



TOWN OF MILLS
EST. 1921

REGULAR TOWN HALL MEETING

April 10th, 2019

Meeting called to order by Mayor Coleman at 7:00PM

Present: Mayor Coleman, Councilman President McCarthy, Councilman Ives, Councilman, Councilman Hollander, Councilman Wales

Approval of the meeting minutes from March 27th, 2019.

Councilman Wales made the motion to approve the meeting minutes from March 27th, 2019. Councilman Hollander seconded. All Ayes Motion carried.

Mayor closed the council meeting at 7:01 p.m. and opened the public hearing.

Mayor Coleman now declared the Public Hearing opened for the consideration of a request from Robertson Hills Development LLC for A Special Review Permit, to construct two 4-plex units and a Parking Area with 16 Spaces at Tract 4A of the Amended Plat of Robertson Hills. The hearing will be conducted in accordance with state statues and has been set and advertised in accordance with the statutes. I would ask those individuals who wish to address the council on this issue to approach the lectern, state your name, and address for the record. Do we have a report on this item? Scott Radden the Town Planner stated this hearing is to allow a special review permit to be looked at. In a commercial zoning area. In my report I list details of the special review permit. Without going through all of it I will point out that after sending notices to everyone within 140 feet of the area. There were two that had no concerns and 5 that had some objections. Is there any questions from the members of the council? No one spoke up. Again, Mayor Coleman asked is there was anyone in the audience who wishes to speak in favor of this item. Shawn Gustafson with ECS Engineers stated that he has approved the plat and site plan for this project. He has seen some things that are a plus for this project. They are that

they will have need to make room for the garbage and fire trucks. Plus they will concentrate on the drainage issue. They feel that the apartment complex can help with that problem. Councilman Wales stated that he wanted to know if the parking space will have numbers that will go with the numbers of the units. Shawn stated that they did not have it in their plans to number the spaces. The gas line easement is too narrow to build anything on so it can be used for overflow parking and landscaping and mailboxes as well as signs. Again, is there anyone in the audience who wishes to speak in favor of this item? Nate Stienhoff the person who is charge of this project. He has read the notes from the citizens and can sympathize with them. He feels that there has been a misconception of what the apartment complex will be like. They will be very nice. It is better to know what is going in that space then to have a bunch of stuff you don't know about. The apartments will be consistent with the neighborhood. Councilman McCarthy stated that she wanted to know who was going to manage the apartments. Nate stated that there are two individual owners. One will live in the apartments and the other is a investor. McCarthy stated are they going to follow the same HOA rules that she has to follow. Councilman McCarthy lives in the neighborhood that they apartments will be going. Nate stated that they are really not part of Robertson Hills. But they will not violate any of the Mills codes. They will not be trashy. The people will have to follow the rules just like everyone else. The restrictions right now in the area are not that strict. Nate stated that Mills suffers from rental properties and quality housing. Again, Scott Radden stated that this is just a plan to allow the apartments to proceed. There is no site plan yet. This is just an idea right now. Once we get approve for the special review permit then they can take the next steps. Then Mayor Coleman asked if there was anyone in the audience who wishes to speak in opposition to this item. No one spoke up. Again, is there anyone in the audience who wishes to speak in opposition to this item? For a third and final time is there anyone in the audience who wishes to speak in opposition to this item. Mayor Coleman mentioned that after all have spoken and there being no others to speak for or against this item, I now declare the public hearing closed at 7:14 PM.

Mayor opened the next public hearing at 7:15 p.m.

