor David Hair called the City Council Meeting to order for January 14, 2021 at 7:00 p.m. The roll call indicated Mayor Hair and Councilmembers Pamela June, Michael Callahan, Ryan Zollinger, Clay Wilker and Daniel Grange were in attendance. Also, Treasurer Tara Hobbs and Recorder Corey Twedt were present.

Opening Remarks/Pledge of Allegiance

Mayor Hair welcomed everyone to the Council Meeting and led all present in the pledge of allegiance. He then offered a prayer.

Approval of Agenda

The agenda for the City Council Meeting of January 14, 2021 was reviewed.

Councilmember Callahan moved to approve the agenda for January 14, 2021.

Councilmember Wilker seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. (A copy of the agenda is included as Attachment "A".)

Approval of minutes of the previous meeting

The Council reviewed the minutes of the City Council Meeting for December 10, 2020.

Councilmember Callahan moved to approve the minutes for December 10, 2020.

Councilmember Zollinger seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes.

Report on P & Z Meeting held December 17, 2020

Development Coordinator Kara Everton reviewed with the Council the Planning Commission's draft minutes for the meeting held December 17, 2020.

Request for a Business License for J.A.F. Drafting

Joan Findlay has submitted a request for a business license for J.A.F. Drafting at 249 East Center. Joan said that she does architectural drafting from her home for both individuals

and contractors. She said she has been doing drafting for 27 years. **Councilmember Callahan moved to approve the business license for J.A.F. Drafting.** Councilmember Wilker seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. (A copy of the license application is included with the minutes as Attachment “B”.)

Request for a Business License for Atomic Jolt

Joel Duffin has submitted a request for a business license for Atomic Jolt at 460 North 150 East. Joel explained that his company develops software for universities. He said that all of his employees now work remote and they are moving the business to his home in Millville.

Councilmember June moved to approve the business license for Atomic Jolt.

Councilmember Grange seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. (A copy of the license application is included with the minutes as Attachment “C”.)

Request for a Business License for ItalKraft Countertops

Jassiel Ramirez has submitted a request for a business license for ItalKraft Countertops at 765 West 1950 South Bldg. 22 #104. Jassiel said that they make granite and marble countertops. **Councilmember Zollinger moved to approve the business license for ItalKraft Countertops.** Councilmember Grange seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. (A copy of the license application is included with the minutes as Attachment “D”.)

Request for a Business License for Omnia Plumbing

Shane Jackson has submitted a request for a business license for Omnia Plumbing at 295 East 400 North. Shane said that he does both commercial and residential plumbing.

Councilmember Callahan asked if Shane had a big trailer that he would be parking at his home. Shane said that he doesn’t currently have a trailer. **Councilmember Grange moved to approve the business license for Omnia Plumbing.** Councilmember June seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. (A copy of the license application is included with the minutes as Attachment “E”.)

Councilmember Callahan motioned to move forward on the agenda to item “G” and then come back to item “F” after Treasurer Hobbs was done collecting business license fees. Councilmember June seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes.

Set Public Hearing for FY21 Budget Revision

Recorder Twedt said that as is done in most years, things change and a budget revision is made at about halfway through the fiscal year. With the CARES Act funding and the utility projects, there are enough changes that he said he feels it would be good for the Council to review and adopt a revision to the 2021 Budget. He suggested the Council

schedule a public hearing to review the budget at the next meeting, on January 28th, at 7:15 p.m.

Councilmember Callahan motioned to set a public hearing for January 28, 2021 at 7:15 p.m. Councilmember Wilker seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes.

Utility Adjustment Report for FY21 Q2

Treasurer Hobbs reviewed with the Council the utility adjustments that had been made between October and December of 2020. The Council briefly discussed the possibility of going to collections for one of the delinquent water bill payments. Recorder Twedt said that the staff would look into this. (A copy of the utility adjustment report is included with the minutes as Attachment "F".)

