

Minutes of the Special Review Meeting  
Milton Library, 121 Union Street  
The Granary at Draper Farm  
August 12, 2021 2:00 PM

A meeting of the Special Review Committee continued discussions on the annexation petition from Sand Hill, LLC and Su-Sax Acres, LLC for the large-scale development of The Granary at Draper Farm.

Present at the committee meeting were: Richard Trask, Town of Milton Planning and Zoning Commission Chair; Kristy Rogers, Town of Milton Town Manager; John Collier, Town of Milton Councilman, Greg Wingo, Town of Milton Public Works Manager, and Tom Quass, Town of Milton Project Coordinator.

Also present at the meeting was Zach Crouch, Engineer DBF Engineers, Tony Rutherford, Manager of Engineering, Delaware Electric COOP, and Bruce Patrick, Vice President and General Manager, Tidewater (TESI).

Also present in the meeting room were a contingency of residents that expressed an interest in the project.

Call to order by Mr. Collier at 2:00 PM

The intent of this meeting was to assess the availability of Town Services and Utilities necessary to support the proposed community.

First on the podium was Mr. Tony Rutherford. Mr. Rutherford testified that the area of concern for the proposed community was within their area of service. He indicated that they had a main service line supporting one side of the proposed community and a smaller line located on the opposite side of the community. Mr. Rutherford indicated there was no need to install any special services to support the proposed community.

Next on the agenda was to assess the Town of Milton's Public Works capability. Mr. Greg Wingo testified that our current water system does not have adequate capacity to support the needs of the proposed community. Mr. Wingo indicated that a new large-volume well and water tower would be needed to support the requirements of the proposed community.

Mr. Wingo also testified that the amount of green space and road maintenance will require additional staff as these areas are accepted into the Town of Milton.

Mr. Wingo agreed to develop a written report to support his testimony and have it submitted to the Special Review Committee.

Next on the agenda was Waste Water Treatment. Mr. Bruce Patrick testified in support of the project and indicated that the current system TESI has in place can support the

proposed community. Mr. Patrick also indicated that their new facility, on Sam Lucas Road, is scheduled to come on line by the end of 2022. This will also increase TESI's ability to support this community.

Finally, a question-and-answer period was provided to the audience on concerns of how the community will affect their existing locations. Unfortunately, those seeking details on the site plan were not able to have their questions answered until the proposed community files an Initial Site Plan with the Town of Milton Planning and Zoning Committee.

It was indicated to the audience that our next meeting will deal with Health, Emergency and Safety services.

The next meeting of the Special Review Committee is planned for August 25, 2021 at 2:00 PM in the library meeting rooms.

The Special Review Committee meeting was adjourned on a motion by Mr. Trask at approximately 2:40 PM.