

1 West Church St.
P.O. Box 106
Selbyville, Delaware 19975
302-436-8314
302-436-8018 Fax



Mayor
Clifton C. Murray
Council
G. Frank Smith, 111
Clarence M. Tingle, Jr.
Richard A. Duncan, Sr.
Dr. Carol R. Cary

AGENDA NOVEMBER MEETING

Date: November 7, 2022
Time: 7:00 P.M.
Place: Selbyville Town Hall

1. Opening of Meeting –

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| A. Call to order. | Mayor Murray |
| B. Pledge of Allegiance | Mayor Murray |
| C. Approval of Minutes of October 3, 2022, meeting. | Mayor Murray |
| D. Treasurer's report & authorization to pay bills. | Mayor Murray |

2. Mayor's Report & Comments:

Mayor Murray

A. RESOLUTION TO AMEND THE CHARTER OF THE TOWN OF SELBYVILLE, CHAPTER 2, VOLUME 73, LAWS OF DELAWARE, AS AMENDED, ENTITLED "AN ACT TO REINCORPORATE THE TOWN OF SELBYVILLE", SECTION 3, STRUCTURE OF GOVERNMENT, TO CREATE ELECTION DISTRICTS FROM WHICH TOWN COUNCIL MEMBERS SHALL BE ELECTED, AND SECTION 6, ELECTIONS, TO IDENTIFY THE ANNUAL ELECTION PROCEDURE FOR THE TWO ELECTION CYCLES IMMEDIATELY FOLLOWING ESTABLISHMENT OF THE NEW ELECTION DISTRICTS.

B. RESOLUTION DIRECTING THE ANNEXATION COMMITTEE TO INVESTIGATE THE POSSIBILITY OF ANNEXING CERTAIN TERRITORY, CONTIGUOUS TO THE PRESENT LIMITS OF THE TOWN OF SELBYVILLE, OWNED BY ISAIAH C. MUMFORD FAMILY LIMITED PARTNERSHIP, IDENTIFIED AS SUSSEX COUNTY TAX MAP AND PARCEL NO. 533-16.00-39.00, CONTAINING 1.73 ACRES, MORE OR LESS; AND TO AMEND THE ZONING MAP AND ZONING ORDINANCE OF THE TOWN OF SELBYVILLE TO INCLUDE SAID TERRITORY IN THE GC GENERAL COMMERCIAL DISTRICT.

C. A RESOLUTION APPROVING THE SUBMISSION OF AN APPLICATION TO THE UNITED STATES DEPARTMENT OF AGRICULTURE (USDA), RURAL DEVELOPMENT, FOR A SPECIAL EVALUATION ASSISTANCE FOR RURAL COMMUNITIES AND HOUSEHOLDS (SEARCH) GRANT TO PROVIDE FUNDING FOR AN EVALUATION OF THE TOWN OF SELBYVILLE'S WASTEWATER TREATMENT FACILITIES AND AUTHORIZING THE TOWN ADMINISTRATOR TO ASSUME THE ROLE OF REPRESENTATIVE UPDATE DATA AND REPRESENTATIVE SIGNATURE CERTIFY IN THE USDA'S RDAPPLY APPLICATION INTAKE SYSTEM AND/OR OTHER USDA APPLICATION SYSTEMS AND PROCESSES, TO BE THE TOWN'S LEGAL REPRESENTATIVE WITH A LEVEL 1 AND LEVEL 2 EAUTHENTICATION ACCOUNT IN THE USDA'S EAUTHENTICATION SYSTEM, TO SIGN (ELECTRONICALLY OR OTHERWISE) ALL DOCUMENTS RELATED TO THE APPLICATION FOR A USDA SEARCH GRANT, AND TO ACT ON BEHALF OF THE TOWN AND SIGN ALL DOCUMENTS RELATED TO OR CONCERNING THE EVALUATION PROJECT AND THE USDA SEARCH GRANT APPLICATION THEREFOR.

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3. Visitors in Attendance - Mayor Murray
4. Reports – Council, Committees, Etc:
- | | |
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| A. Police | Chief Wilson |
| B. Code Enforcement | S. Long |
| C. Water Dept | R. Duncan |
| 1. Binding Commitment Letters – | |
| a. \$4,800,000 – Elevated Storage Tank. | |
| b. \$1,250,000 with \$622,870 principal forgiveness at completion of project – Water Treatment Facility Backwash. | |
| 2. Consideration of authorizing Mountaire Farms to install a new production well. | |
| D. Public Works | R. Duncan |
| E. Recreation Dept | R. Duncan |
| F. Sewer Dept | F. Smith |
| G. Planning & Zoning | R. Duncan |
| 1. Minutes of October 12, 2022 – | |
| a. Consideration of Preliminary Site Plan approval for Kingfisher Development consisting of 326 units (90 townhomes and 236 single family homes) located on Lighthouse Road, directly across from Lighthouse Lakes, District 5-33 Map 18.00 Parcels 5.00 and 5.01 and District 5-33 Map 11.00 Parcel 35.00, owned by West Selbyville Development, LLC. | |

2. Minutes of October 25, 2022 –

- a. Review of Conceptual Plans for a mixed-use building located on the S/W corner of Bethany Road & S. Williams Street, District 5-33, Map 15.16, Parcels 170.00 & 172.00, owned by McClanahan Building Company, LLC.
- b. Consideration of a Conditional Use request for an office and outbuildings for storage for Iachetta Builders located at 32654 Lighthouse Road, District 5-33, Map 18.00, Parcel 35.01, currently being utilized as a single-family dwelling in the R-4 Zoning District owned by Ronald and Josephine Hamblin.

H. Industrial Park

C. Tingle

I. Annexation Committee

C. Tingle

J. Administration

C. Tingle

K. Administration

S. Long

5. Executive Session –

- A. To discuss personnel and legal issues.

Posted: October 31, 2022

Amended: November 4, 2022

2.C. Revised wording per USDA guidance.

THIS AGENDA IS SUBJECT TO CHANGE TO INCLUDE THE DELETION OF ITEMS, THE ADDITION OF ITEMS INCLUDING EXECUTIVE SESSIONS AND EXECUTIVE SESSIONS WHICH ARISE AT THE TIME OF THE MEETING.