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## Old Colony Beach Club Association Water Pollution Control Authority

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OLD COLONY BEACH CLUB ASSOCIATION WPCA

NOVEMBER 26, 2018

CALL TO ORDER: The meeting was called to order at 6:45 pm by Frank Noe, Chairman.

PRESENT: Frank Noe, Bob Asal, Don Brodeur, Joe Cancelliere, Frank Nicotera, Nancy Zimmerman. Steve Humes called in by phone.

GUEST: Steve Flanagan from Flanagan Associates.

APPROVAL OF THE OCTOBER 5, 2018 MINUTES: Motion was made by Frank Nicotera and 2<sup>nd</sup> by Don Brodeur to accept the minutes. No discussion, none opposed, motion passes.

TREASURER'S REPORT: Don Brodeur reported that as of October 4, 2018, the checking account balance was \$43,281.52. There has been no activity since that time, so as of November 26, 2018, the checking account balance is \$43,281.52. Motion to accept the treasurer's report was made by Joe Cancelliere and 2<sup>nd</sup> by Bob Asal. No discussion, none opposed, motion passes.

STEVE FLANAGAN: Steve Flanagan is an appraiser who was here to discuss the different options on how to assess for the Benefit Assessment to each property. He is suggesting that we do a blanket assessment and divide the cost evenly among the residents of the association. Not everyone will benefit equally, but everyone will benefit specifically.

He states that from his personal experience, he has also checked with many other towns to see how they have done their Benefit Assessment. He claims that they have all had a blanket assessment done. He will be willing to come to a future meeting and do a presentation to justify to the body why the blanket assessment is the best way to go, as long as he is comfortable with our decision.

Steve Flanagan has not given us a scope of work that he would do. We need to decide on what we want him to do and then decide on how to proceed. He usually works on a per/hour basis, which is \$100.00/hour, which is the municipal rate. He said that we need to apply a system that is fair, but the market data is weak. We're reviewing the number of homes in the association so we can come up with an estimate dollar amount for the Benefit Assessment.

WATERFORD & EAST LYME UPDATE: Waterford was asking for \$168,000 buy-in and for us to pay for the upgrade to a pump station, but we said no the both. The pump station will be part of our project and we will pay our share of the cost of the flow.

Waterford sent a letter to East Lyme that they are in violation of the 2 agreements and that East Lyme said that they have an order from the DEEP to take 800,000 gallons/day of flow and that they are approved to go through Waterford. We made a counter offer of \$110,000 proposal to Waterford and they will accept that, but they want the whole pump station to be paid for. We said no to the pump station and no to the \$110,000. This was a verbal offer, not written. Waterford asked for an annual service charge, but there has been no further discussion on that at this point.

ALTERNATIVE LAND LEASE SITE UPDATE: This is from a private owner across from the parking lot. It will go to the zoning board to be approved since it's in a flood zone. You can't put a pump station in a flood zone, so we will have to go back to the town and change the zoning regulations so that we can put the pump station in a flood zone with a special permit. We have not signed the land lease as of yet.

SEWER PROJECT MILESTONE AND PROGRESS UPDATE: Please see the attachment for our estimated Milestones for the completion of our sewer project.

OTHER BUSINESS: none

PUBLIC COMMENT: none

NEXT MEETING: The next meeting will be on Monday, January 14, 2019, at Bob Asal's home in Berlin.

ADJOURNMENT: Motion to adjourn was made by Frank Nicotera and 2<sup>nd</sup> by Don Brodeur. No discussion, none opposed, motion passes. Meeting was adjourned at 8:35 pm.

Respectfully submitted,

Nancy Zimmerman, Secretary