Consideration of a Resolution Adjusting Garbage Collection Fees

Recorder Twedt reviewed with the Council the resolution to adjust the garbage collection fees. He said that, as was indicated in the staff report, the change was needed to deal with the change that was made at the County level by increasing the rate by one dollar per month to pay for the green waste bins to be accessible throughout the year and not just for a month in the spring and a month in the fall.

Councilmember Zollinger pointed out that Mayor Hair was on this board and asked him how he voted. Mayor Hair said that he was opposed to the change, but was in the minority of the voting Mayors. Councilmember Zollinger said that he was frustrated that this was a forced increase for which the City didn't have options.

All of the councilmembers expressed their reluctance in voting to approve the resolution as they did not like what was happening, but realized that there were no options available to the City.

Councilmember Callahan moved to approve Resolution 2021-1. Councilmember June seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. (The approved resolution is included with the minutes as Attachment "G".)

Consideration of a Resolution Adopting the Region Pre-Disaster Mitigation Plan

Councilmember Grange reviewed the resolution that would adopt the Pre-Disaster Mitigation Plan. Councilmember Callahan asked about the purpose of the resolution. Mayor Hair said that by approving, Millville would get support in both the pre-disaster mitigation and in managing a disaster if one were to happen. Councilmember Callahan said that he had questions and some concerns about the plan and how various items might apply to Millville City. He asked that he be given more time to review the plan and add details more specific to Millville. Mayor Hair said that this was fine and that they could move this resolution for adoption of the plan to the next meeting.

Consideration of a Resolution Adjusting the Recorder Pay Rate

Mayor Hair said that the City has two employees – referring to Recorder Twedt and Director of Public Works Kendrick – that spend an incredible amount of time and effort on making the City run smoothly and on the ongoing City projects. He said that he would like to give them both one dollar increases at this time. Because Recorder Twedt is an appointed employee, his pay change must to be adopted by resolution.

Councilmember Grange motioned to approve Resolution 2021-2. Councilmember Zollinger seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. (The approved resolution is included with the minutes as Attachment “H”.)

Stellar Auto Complaint

Chris Daines introduced himself to the Council. He was there as legal representation for Craig and Donna Nielson who were not in attendance at the meeting. Chris said that he could act as a mediator between the two parties so that the Nielsens and Munsons would not have to speak to each other directly for existing and future concerns about the business.

Brian Munson said that he would like to begin by addressing the memo that Mr. Daines had sent to everyone earlier that day. Brian said that when the original business license was approved, the Munsons had not received an invitation to attend the meeting and therefore had not been present. He then read from the minutes from that original meeting. During that meeting, the Council had asked Craig about the hours of operation planned for his business. Craig had said that he planned to work on the business after 5 p.m. Craig had also reported that he would work on one vehicle at a time and that the work would be done in his garage. At the original meeting, when asked about noise, Craig had said that the business would create minimal noise, because he didn’t want to have a negative effect on his neighbors. The application had indicated that Craig planned to see two customers per week and that they would park in his driveway.

Mr. Munson said that that autobody shops should be well regulated with proper enclosures and filters. Autobody shops should have controls in place to deal with hazardous materials, such as solvents. Autobody shops should have a plan to deal with parking and noise concerns. From Brian’s perspective, this business license should never have been approved. It was approved under the constraints discussed at the meeting where the application was reviewed by the City Council, but now it has evolved and is a much bigger operation than it was at that time. He said that it was now more than just an autobody shop and there has not been proper follow-up by the City to check on compliance.

Beth Munson then explained the reason why she filed her original complaint. Beth said that she runs and was nearly hit by a car while trying to cross the street. She said that this had not been Mr. Nielsen’s fault, he just couldn’t see with all of the cars parked on the street. She said that the smell of the paint was strong and Stellar created a lot of noise. Beth said that she thinks Craig is very talented with autobody work, but that this type and size of

business shouldn't be in a residential neighborhood. Beth also said that the license application said there would be no signs, but that there is a sign and that it changes the look of the neighborhood. Brian said that he has no idea how Craig is dealing with the disposal of the solvents and other toxins. He said that they live close and that he doesn't want those things having a negative effect on him or his family. Beth reported that estimates are done in the swell, because Craig doesn't have room to deal with a business of this size on his own property.

