



TOWN OF MILLS

EST. 1921

REGULAR TOWN HALL MEETING

March 27th , 2019

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

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

Pledge of Allegiance

Mayor asked for a motion to approve the absence of Councilman McCarthy.

Councilman Ives made the motion to approve the absence of Councilman McCarthy. Councilman Wales seconded. All Ayes-Motion Carried.

Approval of the meeting minutes from March 18th, 2019.

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

New Business Licenses: (2)

Deans Treasures, Demo & Dirt

Councilman Wales made the motion to approve the two new business licenses. Councilman Hollander seconded. All Ayes-Motion Carried.

Renewal Business Licenses: 8 business for renewal as follows:

Eagle Cab, Fossil Creek Storage, K & L Mini Storage, Rec Vee Service & Supply, Wyoming Seamless Siding & Gutters, Stratton Real Estate, Sullivan Trucking, The Wright Approach

Councilman Ives made a motion to approve the 8 business license up for renewal. Councilman Wales seconded. All Ayes-Motion carried.

Resolution 2019-18: A Resolution Approving the Wheeler Addition

Councilman Ives made the motion to approve Resolution 2019-18. Councilman Hollander seconded. All Ayes-Motion carried

Resolution 2019-19: A Resolution Setting the Fees for Contractors

Councilman Wales made the motion to approve Resolution 2019-19. Councilman Hollander seconded. All Ayes-Motion carried.

Ordinance 731; THIRD AND FINAL READING: An Ordinance Establishing Licensing Fees for Electrical Contractor, Master Electricians, Journeyman Electricians and Apprentices also Low Voltage Contractors within the Town of Mills.

Councilman Wales made the motion to approve Ordinance 731 on third and final reading. Councilman Hollander seconded. All Ayes-Motion carried.

Approve the Payroll Reports and Expenditures:

- **Fire Employees:** 2-27-2019 to 3-10-2019.....\$15,452.63
- **Town Employees:** 3-4-2019 to 3-14-2019.....\$105,137.73

Councilman Ives made the motion to approve the payroll reports for the fire and town employees. Councilman Hollander seconded. All Ayes-Motion carried.

Pay Bills on Voucher List and the Petty Cash Report and approve the voided and manual Checks:

- **Petty Cash:**\$0.00
- **Vouchers:**\$83,896.59
- **Manual Checks:**
 - Town.....\$5579.54
 - Court.....\$2535.00
- **Voided:**None

Councilman Wales made the motion to approve the vouchers, and petty cash report and approve the voided and manual checks. Councilman Ives seconded. All Ayes-Motion carried.

Council Approval of the February 2019 Bank Reconciliation Report.

Councilman Wales made the motion to approve the February 2019 bank reconciliation report. Councilman Hollander seconded. All Ayes-Motion carried.

Unfinished Business:

Open Discussion:

John Bates: 292 S 6th Ave

John was here asking about if the Town would like to help our financially to go against USA Trucking. He wanted to know if we would assist him appealing the zone change that USA Trucking is wanting to do. The County just passed the zone change from Urban AG to Light Industrial. He needs help fighting this fight.

Mayor Coleman stated that it is against the law, we looked at fighting this and found out that we would not be successful. They we have agreed to have them reduce from 64 acres to the 20 acres. Making sure that no hazards material or flammable storage will be on the property. No conditional use permits for the over 12,000 gallon on the 20 acres. We have been trying to address the right-a-way and the condition it is in and the erosion and the noise. Things that if they were in the Town of Mills we would have jurisdiction over. Can you tell me what your concern is for the 20 acres the Mayor asked? John stated that he has done a lot of research on this. USA Trucking has mislead the Town of Mills on their conditional use permit. They already have their 3rd mixing plant in place. When they applied for the 3rd conditional use permit. From what I am to understand is to have a conditional use permit you must have 6 acres. Too have the 2nd conditional use permit you must have 12 acres. Three conditional use permits on a piece of property that is 11 acres. Mayor stated, so with the conditional use permits, myself and the town attorney saw with the counties process right off the bat, a conditional use permits are attached to the property. So with the 11 acres that they have the first one is allowed to store more than 12,000 gallons of fuel, which there is not limit on. USA Trucking was never required to apply for the second and third conditional use permit. They could have said we are going to do this without a conditional use permit. The conditional use permit goes with the specific platted property, and does not spill out onto the 20 acres.

