

WELLS COUNTY REGIONAL SEWER DISTRICT BOARD MEETING MINUTES  
October 17, 2022

**Board members present:**

Mike Mossburg - absent  
Leon Berning  
Jon Oman  
Andy Stoller  
Bruce Stinson

Lewis Brown, RSD Superintendent  
Nate Rumschlag, County Engineer  
Ryan Lefeld, Choice One Engineering  
Mark Burry, Attorney (virtually)  
Nate Reinking, Attorney

**Call to Order**

Bruce called the meeting to order with the pledge and prayer by Andy.

**Customer Questions/Comments**

Scott Minniear – I want to say this is a good project and the ditch behind my property is dry and the sewage is gone. In exchange for the easement on my property the district was to connect me. The delay was the district's responsibility and I want the district to waive my last month's treatment bill.

Bruce – Lewis was there a reason for the delay?

Scott – I just want grace on the September bill. What information can you give us on the grinders and maintenance? I saw 5 red lights after a storm, and can we expect for service times?

Roger Cash – This system is poorly designed and over designed. I live at 500N & SR 1. I used to have a class 1 operator license and put in septic systems in Wells County. A system I designed is still operating the way I designed it. A bunch of operating septic systems will be killed. Roto Rooter fixed my septic system, and it is now operating. You only need a lift station south of Kingsland and one at 500N. Was a value engineering study done? There are some federal laws on this. You need to stop this project and fire the engineer. They don't even know what is out there. Maybe I will lease you an easement and sell you power.

**Approval of Minutes**

Motion to approve the minutes of the September 12, 2022 meeting by Jon. Motion was 2<sup>nd</sup> by Andy.  
Motion carried 4-0.

**Review of Claims and Account Reconciliation**

Review of claims prepared by Trent and reviewed by Leon for the board. Claims including general obligation payments, in addition to two salary checks to Lewis Brown were approved, totaling \$13,695.05.

Motion to approve the claims by Jon and 2<sup>nd</sup> by Andy. Motion carried 4-0.

**Superintendent Report**

Lewis passed out his written notes for the board.

We have 142 connections made and 55 left to go. Lewis reviewed a handful of invoices for contractors making connections for the district.

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Lewis asked about the Huston electric invoice issue and what can be done.

I have 7 liens that need to be filed tomorrow. I have 9 others that have paid some of the outstanding bills.

Motion by Jon to approve filing the liens presented. Motion seconded by Andy. Motion carried 4-0.

I have lots of calls coming in from Craigville, Kingsland and Tocsin and I have been visiting customers in the evenings.

Nate updated the board on the fiber strike south of Craigville and that VTF and Adams Wells Internet are working on a resolution and communication has improved to avoid future conflicts.

Lewis reported that he has an invoice for \$4,420 for an accurate laser locator tool.

Lewis is also meeting with Kingsland and Tocsin connections and is waiting for the easement documents so they can be signed in advance of construction.

I still have 3 grinders in Liberty Center with panel issues.

Andy made a motion to approve the \$4,420 for the locator. Motion was seconded by Jon. Motion carried 4-0.

#### **Engineering Reports**

Change order signature is needed.

Phase 1 field walk-thru was completed last week. Some properties are asking that no restoration work be done. A punch list has been sent out to VTF.

A maintenance bond of 1 year will remain following final payment of the project.

Mark commented that retainage is still in place for phase 1.

#### Phase 1

Pay application #10 for Murray \$53,012.87

Pay application #10 for Liberty Center \$73,527.95

Portions of the retainage remain and hope to clean this up in 2022.

#### Phase 2

Craigville is going fairly smoothly and we are now going down 100N. We have the pipe now to complete the boring to Bluffton.

#### Phase 3

Bids came in last Thursday and both were over the estimate.

Kingsland \$3,890,498.03

Tocsin \$4,180,057.35

Nate then reviewed the funding offer from SRF for the project(s). Those over 300 feet would have to apply to connect. Roll over of Phase 1 and 2 money is necessary to make the project work.



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Mark commented it all depends on available contingency funds to allow for the connections over 300-ft.

SRF had a very competitive process, and many applied for funds. SRF started with a \$2 million dollar offer and have come back with a \$3 million for one project area. The alternative to what is proposed would be to raise rates across all service areas.

Jon asked Mark to explain the 300-ft rule. Lewis asked how he could do that? Nate responded that requests to connect from those over 300-ft can't be a promise since you are working with contingency funds which need to be held for contingency issues.

Mark commented that we will need to number the requests as they come in.

Ryan did a bid analysis, and everything came back ok.

Mark – Let's wait till after the rate hearing on November 7<sup>th</sup>.

**Attorney Comments**

Randy Rompola reviewed the Bond Ordinance. Mark introduced Bond Ordinance 2022-06.

The ordinance allows up to \$4.7 million with the 0% interest rate on a final bond of \$76,000 with a forgivable BAN of \$3 million.

Closing the interest rate down to 0% lowers the annual bill by \$1,000. The bond will sell to IFA.

Motion to approve the introduction of Ordinance 2022-06 and table for next meeting by Andy. Motion was seconded by Leon. Motion carried 4-0.

Mark then introduced rate ordinance 2022-07 by short title.

Rates will stay the same and the advertised interim rate \$50/month, but we anticipate that this will be reduced, but it needs to be advertised at the higher rate.

Tocsin will be removed by the hearing date and changes will include the language changes.

Motion to introduce ordinance 2022-07 by short title and table for November 7<sup>th</sup>. The interim rate is \$50. Randy Rompola of Barnes and Thornburg as attorney. Motion was made by Jon and 2<sup>nd</sup> by Leon. Motion carried 4-0.

Nate to send the notice from Randy to Chris to post on the website.

Nate Reinking then introduced the SRF disbursements for phase 1

- #58– Pay application for Choice One - \$1,902
- #59 – Pay application for VTF - \$126,541
- #60 – Pay application for recording fees - \$77.00

SRF Disbursements for phase 2

- #16 – pay app for choice one - \$12,050
- #17 – VTF - \$183,159

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Motion to approve all presented pay applications by Andy and 2<sup>nd</sup> by Jon. Motion carried 4-0.

Project #3 invoices

New Banner Publication	\$47.55
Barnes and Thornburg	\$847.15

Motion to pay by Leon and 2<sup>nd</sup> by Andy. Motion carried 4-0.

**Board Comments**

Leon reported that we have an additional \$200 given to the low-income connection fund. The balance was \$2,924.74. There was an invoice for \$2,446.81 so the current balance is now down to \$477.93.

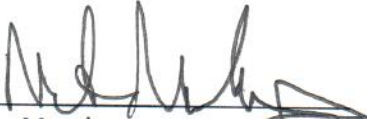
**Public Comments**

No other public comments.

Motion to adjourn – Jon, motion 2<sup>nd</sup> by Andy. Meeting adjourned. 4-0

Next meeting will be a special rate hearing for November 7, 2022 at 7pm.

NR

  
Mike Mossburg

  
Andy Stoller

  
Bruce Stinson

  
Leon Berning

  
Jon Oman