

TOWN OF ALPINE

TOWN COUNCIL SEPTEMBER 27, 2007

WORKSHOP FOR WWTP, MORATORIUM AND COLLECTION SYSTEM

*CLERKS NOTES ARE A SUMMARY ONLY OF TAPE AND NOTES.

Meeting called to order at 6:59 pm. Mayor DeCora led the Pledge of Allegiance. Present: Donn Wooden, Mayor Victoria DeCora, and Don Jorgensen.

Leon Kjellgren: Speaks of sewer project that is going on for 3 years now. Ordinances have been passed and policies have been made. The next step to move on is the book proposed master plan for the sewer collection system. As you are aware the town has received a grant loan mix for \$4,045,000.00 for the extension of the existing collection system. Mayor DeCora and I will be going to Cheyenne to the State Land & Investment Board next Wednesday and Thursday in which our last loan application is being evaluated for \$3,000,000.00. This will be the last funding available to us at least at this point for all projects concerning sewer projects. There are 2 staff level recommendations at the State Level and recommendations where that the application be approved. The last money we had asked for was \$3,000,000.00 for 20 years at a 2 ½ % interest. We have used some of that to comply the master plan for the sewer and collection system. This book has been available for the public for 6 weeks. It describes the project in detail. I would like to review the highlights of project. Also, would like to ask council being a quorum here tonight direction from council on which design on the extension system. We need to have the time to do the onsite surveys and design. The DEQ rated Alpine #8 from #103 as in need of loans for sewer system. And that this project needs to be done.

Perry Robinson: DEQ; I am pleased with Alpine and the activity and the progress. After reviewing the proposed plans for WWTP and collection system the DEQ wishes you well as you move forward.

Leon Kjellgren: Would like to pass out handouts, looking at figure 6.1 in lower right hand corner, that is what we are proposing with all the significant work involved and proposing for the master plan for sewer collection for the town. The existing system is shown in red, the proposal on the map are in black and green. The black lines are gravity forced and the green are pressure forced mains. There are 2 lift stations shown on plan LS1 and LS2, one of the stations are on the North East Boundary of town and LS2 is right next to highway 89 behind Greys River Cove. The theory behind all this is the entire town drains towards the river which would be normal, so all of the sewer in the new system will drain to this line of green and black on your map. In fact, that line exists in the Bureau of Reclamation property for the reservoir and we have been dealing with BOR for an easement. And from that black line to the tank line on the north side of town it gets pumped under Hwy 89 then the sewage gets transferred along the BOR corridor west until it gets to the WWTP. The system is mostly gravity fed except these 2 lift stations. We looked at other ways to try to avoid the lift stations but it just wasn't possible because of the contours of the town. So in essence this is how it will work it will drain north toward the corridor then west with

pump lines and gravity lines to WWTP. The cost of installation of the entire system as I recall is \$6,000,000.00- \$6,500,000.00. A decision was made to apply for loans and grant at \$4,000,000.000 in that time expanding a section in book and broke plans into pieces and needs recommendations for what we are calling the first phase work. Would like to point out to council on the next sheet which would be figure 6.2 alternatives #1. We believe that alternative can be constructed with the 4 million dollars. The areas that have been taken out of Master plan are Trail Drive, Stoor Drive, and the Hill in Lakeview Estates. We purposely left out meadows road from Greys river road over to East Mill Rd. This alternative eliminates indeed because of the road being paved. And we recommend that area not be considered in alternative #1. We have prepared another alternative, which could fit in the budget. The figure 6.3 is alternative #2. Another layout of what we could do with the money we have. We picked up a majority of hill, Pine crest Circle, 2/3 of the hill and also added Trail Dr, Lodge Lane, Mountain Drive and Sunset Dr and Pine court are not accommodated in this alternative to get the project to fit within the budget. This alternative is an equal alternative in terms of cost to alternative # 1. To make up for the hill and Trail Dr, we have sacrificed the lower area near the lift station. The project will go to bid January or February 2008 we want to be constructing the system through the 2008 construction year. Upon the plant opening in September or October 2008. So with the 2 alternatives in the report we have made recommendation alternative #1 being selected by the council. The reason for alternative #1 are spelled out in report and last 2 sheets of handouts I have given to you. Also public input needs to be considered. Would like to point out a last section of handout, it is called commentary on top there are some important items. It should be understood that alternative #1 as we recommend that the omitted areas will receive sewer service in the future when more funding is secured and it should be understood that each alternative is presented with the intent that all areas be included in phases. The master plan configuration provide for sewer mains to be installed in the town streets of rights of ways. I know of 1 rear lot easement that is in Greys River 1, there is a 15ft utility easement that we could put a sewer line in if the neighbors would like the town to do this. There is not a lot of time to make that decision we need to complete the field work this fall. We could put a sewer line on the back easement line and service those properties that have septic lines in back. But I believe we will have to put one in the street also. It may be no saving; we would like to hear from those people in Greys River Village #1.

