

**The Town of Selbyville
Industrial Park Committee
Minutes of the Meeting April 2, 2025**

The meeting was called to order by Chairman Ray Stevens at 4:00 o'clock p.m. Also in attendance were committee members Ken Madara, Clarence "Bud" Tingle, Frank Smith, Robert Dickerson, and Town Administrator Stacey Long. Dan Shields, managing member of 144 Dixon Street LLC, and proposed tenants Sarah Russ and Brian Tustin of First-Rate Movers were also in attendance.

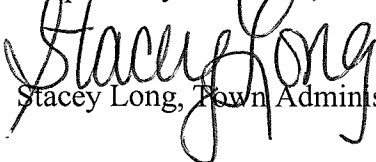
The meeting was properly posted.

The first item on the agenda was the consideration of First-Rate Movers occupying a 9,800 square foot building located at 144 Dixon Street, TMP #533-16.00-133.00. Chairman Stevens informed everyone that this is a meet and greet meeting to get information on the business that will be moving into the Industrial Park and to verify it is not in any violations of the Declaration of Covenants of the Park. Mr. Shields presented a map of 144 Dixon Street to the committee that represents all the buildings on the parcel (attached). There are currently 9 buildings on this property, and they are numbered accordingly. Building #9 is the building that this company would like to occupy. As soon as Avalanche (Amazon) empties out building #6, First-Rate Movers will be utilizing that building as well. Amazon will continue to occupy buildings 2, 3, and 8. The remaining buildings on the property are currently up for lease. Mr. Tustin, owner of First-Rate Movers, stated that the primary use of the building will be for storage. There will not be any customers onsite and no storage of outside material or business vehicles/trucks. There will not be any storage of hazardous chemicals, only furniture and household and business items. There are typically 3 employees per truck. Storage of the items is short-term storage, typically between 2-3 months, and no more than a year maximum. The committee advised the tenants to review the Declaration of Covenants to become familiar with the rules and regulations of the Industrial Park.

Bob Dickerson made a motion to approve the new business, First-Rate Movers, to occupy buildings 9 and 6, located at 144 Dixon Street in the Industrial Park. The motion was seconded by Frank Smith and carried by all. Since there is no new construction and no change in use of the building, the committee members stated that there is no need to make a recommendation to the Mayor & Council. Town Administrator Stacey Long stated that she will report this at the next Mayor & Council meeting.

There being no further business to discuss, Bud Tingle made a motion to adjourn the meeting. Motion was seconded by Frank Smith and carried by all.

Respectfully submitted,


Stacey Long, Town Administrator

Untitled Map

Write a description for your map.

- Legend**
- Feature 1
 - Feature 2
 - Owned Industrial Park



Google Earth

Image © 2024 Airbus

Arrow Safety Device Company - 200 ft