

The Commissioners of Ledgeview Sanitary District #2 held their monthly meeting on Wednesday, **July 3, 2013** at the Municipal Building located at 3700 Dickinson Road.

1. **Call the meeting to order:** Steve Jauquet called the meeting to order at 6:01 p.m.
2. **Roll call:** Present were Steve Jauquet and Ken Geurts. Dennis Watermolen was excused. Also present were Scott Brosteau, engineer and Luann Pansier, clerk/treasurer.
3. **Approve or amend the agenda:** Motion was made by Jauquet, seconded by Geurts, to approve the agenda as is. All aye – motion carried.
4. **Act on minutes:** Motion was made by Jauquet, seconded by Geurts, to approve the minutes of June 3, 2013, June 6, 2013 and June 13, 2013. All aye – motion carried.
5. **Public comment:** None.
6. **Informational exchange with property owners along CTH GV regarding water and sewer extension:** The property owners along the southern end of CTH GV (Monroe Rd) were mailed a notice to attend this meeting to discuss the possibility of receiving sewer and/or water service, and help the District determine if this should move forward.

Jauquet gave the floor to Brosteau, who explained that we have the ability to extend a sewer main from CTH X north to Parcel D-443-7, owned by the Belangers, and then provide the next lot by means of a forcemain. We cannot get gravity flow beyond that, so the remaining properties will need to wait until the surrounding properties develop to get sewer. Water, though, can be installed from CTH X going north to whoever wants it. These services may be temporary until the property across the street develops and the permanent lines are installed on the west side of GV. At that time, the ones who are currently assessed will not incur an additional assessment for mains, but their laterals may need to be relocated and re-tapped to the permanent lines. He then handed out preliminary assessment estimates.

Steve Malvitz, 4210 Monroe Rd., claimed we sent out a letter stating we weren't putting in the services, so they spent \$3,000 to upgrade their water system. They don't want municipal water now!

Pansier had copies of all the letters sent to this area. The one Mr. Malvitz referred to said the project was on hold until the following meeting when the Sewer Master Plan study was due to be updated. It's unfortunate that Mr. Malvitz misunderstood.

The others in attendance represented two parcels that want both sewer and water.

7. **Discuss and possibly take action to move forward with water and sewer extensions along the southern portion of CTH GV:** Motion was made by Geurts, seconded by Jauquet, to extend sewer and water service along CTH GV (Monroe Rd) north from Heritage Road as far north as those that want the service. All aye – motion carried.

We need to contact the owners of Seacrets Salon, LLC to inquire, one last time, if they desire municipal water.

8. **Preliminary Resolution Declaring Intent to Exercise Special Assessment Powers Under Section 66.0703, Wisconsin Statutes, For Sanitary Sewer and Water Main Installation Including Engineering and Administration, Beginning at the Intersection of CTH GV and CTH X and Proceeding Approximately 2000 Feet North Along CTH GV, in the Town of Ledgeview, Brown**

County, Wisconsin: Motion was made by Jauquet, seconded by Geurts, to approve the above named resolution. All aye – motion carried.

9. Requests from property owners, customers, other:

- a. David LeCapitaine, 3402 Shadow Ln - request for an extension to connect to sewer and water based on hardship – The Commissioners discussed hard times and Dave’s situation. He originally had to September of 2008 to connect but twice was granted extensions. The last one gave him until June 1st of this year.
Motion was made by Jauquet, seconded by Geurts, to extend the mandatory connection timeframe by one more year, giving David LeCapitaine until June 1, 2014 to hook up to municipal sewer and water. All aye – motion carried.

10. Mead & Hunt, Inc. – award projects, pay requests, project updates, change orders:

- a. GV Road Reconstruction – Brosteau said the County held a meeting this past Monday with the property owners for the GV 10 project. Next, they’ll be working on acquiring the right of way for next year’s construction.
- b. Contract A-2013 – Watermain adjustment contract for CTH G bridge reconstruction – The County has installed the pilings for the new bridge, which turned out to be a foot or more from the watermain, so the County is willing to allow the main to stay where it is as long as we agree in writing to move it in the future rather than excavate near the pilings if the situation arises that it needs to be repaired. Brosteau pre-drafted the letter to which the board agreed and Jauquet signed. Brosteau will notify PTS Contractors that we no longer need this main moved and desire to terminate this contract.

11. Systems Operation:

- a. Swan Road valve correction update – Mark Pansier was not in attendance, so Brosteau explained that Jossart was starting with the repairs of the valves on Tuesday, July 9th and the road is to be milled for paving beginning July 17th. The property owners in the area were mailed notices today to explain the work being done and that they may be without water for short periods of time if a valve needs to be replaced. We will avoid doing the area near Heritage during summer school hours.

12. Clerk/Treasurer:

- a. Update on B-318 activity/ownership – L Pansier said the County Treasurer gave notice to Bellevue that this parcel was available and asked for them to reply by June 30th if they were interest in acquiring it, but she hasn’t heard of their response.
- b. Policy to Enforce Private Well Compliance – L Pansier explained that the goal of this policy is to outline steps that staff should take to encourage the owners to get their private wells into compliance, which is mandated by the DNR. The District has two or three property owners right now that are not responding to the written notices being sent; one of which has even received citations. She said when citations don’t get their attention, maybe the owner just this isn’t reading the mail. Therefore this policy would allow us to give proper notice and if need be, shut off their water. It’s another means to get the property owner’s attention to have the well capped or permitted and bring it into compliance. It’s unfortunate to have to do this, but the DNR will write us up as having a deficiency if we have noncompliant wells out there.
Motion was made by Geurts, seconded by Jauquet, to adopt this policy to enforce private well compliance. All aye – motion carried.

c. Misc. Updates –

- A company by the name of HomeServe sent most of property owners in the state an advertisement promoting insurance coverage for the cost of repairing or replacing the water lateral from the property line to the home. Pansier said the office has taken several calls from concerned property owners that this may be a scam. She added that the Village of Plover put out a press release to advise homeowners to call their insurance carrier to see if they already have coverage and to encourage extreme caution when considering such insurance coverage. It also urges them to read the fine print and to check with the Better Business Bureau website before signing any such notice through the mail. This is not a company that's been endorsed or affiliated by any municipality that we know of. The Commissioners said to put a related article on our website.
- CBCWA is holding a special meeting on July 10th that includes going into closed session to confer with legal counsel to discuss pending litigation. Jauquet and Geurts each said they'll be out of town and not able to attend.
- Pansier described a potential split of property that currently has deferred assessments under the ag use rule. The split would entail 150ft of road frontage, but the remainder would still qualify as deferred assessments. She said the proposed parcel with the 150ft of frontage is not in the SSA and wondered if the per foot amount attributable to this frontage is due upon closing. The Commissioners agreed that it is due.
- Pansier had budget comparison reports for the end of June for the board to review.

13. Act on vouchers: Motion was made by Jauquet, seconded by Geurts, to approve the vouchers itemizing payments made since June 3, 2013. All aye – motion carried.

14. Adjourn: Motion was made by Jauquet, seconded by Geurts, to adjourn the meeting at 6:41 p.m. All aye – motion carried.

*Luann M. Pansier
Clerk/Treasurer*