Donn Wooden: says it would be better to serve to the street this area is fenced and there is nothing to be gained and would rather they do the plumbing under their own house. 80% of the septic tanks are in back yard. If we could find some money for these people to connect to the line.

Leon Kjellgren: It would be best for the sewer mains to be in Town Streets it would be more accessible for trucks than to go onto the people property if there was a problem. The last paragraph is important and would like to read from that "Every effort has been made in the Master Plan Configuration to place the street collector's sewers at a reasonable depth to allow for gravity sewer lines. In some cases, however, service lines will still require pumping to street main, due either to the length of service, or elevations difference between the street and the lot. As sewer depths increase above 9-10 feet, construction cost increase significantly. The depths provided within the Master Plan provide reasonable access to the main without incurring significant construction cost increases over the entire project. The depths will not, however, provide for gravity connection in all cases." The way this was set up with

depth and cost we are going to make every effort sewer line is 9-10 ft minimum it will get it under the frost and under the water lines which will eventually be at a 6ft depth. We are going to come off main with a 4" service line to lot lines and cap it until usage. I project the cost to be \$750.00 a piece and the town should provide the taps. At this time Leon would like to open to public comment.

Don Jorgensen: ask how long before we are able to start a phase 2? Leon Kjellgren says we are hoping within the next couple of years we are paying \$220,000.00 a year in principal not interest for 20 years. We felt that was the limitation and we all made that decision together. However the interest rate is good and the State is willing to accept that we can do this. I do not want to encumber anymore loans onto the town until we hook up across the river.

Donn Wooden: In regard to Alternative 1 & 2 did you calibrate users versus people who doesn't have septic tanks 15 years or older. Leon says s it basically become a draw, there are more lots in Alternative 2 that I believe are not going to be developed for some time. Donn Wooden: on the flats, concerned with the ground water being saturated being contaminated with septic tanks or leach fields. Forest Meadows and 3 Rivers Meadows are ½ acre lots. I am just concerned with smaller lots being contaminated faster than larger lots. Leon Kjellgren: when you talk about Trail Drive we are also going to install line from x7-x8-x9 (on map) which will incur \$170,000.00 more cost to make that line serviceable. I would rather keep that Trail Drive out and keep using the lift station in place. Another issue to consider in report for alternative #1 we will be going through good paved streets I would not want to tear that out and repave then come back in and then do water line, as well as right of way disputes on hill, because of condition of survey in Lakeview Estates. Donn Wooden: alternative #2 leaving out Lake View Estates and putting them in Alternative 3. Forest Meadows and 3 rivers area should be in second stage and anticipate density of commercial ventures. Leon Kjellgren: majority of commercial is in central core of town and that is served by existing system

