

**TOWN OF EAST WINDSOR  
WATER POLLUTION CONTROL AUTHORITY**

**Minutes of Meeting of June 24, 2009**

**Members Present:** Paul Anderson, Jim Barton, Mark Livings, Dave Tyler and Chuck Riggott (Alternate)

**Members Absent:** Tom Davis

**Others Present:** WPCA Superintendent Kevin Leslie, WPCA Attorney Vincent Purnhagen, Selectman Richard Pippin and Recording Secretary Laura Michael

**Time and Place**

Paul Anderson, Chairman, called the meeting to order at 7:00 p.m. at the East Windsor Water Pollution Control Authority Administration Building, 192 South Water St., East Windsor, CT.

**I. Designate Alternate to Sit for Absent Member**

Mr. Riggott sat in for Mr. Davis

**II. Acceptance of Minutes of May 20, 2009 and May 27, 2009**

**Motion:** To accept the minutes of May 20, 2009.  
Livings/Riggott  
In favor: Livings, Riggott, Anderson  
Abstained: Tyler, Barton  
Passed

**Motion:** To accept the minutes of May 27, 2009.  
Barton/Riggott  
In favor: Barton, Riggott, Anderson  
Abstained: Tyler, Livings  
Passed

**III. Payment of Bills**

**Motion:** To authorize the payment of the June 24, 2009 bill sheet in the amount of \$42,841.74.  
Livings/Barton  
Discussion: Mr. Leslie went over the Bill Sheet outlining any unusual bills. Mr. Leslie reported that they would end the year within 1% of budget.  
Passed unanimously

**IV. Visitors (15 Minute Time Limit)**

There were no visitors scheduled.

**V. Receipt of Applications**

There were no new applications.

**VI. Approval of Applications**

There were no applications to be approved.

## **VII. Discussion of Newberry Road Sewer Benefit Assessment Public Hearing**

Mr. Anderson explained that Mr. Leslie passed out a list of the comments that were made during the public hearing. The minutes of the public hearing were also available. There was a lengthy discussion regarding the comments. During the public hearing the idea of charging all of Newberry Village the same amount was brought up. The assessments could be based on the total value divided by the number of units; everyone would have an equal assessment. The property would still pay the same amount; it would just be divided up differently. Assessing Prospect Hill Drive was also discussed. Mr. Anderson stated that this is not related to Newberry Road or the pump station; it's a separate project. Mr. Tyler explained that Prospect Hill Drive is not getting a benefit. The WPCA received the benefit; it was less expensive to do it this way and it helped to eliminate odor problems by providing more flow.

### **Newberry Rd Public Hearing Comments April 22, 2009**

- Nothing said about being taxed at a future date. R
- Future connections will benefit because sewer line was paid for by previous connections. R
- Dwelling unit charge vs lot charge. Partial A
- Additional taxes collected from new buildings paid for sewer line over time. R
- Bought Property free and clear, why charge now. R
- Took too long to assess properties. R
- Not hooked up to sewer, therefore it will not benefit me. R
- Waited for development then sent bills. R
- Assessments are so high they will all end up in court and you won't collect anything anyway. R
- \$400,000 collected from connection fees. R
- Prospect Hill Dr is benefiting from sewer line; they should pay an assessment also. R
- Town is receiving substantial benefit from taxes and connection fees. R
- Should be a per foot charge only. R
- Future development not considered. R
- Not using # of bedrooms or # of people. R
- Prospect Hill residents not assessed, makes no sense. R, TBD
- Don't mind paying something but amount is too high. R
- People upset, plan future assessments to be more fair. R

October 08 Grand List date is too arbitrary. R

Original owners of properties that were sold get benefit but no assessment. R

Unfair to assess Newberry Village lots different amounts. A

Mr. Leslie will have the adjusted values for the next meeting. Action can't be taken on the assessments until they have the correct numbers.