Chris Daines then addressed the Council. He said that the reason he was here is that the Nielsens are taking this complaint seriously. Mr. Daines said that before this week, the Nielsen's had not seen any of these more recent complaints that had been issued since the last formal written complaint that had already been addressed by the City Council. He said that for defining purposes, he was lumping all of those emails together and calling them the third complaint which he would be addressing tonight.

Mr. Daines first addressed the concern of inspection of the filtration system. Chris said that from the email thread, it seems like this inspection has taken place and been found acceptable by the Munsons. He said that the swells are not owned by either party and that parking there was allowed by Millville City code. He said that parking on the Nielsen's side would be more convenient from his perspective. If cars had been parked on the Munson side of the street, they had likely come from the north and didn't want to turn around. Mr. Daines said that the next concern related to customers that were visiting Stellar Auto versus visitors that were visiting the Nielsens. If the Council wishes to open an investigation to determine who is a visitor and who is a customer, this should be done by someone from the City, instead of by the Munsons.

Mr. Daines said that the green Jeep had been poking out slightly on to the road, but had since been pulled forward. He said that this was not a business license issue. The Jeep had been purchased in 2011 and the business license was issued in 2016. Both the Jeep and the trailer are personal vehicles owned by the Nielsens.

Chris said that it was the job of the State to enforce regulations for autobody shops as they are the regulation authority. If the complaints had been lodged with the State, they would have investigated. Because the license is still valid with the State, we assume that it remains a valid business.

Mr. Daines said that the City Council has the right to determine how they wanted to investigate a complaint to thereafter make their decision on how to proceed. The Council had talked to the other neighbors which is a good way to determine what is going on. He said that the Munsons had addressed concerns about a loss in their property value. Mr. Daines said that it was impossible to show that the business affects the Munson's home value.

Mr. Daines said that the concerns about noise had already been addressed previously in the initial complaints. He said that the complaints seemed to be with the City ordinances and not with the business. He said that the business complies with all City Code.

Regarding the parking complaints. Chris said that he feels the roadway provides adequate public parking for what the business requires. He said that there had been concerns with the hours of operation in that work might be happening during the day instead of after 5 p.m. as indicated on the initial application. Mr. Daines said that with Beth working a full-time job during the day, this would likely be less of an issue than if the work were all happening after 5 p.m. Chris said that if there was a sign there, it was certainly very minimal and was not in conflict with the State requirements since the State continues to renew their license.

Beth Munson said that the winter parking ordinance said that nobody was to park within ten feet of the pavement and that there had been issues with not being able to plow the snow due to cars being parked on the road. Councilmember Zollinger asked if they could prove that it was traffic for the business and not someone just visiting the home. Brian said that they could prove this and that they had video documentation. He said that it was a trailer of parts that was being unloaded and that there was no question that this was for the business.

Brian said that Craig works outside during the summer and that all of the work was supposed to be in the garage with no parts being stored outside. He said that parts were always stored outside. Brian said that he had not seen an official report and asked Councilmember Grange about the parts per million detected during his inspection as they could still smell the paint. Councilmember Grange said that he had stated this before, he was not an inspector and did not have equipment that would be used by an official inspector. He had gone to the location to take a look at how things were being handled.

Mayor Hair said that he would now like to hear from the City Council. Councilmember Grange reported that he drives on that road a lot and that he personally doesn't think there is a dangerous issue with the parking. What is happening there as it relates to parking is happening all over in other parts of the City as well.

Councilmember Callahan said that after the first complaint, all of the Councilmembers had driven by the business to check for issues. Personally, he didn't think there were any issues. He suggested that the State oversight committee come and take a look if they think there is a need to do so.