Scott said this was normal and the permits should say something about that. It is tied to the property. John stated that he has been in contact with the Natrona County Fire Marshal stating that he will approve a 3rd conditional use permit. Because there was no room there. He sent an email the Natrona County Planner Jason Gutierrez. The county approved the 3rd use permit with an objection from the Fire Marshal saying that they could not do it. Mayor stated that this is interesting because that was never brought up in any meetings or discussions that he been a part of. John stated that when you have a conditional use permit it is defined what it will be used for. The 3rd was generic. Not much detail. He thought there would be more detail because in the previous ones they have there is a lot of detail on them. So now there is the 3rd mud mixing plant and should that should not be there. The Fire Marshal would not approve it, but if they move it to the 20 acres he will approve it. Things have changed, he would like to appeal the decision and cannot do it on his own. Mayor stated that there is actions we can take as a Town if they try to move a mud mixing plant onto the 20 acres, it is already in a bad spot. We are working on an annexation with USA Trucking. They have promised us that they will not move another mud mixing plant in there. John stated that the original plan USA Trucking said they wanted small corner for the storage of dry good. USA Trucking plans change all the time. The county attorney stated to John in the public hearing that the tanks are empty. But how are we to know. There is not documentation on this at all. USA Trucking has been blading debris from the current site to the 20 acres before the zone change was approved. I gave the County Commissioners pictures of what has been happening but it feel on deaf ears. Dose the Town of Mills have any standing at all to appeal this zone change. We would but we do not see where we would be successful and we would not be using the tax payer's money in a wise way. Mayor thanked him for his efforts for getting the community involved. John stated that it is too bad that we have to wait till someone dies before anybody will step up and do anything about it. We have contacted DEQ, EPA, and OSHA to see if they can help out. John wanted to know how much hazards chemicals you can have on the property before it is unsafe. There is no fence to protect people from entering the property. It is a chemical plant. USA Trucking has said that they will move the stuff off Poison Spider. All the liquids and hazards material will be move to the 20 acres and the dry goods would go into their spot. Then they will do some landscaping and put trees up there. John understand that this is county and we do not have a say in what they can do. Again, the Mayor stated that we are working on an annexation that we can get a lot of the concerns of the residents taken care of.

Councilman Hollander stated that people are not against him He has experience with dirt and garbage on his property. The Mayor stated that the dirt is blowing all we can do is call the code enforcement for the county and complain. If it was in the Town of Mills we could send out own code enforcement out to taken care of the problems. Mayor stated that if you here the noise between 10pm and 6 am would you please let him know. The Town Attorney stated that should you appeal the County Commissioner actions which you would do through an attorney

would you please provide me with the pleadings so can monitor what is occurring. If you appeal to the district court. John stated that he is confident that he will appeal. How long do I have to file an appeal? Town Attorney stated that he thought it was 10 days. Mayor Coleman stated that if you cannot find it, go look at the state statues. Last time he read it the time line stated that it was 10 days. Mayor stated that he thought it was Title 16, under zoning and look under appeals. Town Attorney did state that the time line for this case is very short.

Ruth Pitts: 826 Platte Ave:

What does it take for the garbage men not to put my can in the middle of the street? She puts it on the curb but after they dump it, why cannot they don't return to the curb. Mayor stated that Mike is not here and he will bring it up to his attention. Next question, is on the corner of 9th and Platte is a big pot hole and someone is going to get hurt. She went out and measured it. And it is full of mud and under the mud is a 4 inch drop. I have to go around and going into oncoming traffic. Nobody knows there is a hole there until they hit it. It is really bad. I called the gals in the office and they said they would have the guys look at. The guys did not know if they could get to it. Mayor stated to Christine to have George call him in the morning.

ADJOURNMENT: Councilman Wales made the motion to adjourn the council meeting at 7:22 p.m. Councilman Ives seconded. All Ayes-Motion carried.

Mayor Seth Coleman:  _____

Attested: Christine Trumbull  _____