Jack Decuo: Says Donn has brought up interesting points and how this will be paid for. Has anyone called utilities and do 2 trenches you would give them something and the town would get a trench in return? I also just got done building a house and have no intention until the 15 years has passed to tap into the new WWTP. Leon says he has talked with all utilities and it is an opportunity for them to upgrade their fiber optic system, utilities are thinking of the option. Leon says the hookup fees are \$5000.00 for each hookup in or ERU (equivalent residential Unit) single family residence in phase 1. Commercial and business will be based on water usage in relationship what the ERU would be, which is part of the Ordinance. The homeowner will incur the fee to hook up to system in addition to the fee to hook up from the home to the main, which will vary from each home. We have prepared a financial plan for the next 20 years that will start out every ERU at \$36.00 per month. There will be adjustments made in regard to commercial. Financial plan indicates if people do hook up how we anticipate, it will pay for itself. Keep mind we also have ½ of treatment plant that is being paid and received from North Star \$1.8 million dollars which are prepaid fees not usage fees and in contract to pay sewer use fees according to a certain schedule of hook ups even if they do not use them. If you even all this out with grant loan mixes you are getting the system for .34 cents on the dollar to repay. The towns financial plan assumes fiscal year ending 6/30/09 we will have 53.2 hookups committed. The second year will be another 79.8 erus hooked up. Third year and continues until 2029 at 19.6 additional hookups each year. If you look at

the financial plan the most important money is from the user fee every month. Financial plan is available for public to view. There are a significant amount of hook ups that are required because of the septic tanks being installed before 1993.

Mr. Richard Jenkins: agrees with Donn Wooden having trail Dr Road included, and not having to change lift station. Morning Star Baptist church is not hooked to system because of elevation but it should be included. Also am concerned with trenching being between 9-13 ft deep my concern is safety. I would think it is the engineer's responsibility of what OSHA requirements. In contract that should be required. Leon Kjellgren: there is a part of budget for full time engineer overseeing the project, Josh Kilpatrick. It is not the engineer responsibility for trench safety that is solely the contractor's responsibility and it will be accommodated in specifications and guidelines of OSHA. And if contractor is not in compliance or is under a statutory requirement I will shut him down as engineer. Morning Star church will have a connection and expected to hook on. There are no exceptions to ERU fees, everyone that is to be hooked in and there will be no exceptions to waiving fees. In regard to Trail Drive if you put the line into trail we are looking into existing system and you get all the lots tied into trail drive system you will have a problem with lift station it will have to be upgraded or replaced. So if we are going to put the line in trail drive so we can accommodate all the flow coming down. Leon says we can take a look at. If we want to put in trail drive we need to make improvements. Mayor DeCora says the lift station is a big concern of hers because it is in need of repair. Donn Wooden: it seems if you took out all the hill and Forest Meadows and add Trail Drive and do upgrade on lift station to get ready for growth. This is high potential for multi-family it seems to me Forest Meadows will be able to sustain itself the longest in regard to contamination. Leon Kjellgren: that is a political decision you are going to have to make, if we do Trail Drive eliminate the lift station and put in a main line. We will take the \$164,000.00 in budget to accommodate Trail Drive. Donn Wooden: would like to find some money for the people to be able to connect in way of a bond for people to be able to hook on and pay over 15 years. Mayor DeCora says according to Treasury until the town pays off the current bonds we are not able to purchase anymore bonds. Donn Wooden: possibly we can start a special district #2. There are other people who can get involved in this. Yet we need to give the people the means. I would like to add an alternative #3 to go that direction and with the changes talked about here tonight need to do something for our multi families and business.

Mayor DeCora asks for a motion. Donn Wooden makes a motion to consider alternative # 3 omit Forest Meadows Subdivision and anything else below the bench that is necessary as well as 3 River Meadows omit all of the hill Lakeview Estates Addition Tract A. Add Trail Dr and remove lift station. Don Jorgensen seconds. **VOTE: 3 yes; 0 no; 2 absent; 0 abstain. Motion Carried.**

Meeting recessed at 8:31 pm. Meeting called to order at 8:47 pm.