Public Hearing:

Mayor Coleman now declared the Public Hearing opened for the consideration of Tract 5C Robertson Hills from Developing Business to Mixed-Sized Residential. The hearing will be conducted in accordance with state statues and has been set and advertised in accordance with the statutes. I would ask those individuals who wish to address the council on this issue to approach the lectern, state your name, and address for the record. Do we have a report on this item? Scott Radden, Town Planner stated Michael Walock wants to do good things with the lot and wants to re-zone it back to mixed-size residential. All the houses around there are mixed-size already. Scott stated that the P & Z forwarded a due pass for this re-zone. Mayor Coleman asked if there was anyone in the audience who wishes to speak in favor of this item. Michael Walock stated that he wants to down size where he is living now and loves the lot and view and wants to make it mixed-size residential. He will have a nice house with lots of landscaping and will make it nice. He likes the space and the privacy. Again, Mayor Coleman asked is there was anyone in the audience who wishes to speak in favor of this item. Again, is there anyone in the audience who wishes to speak in favor of this item? Then Mayor Coleman asked if there

was anyone in the audience who wishes to speak in opposition to this item. No one spoke up. Again, is there anyone in the audience who wishes to speak in opposition to this item? For a third and final time is there anyone in the audience who wishes to speak in opposition to this item. Mayor Coleman mentioned that after all have spoken and there being no others to speak for or against this item, I now declare the public hearing closed at 7:18 p.m.

Mayor opened the council meeting at 7:18 p.m.

Renewal Business Licenses: 23 business for renewal as follows:

Ace Automotive Machine, Akita Drilling, Bio Action, Black Hills Bentonite, Bruce Magrum Properties, Bruce Melton Rentals, Busy Bumblebees Child Care, Chalmers Street Truck and Auto, Communication Technologies, Granite Peak Properties, Green Bit & Tool, Hansen Contracting, Hole in the Wall Gunsmithing, Hutches Hi-Country Plumbing & Heating, Jerald Walsh Rentals, Mountain View Spa, Pacific Steel & Recycling, S & M Electric, Sixfold Rentals, Stone River Masonry, Subway, Superior Structures, Willox Ranch Rental Properties.

Councilman Ives made a motion to approve the 23 business license up for renewal. Councilman McCarthy seconded. All Ayes-Motion carried.

Resolution 2019-20: A Resolution Approving a Vacation and Replat of Lots 7,8 and 9 of the Mountain View Suburb.

Councilman McCarthy made the motion to approve Resolution 2019-20. Councilman Ives seconded. All Ayes-Motion carried.

Resolution 2019-21: A Resolution Approving a Vacation and Replat of Tract 4A of the Amended Plat of Robertson Hills.

Councilman Wales made the motion to approve Resolution 2019-21. Councilman Hollander seconded. All Ayes-Motion carried.

Resolution 2019-22: A Resolution Approving A Special Review Permit to Allow Apartments Within A Developing Business Zoning District on Tract 4A, of the Amended Plat of Robertson Hills.

Councilman Ives stated that these are the apartment off Overlook way right. Scott stated yes they are. Councilman Ives made the motion to approve Resolution 2019-22. Councilman Hollander seconded. All Ayes-Motion carried.

Ordinance 732: First Reading: An Ordinance of Tract 5C, Robertson Hills from Developing Business to Mixed- Sized Residential.

Councilman Wales made the motion to approve Ordinance 732 on first reading. Councilman Hollander seconded. All Ayes-Motion carried.

Mayor stated he would like to ask for a motion on Resolution 201-23: A Resolution to authorize the Mayor to take such actions as are necessary to advance the Town of Mills position in front of the Office of Administrative Hearings, in regards to the Cedar Springs Wind Farm application in front of the Industrial Siting Commission.

Councilman McCarthy made the motion to approve Resolution 2019-23. A Resolution to authorize the Mayor to take such actions as are necessary to advance the Town of Mills position in front of the Office of Administrative Hearings, in regards to the Cedar Springs Wind Farm application in front of the Industrial Siting Commission.
Councilman Ives seconded. All Ayes-Motion carried.

Mayor Coleman asked for a motion to go into an Executive Session on a Personnel Issue.

Councilman McCarthy made the motion to go into executive session on a legal issue at 7:38 p.m. Councilman Hollander seconded. All Ayes-Motion carried.

**Back from executive session on a legal issue at 8:04 p.m.
No action taken from this executive session.**

ADJOURNMENT: Councilman Ives made the motion to adjourn the council meeting at 8:05 p.m. Councilman Hollander seconded. All Ayes-Motion carried.

Mayor Seth Coleman: _____

Attested: Christine Trumbull _____