

The Commissioners of Ledgeview Sanitary District #2 held their monthly meeting on Wednesday, **July 2, 2014** at the Municipal Building located at 3700 Dickinson Road.

1. **Call the meeting to order:** Steve Jauquet called the meeting to order at 6:00 p.m.
2. **Roll Call:** Present were Steve Jauquet and Ken Geurts. Dennis Watermolen was excused. Also present were Scott Brosteau – engineer, Mark Pansier – systems operator 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 Geurts, seconded by Jauquet, to approve the minutes of June 4, 2014. All aye – motion carried.
5. **Public comment:** None.
6. **Requests from property owners, customers, other:**
 - a. **David LeCaptaine, 3402 Shadow Lane** – Request for an additional extension to mandatory sewer/water connection and waiver of any fines incurred. The board discussed this in length due to the fact that this is his 4th extension request. They do not want to set a precedence that the District will continue to give extensions whenever asked, however Mr. LeCaptaine has paid his assessments in full and now finds he's in a difficult situation due to job issues. Motion was made by Jauquet, seconded by Geurts, to grant David LeCaptaine this last and final extension request with a new mandatory deadline date of June 1, 2015 to connect to municipal sewer and water, and let it be known that penalties will be in force as of that date if connections are not made. All aye – motion carried.
 - b. **Jeremy Belter, Dollar Lane** – Request for sewer/water to his lot. Mr. Belter sent a written request and attended this meeting. He said he would like to build within a next year or two and wants the services. It was explained to him that sewer and water installation along Dollar Lane was discussed with the property owners about a year ago but the project was put on hold because too many opposed the assessments at that time. We're aware that the neighbor to Mr. Belter's lot also wants municipal sewer and the property across the street has potential for development. One of the issues to that development is who will cover the cost of the temporary lift station that is needed. The Commissioners told Mr. Belter that they would revisit the estimated cost of assessments and the viability of the District covering the cost of the lift station. They will then hold another meeting with the property owners to re-evaluate this project.
 - *L. Pansier said Joel Ament, Parcel D -663 inquired about receiving sewer/water service to the northern portion of his lot along Dickinson Road and she asked if it could be served via Dollar Lane. Brosteau replied that it's in a different pressure zone and would need to be served by extending the lines along Dickinson past the golf course. After some discussion Brosteau said he'll bring a drawing to the next board meeting depicting what can be served and assessed if it is determined to extend those lines. Then the board can decide if they wish to hold a meeting with property owners regarding whether or not to proceed.

- c. Bob Griesser, 2598 Old Plank Road – Request for reimbursement of expenses incurred due to the District cutting the sewer lateral causing backup in his basement. M. Pansier explained that the neighboring home to Mr. Griesser was taken down and a new home is now under construction. The contractor contacted him to ask why there were two laterals coming up the driveway and running under the garage floor. Pansier checked the “as built” drawings and could not figure out why two were installed, so he gave to OK to cap the one. About two weeks later, Mr. Griesser discovered the backup in a room in his basement. The engineer’s lateral cards from the 1987-88 installation shows two laterals on both lots and do not indicate why one was extended to the other. An insurance claim was reported to the District’s carrier, who covered the cleanup but will only cover a pro-rated portion of the approximately ten year old carpet. Mr. Griesser is asking for the full replacement amount that it will cost him and indicated it may run about \$1,500 to \$2,000. The Commissioners discussed the reason behind insurances setting such policy limits and agree that it makes sense to only pay out a depreciated value, but they also understand Mr. Griesser’s point of view because this was not his fault.
- Motion was made by Jauquet, seconded by Geurts, to reimburse Mr. Griesser up to \$1,500 of the difference between the compensation awarded by the District’s insurance to that of the actual cost of replacing the carpet due to this sewer backup. All aye – motion carried.

7. **Review and act on the amendment of the Developer’s Agreement for Belle Isle Meadows Subdivision:** This amendment is to reflect updated cost projections calculated from the accepted contractor bid. It also allows Community First Credit Union to take over the project under the same guidelines if the developer defaults.
- Motion was made by Geurts, seconded by Jauquet, to approve the amendment of the Developer’s Agreement for Belle Isle Meadows Subdivision. All aye – motion carried.

8. **Mead & Hunt, Inc. – Award Projects, Pay Requests, Project Updates, Change Orders:**

- a. Radue’s Reserve at Meadow Ridge – Contract C-2013 Pay Request #3 to Dorner Inc.
Motion was made by Jauquet, seconded by Geurts, to approve Pay Request #3 to Dorner, Inc. for Contract C-2013 in the amount of \$16,917.65. All aye – motion carried.
- b. GV10 reconstruction – Brosteau estimated the potential cost to do the sewer and water adjustments that will be required for GV10 and CTH PP. The Commissioners feel this is only necessary due to road reconstruction and should be part of the road project cost. They will approach the Town to cover this expense.
- c. Jossart/WEL road extension off Swan Rd – Brosteau said the location of the road has now been determined, therefore design of the road will start.
- d. Belle Isle Meadows – Test holes have been done. Construction may begin on July 14th.
9. **Systems Operation:** M. Pansier said a major water leak was discovered on a lateral service located along the easement that runs through B -318. The force of the water totally wore a large hole in the pipe causing water loss of about 120 to 140 gallons per minute. Jossart construction was the only contractor available and did the repair on Saturday, July 21st.

10. Clerk/Treasurer:

- a. Review and act on Town of Ledgeview / Ledgeview Sanitary District #2 amended Investment Policy – L. Pansier said the minor changes provide language current to FDIC and strengthen security limits on our invested funds.
Motion was made by Geurts, seconded by Jauquet, to adopt the amended Town of Ledgeview / Ledgeview Sanitary District #2 Investment Policy. All aye – motion carried.

- 11. Act on vouchers:** Motion was made by Geurts, seconded by Jauquet, to approve the vouchers itemizing payments made since June 4, 2014. All aye – motion carried.

- 12. Adjourn:** Motion was made by Jauquet, seconded by Geurts, to adjourn the meeting at 8:00 p.m. All aye – motion carried.

Luann M. Pansier
Clerk/Treasurer