



# Wells Sanitary District

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Clerk  
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## TRUSTEES MEETING

### York County Community College

Tuesday, May 1, 2018  
7:00 P.M.

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BOARD MEMBERS PRESENT: Dean Ramsdell – Chairman; Justin Batchelder – Vice Chairman; Al Niski – Treasurer; Ron Brown – Clerk.

OTHERS PRESENT – Residents of Royal Heights – Kim Nevells, Shirley Tardiff, Deborah & Steve Lareau, Scott Whittemore, Scott Daigle, Heather Maling-Menard, Dawn & James Anderson, Frank L. Carder, Win Weld, Gail Trust, Audrey Perron. Residents of Dike Street – Bill & Marie Barber

Lindsey Shields, P.E. (Wright-Pierce), Rita Farry, Esq. (Desmond & Rand), Celeste Fletcher (Office Manager), Nick Rico, P.E. (Superintendent)

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### 1. Minutes to be accepted: March 27, 2018

**Motion: To accept the minutes from the March 27, 2018 meeting as submitted.**

Moved – Mr. Batchelder

Seconded – Mr. Niski

Vote: 2 yeas, 0 nays, 2 abstentions (Mr. Ramsdell & Mr. Brown)

### 2. Royal Heights & Dike Street Extensions

– Mr. Rico introduced Lindsey Shields, P.E. (Wright-Pierce) who presented a summary of the two construction bids from Dearborn Construction and Brown Industrial Group. Ms. Shields gave a general overview of the extensions on Royal Heights and Dike Street, explaining that there will be 21 new connections installed on Royal Heights as well as replacement of several extraordinary sewer connections. Dike Street extension will have 4 connections. The construction cost to do both extensions is estimated to be \$601,819.00. The residents raised their questions and concerns, including:

- Ms. Newell of Royal Heights, said that seeing that the Wells Sanitary District (WSD) is funding the project and will assess residents who benefit, what would be the amount assessed to each resident? Mr. Rico explained that when the project is complete WSD will not know the actual cost and will then determine what the assessment will be.
- One resident asked if the assessment would be similar to the one discussed 6 years ago. Mr. Rico said that WSD is obligated to pay at least 50% of the project cost, the actual percent that WSD will pay has not been decided yet. The assessment is not required to be paid until the property is connected, but each property owner will be charged a “ready-to-serve” fee (debt portion of sewer charges) until the property is connected.

- A resident asked that although WSD is only required to pay 50%, why don't they pay 100% of the cost, since these Royal Heights lots lost out when the sewer was installed to only a portion of Royal Heights.
- Questions were raised about other sources of funding for the extensions. Ms. Shields explained that she had looked into it and determined these sources are not available for WSD.
- A resident asked about funds that supposedly were used to fund the library back in the late 70's early 80's rather than completing the sewer in Royal Heights. Mr. Rico said that he searched the WSD minutes from the 1970's and did not see any mention of the library. The only reference to the library was in the minutes of 2009 and 2011. Mr. Brown indicated that there is no confirmation that is what happened. One resident felt that WSD should go back to try to determine what happened. Mr. Rico mentioned that statute of limitations is long since passed. Attorney Farry indicated that WSD is not obligated to investigate a Town transaction in the 1970's.
- Once the sewer extension is complete, one resident asked if their septic system failed would they be required to connect into the public sewer system. Mr. Rico said yes, it is a state statute that anyone with a failed septic system within 200 feet of a public sewer line is required to connect.
- It was asked, who makes the decision of what percentage of the project cost WSD will pay. Mr. Rico explained that is the decision of the Trustees.
- A resident asked if a broker has to disclose the pending assessment for the several houses that are currently for sale in Royal Heights. Mr. Rico stated, yes.
- Attorney Farry summarized the steps of the assessment procedure.
- Residents asked why Royal Heights, why now, and why weren't residents given the opportunity to vote. Mr. Rico said that this is the third time in 7 years that residents with failing septic systems in the area have approached WSD. Mr. Ramsdell stated that Royal Heights is on the WSD "master sewer plan" and it is the goal of the Board to complete that plan. He also said that since property owners will not have to pay the assessment until they connect, **the sewer extension will be like an insurance policy for when their system does fail.**
- Some residents felt that it was not right that WSD was forcing this sewer extension without a chance to vote on it and they shouldn't have to bear the cost. Attorney Farry reminded the residents that the Trustees are volunteers and are governed by State Statute.

