

REGULAR MEETING MINUTES

Call to Order and roll call: Chairman Jack Howard opened the meeting at the district maintenance facility at 2:00 pm and a roll call confirmed that Jim Haynes, Brett Babcock and Doug Bopp were also present along with newly elected director Kass Larson. Guests were Randy Allen, Ann Allen, Jennifer Howerton, Jim Teague, John Shumate, Kent Wick and Leslie Shumate.

Others: Treasurers Julia MacDonald and John Austin, and Operator Brad White.

Approval of the Agenda:

Next, Mr. Haynes made a motion, seconded by Mr. Babcock to approve the agenda and it passed unanimously.

New Business:

Allen Annexation: Next, the Board heard from the Allens about their annexation. They noted they can't do a septic system and so annexation in the district is their only option. Mr. Haynes noted the limited capacity of the sewer district, and that the needs of existing district members need to be met first and was thus not in favor of any properties being annexed. Mr. Larson said he thought the Allens were an island in the district and thus should be annexed. Mr. Bopp asked about their property and why they can't get a septic system. Mr. Allen said based on the configuration of the property they can't get far enough away from the water (300 feet) to get a septic system. Mr. Bopp said based on that information he would be in favor of the annexation. Mr. Babcock stated it's a tough situation for them but he's hesitant to approve the annexation. Chairman Howard stated since they are an island he's in favor of annexing their one lot into the district with the ability to obtain water. Mr. Larson then made a motion, seconded by Mr. Bopp to annex one lot on which the sewer already crosses to clean up the island in the district. The motion passed 3-2 with Mr. Haynes and Mr. Babcock voting nay.

Members of the Public: Mr. Teague stated he is trying to open the business at the Long Bridge Grill and is arguing the water bill of \$800. He said they're not using any water at this time and would appreciate some assistance on the bill. Chairman Howard said the Board can take up the issue at their next meeting, as this was not an agenda item. Mr. White said there's likely a leak so the Board recommended the water be shut off pending finding the leak.

New Board Assignments: Next, Mr. Haynes made a motion, seconded by Mr. Bopp to nominate Mr. Howard as Chairman. The motion passed unanimously. Next, Chairman Howard made a motion, seconded by Mr. Larson to nominate Mr. Haynes as Vice Chairman. The motion passed unanimously. Next, Mr. Haynes made a motion, seconded by Mr. Bopp to nominate Ms. MacDonald as Secretary Treasurer. The motion passed unanimously.

The Board then directed that Chairman Howard act as Maintenance Liaison and that Mr. Larson replace Mr. Sleep as a signer on the checking account.

Farmer Agreement: Mr. Haynes then made a motion, seconded by Mr. Larson to renew the farmer agreement on the land app site. The motion passed unanimously.

West Expansion: Mr. Bopp then discussed the expansion of the district and the reasons it would be a reasonable thing to do. He said another plus is that the pressure

line would extend west far enough to allow a possible future connection to the sewer plant at the city of Dover across the river. He proposed paying for the expansion via a future connection fee to those to be served. He said he'd address the issue further at the next meeting.

New Building Permit Review: The Board discussed pending permits. Mr. Bopp suggested that more work be done on the issue before any consideration and the Board agreed. The Board also discussed a change of ownership on properties and expiration of grandfathered uses. The Board agreed that the change of ownership would negate the grandfathered charges and directed staff to make the change from 1 to 2 water service charges per month for the SFD and ADU at 230 Hawkins Rd. Chairman Howard also directed that the grandfather ordinance definition be placed on the next Board meeting agenda for review.

Lakewood Water Hookup: The Board approved the reconnection of water for the vacant property at 181 Lakewood.

Stagland Compound Meter: Mr. White said the master meter to the compound is needing to be replaced. The Board directed staff to look into another small meter to be installed in place of the larger master meter, making all eight meters in the compound individual meters.

Old Business:

Rate Discussion: Chairman Howard said the engineers wanted \$20,000 to adjust the rate analysis prepared by Mr. Haynes. He said he'd speak with the engineers on that issue and inquire as to why the costs are so high.

Clearwater Development: Mr. Wick and the Shumates asked about the status of the development. Ms. Shumate asked if water and sewer would be run there. Chairman Howard said the development is in the district and the Board is awaiting an engineering response on the project.

SCADA Telemetry System: The Board tabled the issue to the next meeting.

Consent Agenda: Next, Mr. White discussed an item on the Maintenance Report concerning the drive issue on a pump. He also noted there's a chlorine shortage and only water and sewer systems are receiving it (with no surplus). After discussion, Mr. Haynes made a motion, seconded by Mr. Babcock to approve the attached Consent Items and the motion passed unanimously:

Minutes

Treasurer's Report

Invoice Approval List

Approval of Financials

Maintenance Report

Water Reclamation

Adjournment: A motion by Mr. Haynes and second by Mr. Larson was made to adjourn the regular meeting of the Board of Directors at 3:45 pm. Motion carried unanimously.

Respectfully Submitted and Approved:

Julia MacDonald, John Austin
Secretary/Treasurers

Jack Howard
Chairman of the Board