Councilmember June said that as a realtor, she didn't see there being any diminishing value in the Munson's home. Especially now, with the current shortage in housing. She said that potentially, Stellar Auto had outgrown being a home business in a residential zone. She said that she couldn't see any solution that would make everyone happy.

Councilmember Wilker said that he thought they had made some progress the last time and that Brian Munson and the Nielsens had left on a good note. He said that he didn't think there was City code that would prevent a business from changing after their original business license application had been accepted. Regarding the concern about the business changing the fabric of the community, Councilmember Wilker said that Millville allows

home businesses. Some are very low impact and others are higher impact and have customers. Everyone has private property rights and are allowed to do a lot of things on their own property. He asked if there might be things that the Nielsens could do to address specifics issues that most bothered the Munsons. For example, he said that maybe appointments could be taken to reduce the parking issues. Councilmember Wilker said that he would hope that there would be room for some compromise from both sides. He said that he liked the idea of the attorney being the arbitrator between the two parties. Councilmember Wilker said that he didn't sense that this Council was going to go and tell Craig to shut down his business.

Councilmember Zollinger said that he couldn't think of a solution that would work for everyone. He said that he felt like there was a lot of tension between the Munsons and Nielsens. Councilmember Zollinger said that at the last meeting, Brian had said that the biggest issue had been the filtration. At that meeting, the Council had asked that the two parties try and come together to find their own solutions. Councilmember Zollinger said that if there is still a concern about the filtration, he would encourage the Munsons to address this with the regulatory agency managed by the State. Councilmember Zollinger said that he was sympathetic, but didn't have a lot of ideas for solutions. He said that he also felt that the attorney mediator might be helpful. Councilmember Zollinger said that he felt the Munsons would be unhappy with anything short of the business being closed down, but that he didn't think this Council would be willing to do that.

Beth Munson asked if they should meet with the State Property Ombudsman. Councilmember Zollinger said that this was an option that was open to them. Beth said that as things had been addressed with the City and Stellar Auto in the past, the Nielsens go right back to doing what they were doing. She said that she has even seen Craig welding in the street at times.

Mayor Hair said that the Council had made their decision and that they now needed to move on. Brian said that he doesn't think the Council sees this as a health issue the way that the Munsons do.

(The information from the staff report as well as the letter provided by attorney Chris Daines is included with the minutes as Attachment "I".)

Consideration of a Resolution Setting Fees for Multi-Family Dwellings

Recorder Twedt reviewed a draft of a resolution that would clarify the monthly fees for homes that have rentals separate from the main residence using a single water meter. He explained, as was indicated in the staff report, that the City needed a resolution to clarify things. This proposed resolution would charge the base water rate and basic fees for each additional rental.

Mayor Hair said that he felt this should be applied to vacation rentals as well. Recorder Twedt said that there are some differences in his mind. For example, if he were to leave and rent out his home, there wouldn't be much of a change. Mayor Hair said that he

agreed, but that there were people in Millville that have vacation rentals where they are renting out a portion of their home. This is very similar to homes that have an apartment. Recorder Twedt said that he didn't disagree, but enforcement gets more difficult. The City would likely need to deal with vacation rentals more in the future.

Councilmember Wilker said that it made sense to him to charge the base rates for apartment rentals in the City. The rest of the Council agreed that this made sense.

Councilmember Zollinger asked Treasurer Hobbs how she has been determining what should be charged. She said that when water rates recently increased by \$10/month, she increased the rates of the apartments \$10 as well. Apartments were paying a base rate of \$18 and she increased it to \$28. Recorder Twedt said that this was a bit of an arbitrary number and pointed out that rate adjustments cannot be made without a resolution. Councilmember Zollinger agreed.

Mayor Hair said that this came to his attention when Sam Swasey approached him. For his apartments, he was billed \$38 for water. Based on Tara's logic, it should have been \$28, but there were no resolutions to back up this rate.

