

The Commissioners of Ledgeview Sanitary #2 held a meeting on Wednesday, May 4, 2016 at the Ledgeview 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, Ken Geurts and Dennis Watermolen. Also present were the following staff members: Scott Brosteau – engineer, Mark Pansier – systems operator, Renae Peters – deputy treasurer and Luann Pansier – clerk/treasurer.
3. **Approve or amend the agenda:** Motion was made by Watermolen, seconded by Geurts, to approve the agenda as is. All aye – motion carried.
4. **Act on minutes:** Motion was made by Watermolen, seconded by Geurts, to approve the minutes of February 25, 2016. All aye – motion carried.
5. **Public comment:** None.
6. **Mead & Hunt, Inc. – award projects, pay requests, project updates, change orders:**
 - a. Crossing at Dollar Creek Subdivision and Dollar Rd / Dollar Ln sewer/water extension
*Jossart Brothers Pay Request #5, Contract E-2015 in the amount of \$40,436.46
Brosteau stated that things are on track and moving toward a July 1st completion date.
Motion was made by Watermolen, seconded by Geurts, to approve Pay Request #5, Contract E-2015 from Jossart Brothers in the amount of \$40,436.46. All aye – motion carried.
 - b. Jossart/WEL Access Road
*Pay Request #2 for Contract B-2014 in the amount of \$22,302.31.
Brosteau said this was for the binder.
Motion was made by Jauquet, seconded by Geurts, to approve Pay Request #2 from Jossart Brothers for Contract B-2014 in the amount of \$22,302.31. All aye – motion carried.
 - c. Heritage Heights Subdivision – at Heritage Rd/Cottonwood Ct
*Developers Agreement
Brosteau explained that there are a couple issues that need to be resolved before the full developer’s agreement will be ready for board review and approval. Therefore to keep this project on track for fall building permits, this contract is an engineering agreement in which the developers agree to pay \$20,000 now and another \$20,000 in thirty days to cover engineering design and bidding for this project.
Motion was made by Jauquet, seconded by Geurts, to approve the Developer’s Agreement with AGG, LLC for the Preconstruction/Engineering costs associated with the Heritage Heights subdivision. All aye – motion carried.

Discussion continued regarding financing for the sewer and water infrastructure that the District would be responsible to incur and defer due to ag use and other assessable parcels. L Pansier said between the GV project, Dollar Ln project and this one, we’ll be holding approximately \$1,000,000 in costs from our general funds. Therefore we may need to bond for that to replenish our cash and make payments on these expenses. On

the water side, user fees would cover the cost. On the sewer side, the expense for the non-assessable amount would be part of the Sanitary District's mil rate. Geurts said we should ask the Town to help cover the interest toward amounts that the District cannot assess instead of making the user fees cover this. See if this can go on the agenda for May 17th.

d. Misc Updates

Brosteau asked the Commissioners to set the Public Hearing for the Dollar Rd / Dollar Ln policies and assessments. They agreed to hold the hearing on June 1, 2016.

7. **Staff Reports:**

a. Systems Operator

M Pansier said a leaking water lateral was repaired this week on Creamery Road, just north of the intersection of Creamery and Ledgeview Road. He also said the annual sewer cleaning and televising is almost complete. Mystery Valley and a portion of CTH G were the main areas done this year. Four repairs need to be made so far. In addition, someone called to let us know that a manhole casting was pushed off center in the ditch on Euro Lane. This was probably a major source of I/I going to the Met. It's been fixed.

b. Clerk/Treasurer

L Pansier said if the Heritage Heights subdivision moves forward, we'll need to put the preliminary resolution for specials on the next agenda.

She also stated that she and Peters contacted the PSC regarding the water rates to ask how the increase from CBCWA could be handled. Our last increase went into effect July 1, 2015, so we were told we could not apply for another increase until July 1, 2016. Even then, our rate of return this past year was 7.84%, which is over the limit for a simplified rate case, so our only option would be to submit a full rate case evaluation. The Commissioners suggest contacting the other communities within the CBCWA to inquire if they're absorbing the increase or how they're handling it.

Other items she brought up were:

- The CMAR report is due by July 1st.
- The DNR is seeking comments on their plan to allocate \$11.8 million in federal capitalization grants for replacing lead service lines on private property. To our knowledge we do not have any in Ledgeview.
- A new public works facility was discussed and how the Town could finance this with little to no impact on the mil. The Sanitary District could pay rent to the Town for space just as we do for space in this Town building. Geurts referenced the need for the Fire Department to have their space back at the other station and said he doesn't like seeing the equipment standing outside at LW1. All agreed that the need is here to build a PW building as soon as we can.

8. **Recommendation from Personnel & Finance Committee on appointment of Sanitary District Secretary/Treasurer:** Motion was made by Watermolen, seconded by Jauquet, to approve the recommendation from the Personnel & Finance Committee regarding appointment and pay to Renae Peters to the position of Ledgeview Sanitary District No. 2 Secretary/Treasurer effective June 1, 2016. All aye – motion carried.

9. **Act on vouchers – payments made since February 25, 2016.**

Motion was made by Jauquet, seconded by Watermolen, to approve the vouchers itemizing payments made since February 25, 2016. All aye – motion carried.

10. **Adjourn:** Motion was made by Geurts, seconded by Watermolen, to adjourn the meeting at 6:59 p.m. All aye – motion carried.

Luann M. Pansier
Clerk/Treasurer