At 7:55 pm, Mr. Brown moved and Mr. Batchelder seconded to end the public discussion period.

***Motion: To end public discussion period.***

Moved – Mr. Brown

Seconded – Mr. Batchelder

Vote: 4 yeas, 0 nays

Mr. Rico recommended awarding the Royal Height and Dike Street sewer extension construction project to Dearborn, Inc.

***Motion: To award the Royal Heights/Dike Street Sewer Extension Construction Project to Dearborn, Inc. for \$601,819.***

Moved – Mr. Brown

Seconded – Mr. Batchelder

Vote: 4 yeas, 0 nays

**3. Financial Update** - Warrant #7 was for \$35,749.53, Warrant #8 was for \$61,754.88, and Warrant #9 was for \$161,428.46. WSD spent 39% of the budget with 33% of the year completed. The first third of the year included debt payments and capital purchases, including the new utility truck and dump trailer. Mr. Rico noted that sludge production is higher this year than in 2017. This could be process related, so he and the crew will look into the increased production.

#### **4. Correspondence**

- a. Lindsey Shields, P.E. (Wright-Pierce) email re: Royal Heights-Dike Street Extension Bid Advertisement (3/30/18)
- b. Geoff Aleva, P.E. (Civil Consultants) email string re: Furbish Road Culvert (4/2/18)
- c. Jack Saltiel (customer) email string re: Notice with bill (4/5/18)
- d. Jeff Mercer, P.E. (Wright-Pierce) email re: Royal Heights-Dike St. Pre-bid Minutes (4/12/18)
- e. Leeann Hanson (JETCC) email re: Thank you for assistance with 4/12 class (4/18/18)
- f. WSD Sample Letter to abutters re: Upcoming Sewer Extensions on Royal Heights and Dike Street (4/23/18)
- g. Timothy Michaud (Wood, PLC) email string w/ WSD re: Furbish Road Culvert (4/26/18)
- h. Geoff Aleva, P.E. (Civil Consultants) email string re: Furbish Road Culvert (4/30/18)

#### **5. Other business**

##### **a. Operations Update – Process, Pump Stations and Collection System**

**Process** Mr. Rico informed the Trustees that the process is running well with a clear effluent but we are producing more sludge than last year. The crew is working to resolving this. Mr. Rico gave kudos to the Senior Operator, Michael Antonelli for passing the DMRQA 38 testing.

**Pump Stations** Mr. Rico noted that the Pump Stations are running well. WSD had a planned shutdown of PS#1 so that a short piece of leaking pipe and two gate valves could be replaced. The two gate valves were original equipment. A-1 Septic did the bypass pumping as the WSD crew replaced the parts. Mr. Rico recognized the crew for a great job done. There was an issue with a neighbor who called the Town Manager to complain about A-1 Septic. Mr. Rico tried to address her concerns but was unable to fully communicate the operation there.

Mr. Rico explained that there may be a need to do a similar project at PS#2 as there are two original gate valves still in operation in that pump station.

**Collection System** Mr. Rico informed the Board that there had been a backup in the collection system in the cross-country sewer line in Spencer Press Park between Wasco Skylights and Shaws Warehouse. The report to DEP was included in the packet. This backup was discovered on the same day as the planned project at PS#1, so the crew buttoned up at the pump station, they grabbed the jet rodder, and cleared the block in the cross-country line. When the blockage was cleared, the crew headed back to PS#1 to clean up and address a control issue which had developed. It was a very long day for the crew that day.

Mr. Rico said he collected samples upstream, downstream and at the location of where the sewer line overflowed. Luckily, the sample upstream had more fecal coliform than the downstream sample, so the stream was not impacted very much by incident. The Trustees inquired to what caused the blockage. Mr. Rico said that they were not able to determine the cause.

**b. Furbish Road Culvert Repair** – WSD’s contractors A-1 Septic and EcoClean will clean and televise the sewer line beneath the culvert on May 2, 2018. Brex has already sheet piled the area and they will begin the sewer protection work on May 7, 2018.

**c. Sewer Liens Maturing** – There are 5 liens that matured.

**6. Adjournment – Mr. Rico recommended adjournment.**

***Motion: To adjourn.***

Moved – Mr. Batchelder

Seconded – Mr. Brown

Vote: 4 yeas, 0 nays

Meeting adjourned at 8:15 P.M.

**Next Meeting is on Tuesday, May 29, 2018.**

Respectfully submitted,

*Celeste Fletcher*

Celeste Fletcher

May 1, 2018