Mayor DeCora: would like discussion on existing WWTP and the moratorium. We have doubled the oxygen diffusers which have handled the higher BOD loading which is the grease. We definately have a grease problem you cannot process grease it kills the bacteria and eats the good stuff it is a problem. We have passed a grease ordinance effective August 7th people have 90 days to comply and we will have to enforce ordinance to allow connections to plant. We need to educate the public the resident general

education not putting grease down household drains or cleaning your hairbrush and flushing down toilet. Saying that right now the state of the plant is in good condition. We made it through the summer months are BOD loading and fecal counts are within permit. We are about 60,000 gallons a day. Legal opinion from Attorney Fodor is to get grease under control. We have a bank and a few residences and if someone buys a lot and would like to put a hotel on, we will have to accommodate people until we get new plant online next fall. Also we need to educate public to leave water running in winter months outside and not in their homes. We have not let anyone connect to plant since last April when we ran into the problems. Mayor Decora stated there are 2 plants down there a smaller 23,000 gallon plant and a 65,000 gallon plant the 23,000 plant was inoperable for the last 10 years. We have gotten that plant operational to take on additional flows otherwise the other plant would not been able to handle what was going on. Also I have spoken with Clearwater, they said it was a calculated risk to add connections, yet I am willing to take the risk.

Mayor DeCora: reads letter from plant operator Lee Schwab dated September 25th 2007.

“At the present time both sides of the sewer plant are running properly. The capacity of the large plant is reached during the summer months, but with the additional little plant running we have more capacity available for hook ups. The Grease trap ordinance needs to be used. We need to get the grease traps up and running as this grease is our major problem with both sides of the plant. If the grease can be eliminated from the waste water plant we would be able to have more capacity for hook ups. If the grease continues and stays in the plant, we will be probably be overloaded again next summer. We need to get this taken care of before this happens again. Simply put, if the grease is gone we can have more hook ups. Sincerely, Lee Schwab.”

Don Jorgensen: there are no grease traps at Yankee Doodle, and from what I understand Gunnar’s Pizza does not have one.

Donn Wooden: my opinion we can handle residential or light duty business hooking in I believe with that should not discriminate and lift the moratorium now if we are to enact it again we could. Between now and new plant coming on line it will show we can handle residential or light duty coming on plant. We have 88, 0000 gallon capacity and overcame through the summer months. Mayor DeCora says operator has cleaned out over 20,000 gallons of sludge giving us capacity. Donn Wooden: on my part I would like to see the moratorium lifted on the basis of what I said, there is little activity that will be between now and the end of October. Everything new will have to comply and have a building permit. Lift the moratorium and if we run in trouble we will place moratorium again. I do not feel lifting the moratorium will impact our system. Mayor DeCora: says she respects Clear Water opinion and if we continue what we have done we will be fined and will need to impose fines if we have to on the Grease Traps and make people them comply. Don Jorgensen: now is the time to start to educate public, so even with the new plant grease is under control. I feel lifting the moratorium is appropriate now, and our operator is doing his job and there won’t be many new connections until spring.

Donn Wooden makes a motion that we lift the moratorium at this time and make it immediate, with the reservation that the new connection between now and when the new plant comes online limit it to

residential type connections and light duty business such as office, banks, and people that are not contributing to grease. Yet business or service stations that may be draining oil we reserve the right not to connect. Also in emergency reserve the right to evoke the moratorium again. And only permits issued may be able to proceed. Don Jorgensen seconds. **VOTE: 3 yes; 0 no; 2 abstain; 0 absent. Motion Carried.**

Don Wooden motions to conclude public meeting. Don Jorgensen seconds. **VOTE: 3 yes; 0 no; 0 abstain; 0 absent. Motion Carried.**



ATTEST:

Victoria DeCora

Mayor Victoria DeCora

Whitney Heller

Whitney Heller, Clerk