

MOUNTAIN GREEN SEWER IMPROVEMENT DISTRICT
Minutes for the Board of Trustees Meeting
7:00 P.M. Thursday, June 17, 2010

Board Members Present: Chairman Lynn Peterson, Tina Kelley, Wendy Eliason, Mark Devoe and Mary Hazard. Excused Shane Rice and Blair Larsen. Others Present: Dennis Baldwin and Janet Boudrero.

Invocation: Janet Boudrero

Chair: Lynn Peterson welcomed those present and chaired this meeting.

Item # 1. Discussion / Decision: Review of Monte Verde Upgrade Bids

Dennis reported to the Board that the District advertised for bids in the county paper and received one bid, from Rose Electric, and that bid seems too high. (\$45,000.) Since Rose Electric did a good job with the recently completed headworks and pump station project at the main plant, Dennis prefers to have Rose do the upgrade work, too. Therefore, he intends to review the bid elements with Mr. Rose to clarify any issues and try to substantially reduce the bid amount. Lynn suggested that Larsen Electric might be invited to bid and Mark suggested that local electrical contractor Scott Smalley could also be invited to bid on the project.

Tina pointed out that ABCO Construction failed to pay Brent Rose for much of the electrical work that Rose Electric invested in the new headworks and pump station project at the District. Dennis remarked that ABCO has since gone out of business.

Item # 2. Discussion / Decision: Interim Review of the Revised Ordinance

Board members reviewed at some length the clarifications and additions to the text of the MGSID Ordinance. Since a major reason for the ordinance change is to declare that the District has the authority to waive Impact Fees for properties affected by a well protection zone, Lynn suggested that Mike McMillan be contacted to determine whether his well protection zone issues with the Water Company have been resolved.

Discussion followed regarding the requirements for sumps and backflow preventers. Lynn apprised the Board of some problems with the use of the back flow preventers and that Ogden City does not require them. Mary inquired if we are not creating a liability with requiring the installation of the back flow preventer. Mark expressed that he is concerned that we get the wording right and not leave a lot of wiggle room.

Dennis apprised the Board that the District has not formally accepted responsibility for maintenance of sewer lines in the newer subdivisions into the District. Much discussion followed. Tina suggested that we require the developers to clean and video the lines before the District accepts responsibility for their maintenance.

Reminding the Board that “Growth Should Pays Its Own Way,” she said that developers should be penalized if they fail to follow the District Ordinance. Tina suggested that the District might require developers to post a performance bond against which the District could draw funds to pay for sewer work not completed by the developer. Tina suggested contacting the Executive Director of the Utah Local Governments Trust, LeGrand Bitter, for advice regarding such a bond.

Dennis explained that developers already pay for installing, cleaning and videoing the sewer lines of new subdivisions as part of the development process and that the District monitors the installation, reviews the videos and requires rework of lines that do not meet District requirements. He expressed a strong preference for the District to control the cleaning and videoing of sewer lines before accepting maintenance, and this likely means paying for the work. He noted that the District has \$10,000 left in our 2010 budget for the cleaning and videoing of sewer lines.

Mary offered to clarify wording on a few of the paragraphs in the revised Ordinance.

3. Discussion / Decision: Warranty for the JWC Grinder

The Board discussed the failure of ABCO to pay JWC Environmental the \$1,574 balance owed on the JWC grinder equipment that ABCO installed in the new headworks. JWC has informed the District that they will not honor the warranty unless this balance is paid. Since ABCO is going out of business and will not pay off the balance, after Board discussion of this item Mark proposed that we pay JWC Environmental the remaining \$1,574 so JWC will honor the warranty. Tina seconded the motion. Motion passed.

Item # 4. Discussion / Decision: Lilac Lane Homes in Well Protection Zone

After further discussion by Board members, Mark made the suggestion to table this item until after the Public Hearing in July. Mary stated that, if we agree to waive the Impact Fees for the six properties, we should require the Water Company to abandon their other test wells and get a written statement from Department of Environmental Quality. Some discussion was held regarding Mike McMillan and his property being in the well protection zone.

Item # 5. Discussion: Plant Operations

Dennis explained that the new and upgraded systems are running smoothly and with only minor issues. Summer maintenance operations, such as mowing and weed control, are ramping up.

Item # 6. Discussion: District Statistics

Dennis explained that the District is in good financial condition and that the District is serving over 700 equivalent residential units (ERUs).

Item # 7. Discussion / Decision: Review and approval of June 3, 2010 Minutes.

Tina Kelley moved to approve the minutes with no corrections. Mark seconded the motion. Motion passed.

Adjourned: 9:00 P.M.

Signed _____