Councilmember June confirmed that code didn't allow for a home with more than one apartment. Mayor Hair said that Mr. Swasey was permitted to have the additional apartment by the Council at that time.

Councilmember Wilker pointed out that even though there was less infrastructure, the people in the apartments were getting the same benefits and services as the rest of the residents in the City and he couldn't see any reason why they should pay less. Councilmember Callahan agreed that apartments should be charged the same.

Councilmember Callahan moved to approve Resolution 2021-3. Councilmember Wilker seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. (The approved resolution is included with the minutes as Attachment "J".)

Dog License Fees

Former Development Coordinator Randy Wall said that some dog licenses are not being paid. The rates double over time, but there are still some that are not being paid. He said that currently there are approximately eight for which the City has not been able to collect payment. The highest of these is now over one hundred dollars and is over three years past due.

Councilmember Zollinger asked if calls have been made or if the City has just sent out renewal notices. Coordinator Wall said that calls have not been made. Mayor Hair asked that calls be made to those that have not been paying.

Recorder Twedt asked for Council direction on next steps. After calls are made, would the Council prefer the City ask for Animal Control involvement or the help of a collection agency. Councilmember Zollinger asked that calls be made and then sent to collections.

Consideration for Requiring Providence Approval for Millville Escape Subdivision

Recorder Twedt said that he has met with representatives from Providence City that have concerns with this subdivision in the location requested. The only access to the proposed subdivision was through existing Providence subdivisions and Providence roads. The Providence representatives had asked that Providence be kept in the loop and included in discussions as this subdivision would have a direct effect on their City.

Recorder Twedt reminded the Council of a developer who had come to the Millville City Council a few years ago requesting to develop their property in Providence directly north of where the Millville 200 North Street ends. Because this Providence property had no access from Providence roads and would have to be accessed from existing Millville roads, the Millville City Council denied the request. Recorder Twedt said that the Millville Escape Subdivision was very similar in that it could not be accessed by any existing Millville City roads. He suggested that the developer be asked to get approval from Providence City to proceed with the development of this subdivision as currently defined at the far north side of the Celco property in Millville City.

Councilmember Grange motioned to require sign-off of the Millville Escape Subdivision final plat from the Providence City Council before proceeding to final plat review in Planning and Zoning. Councilmember Callahan seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes.

Scheduling of City Recreation Activities for 2021

Councilmember June said that the Millville City Youth Council had planned to hold the Easter Egg Hunt on April 3rd and the Christmas Party on December 4th. The Council would need to determine a date that worked for the City Celebration. Youth Council advisor Julianne Duffin was present at the meeting and confirmed the dates for the Easter and Christmas festivities.

Councilmember June said that she had looked at other community activities in June and it looked like either June 19th or June 26th would be best for the Millville City Celebration. There was a gentleman that had asked to rent out the park on the 26th for a family party.

Councilmember June moved to approve the dates of April 3rd for the Easter Egg Hunt, June 19th for the City Celebration and December 4th for the Christmas Party. Councilmember Grange seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes.

City Reports

Public Works Director Kendrick reported that the well digging is going well. A couple of days ago, the well diggers were running into some voids. They have been breaking through some large rocks which can create voids that make the drilling more difficult. They were at a depth of about 195 feet. To deal with the depths, they have had to add some cement which fills the voids and then they can continue to drill. Things have continued to progress following the addition of the cement.

Mayor Hair reported that the final easements had now been signed. Recorder Twedt said that they were scheduled to close on the funding from the Division of Water Quality tomorrow. Assuming that all went well, they would have access to the \$2 million from the State to continue the project and go out to bid within the next several weeks.

Councilmember Reports and Items for Future Agendas

There were no reports or additional comments from the councilmembers. (A copy of the Councilmember Assignments List is included with the minutes as Attachment "K".)

Adjournment

Councilmember Callahan moved to adjourn the meeting. Councilmember Grange seconded. Councilmembers Callahan, June, Grange, Wilker and Zollinger voted yes. The meeting adjourned at 9:15 p.m.