**Motion:** To suspend the regular meeting for the purpose of holding the public hearing scheduled at 7:30 p.m.  
Tyler/Riggott  
Passed unanimously

### **VIII. Public Hearing Scheduled at 7:30 p.m.**

**Motion:** To open the public hearing scheduled for Benson Enterprises, Inc., 11F Pasco Dr through Newberry Village LLC, 3 Red Fox Trail.  
Tyler/Riggott  
Passed unanimously

There was no one present for Benson Enterprises, Inc., 11F Pasco Dr. Mr. Leslie explained that this is a residential unit and one half of the FCC has been paid.

There was no one present for The Mansion's at Canyon Ridge LLC, 9M Canyon Ridge Dr. Mr. Leslie explained that this is the maintenance building for the apartment complex and none of the FCC has been paid.

There was no one present for M&L Mason's Brook LLC, 20 Mason's Brook Ln. Mr. Leslie explained that this is a single family condo and one half of the FCC has been paid.

There was no one present for Newberry Village LLC, 3 Red Fox Trail. Mr. Leslie explained that this was a new active adult house and one half of the FCC has been paid.

**Motion:** To close the Public Hearing for Benson Enterprises, Inc., 11F Pasco Dr through Newberry Village LLC, 3 Red Fox Trail.  
Tyler/Riggott  
Passed unanimously

**Motion:** Resume the regular meeting.  
Tyler/Livings  
Passed unanimously

### **IX. Legal**

#### **Returned Warrants**

This was discussed in general terms. The list of delinquents is beginning to grow, when a warrant is returned should something be done or should it be ignored. It was felt that there is a need for action to protect the sewer users who do pay. It was decided that when a warrant is returned, unless there is a reason for exception, it will be sent to Attorney Purnhagen's office. He will send a warning letter; if cooperation is not received, the foreclosure process will begin.

Pump Station Agreement – SJK Properties, Quarry Meadows

There was nothing new to report.

Rya Corporation

There was nothing new to report.

**X. Action on Facility Connection Charges**

**Motion:** To impose the FCC as published for Benson Enterprises, Inc., 11F Pasco Dr through Newberry Village LLC, 3 Red Fox Trail.  
Tyler/Riggott  
Passed unanimously

**XI. Action on Calculation and Imposition of Newberry Road Benefit Assessments**

This will remain on the agenda.

**XII. Unfinished Business**

Modification of Sewer Service Area

There was a memo from the Board of Select supporting the Sewer Service Area Map. A public hearing will be scheduled for September 9<sup>th</sup> or 16<sup>th</sup>.

North Road Sewer Design

The design is about done. Mr. Leslie has emailed the Chairman of the EDC, the Board of Finance and the Board of Selectmen to schedule a joint meeting.

Newberry Road Assessments

This was already discussed.

Prospect Hill Road Assessments

This will be addressed when the Newberry Rd Assessments are completed.

**XIII. New Business**

Superintendent's Report

Mr. Leslie reported that Bill Hogan and two others from the DEP will be retiring on July 1<sup>st</sup>. Something will need to be done with the Mill Pond Pump Station; too much time and money is being spent. As of July 1<sup>st</sup>, Mr. Leslie will begin keeping track of the costs.

Investment Account Transfers

**Motion:** To transfer \$5,000 from the Vehicle Purchase Account (1-11-30-0210-7-700-0922-0) to the Vehicle Purchase Stif Account.  
Tyler/Livings  
Passed unanimously

**Motion:** To transfer \$3,000 from the Pump Station Replacement Account (1-11-30-0210-7-799-0228-0) to the Pump Station Replacement Stif Account.  
Tyler/Riggott  
Passed unanimously

**Motion:** To transfer \$5,000 to the Major Sewer Line Repair Account (1-11-30-0210-7-799-0233-0) to be combined with the \$5,000 that the Town contributes.  
Tyler/Livings  
Passed unanimously

**Motion:** To transfer \$12,000 from the Contingency Account (1-11-30-0210-8-890-0000-0) into the Sinking Fund.  
Tyler/Riggott  
Passed unanimously

Election of Officers on July Agenda

Mr. Anderson reminded Board Members of the Election of Officers for the next meeting.

**XIV. Adjournment**

**Motion:** To adjourn the meeting at 8:28 p.m.  
Riggott/Livings

Respectfully submitted,

Laura Michael  
Recording Secretary