

## WEST WINDSOR SELECTBOARD

Draft Minutes

January 24, 2012

Present: Glenn Seward, Tom Kenyon, Bruce Boedtke, Martha Harrison

- 1) Call to Order – Selectboard Chair Glenn Seward called the meeting to order at 7:45 AM.
- 2) Consider Resolution on the acquisition of the Resort sewer system – **Glenn moved to approve the needs resolution related to the acquisition of the Resort sewer system and the sewer line to be signed by the Town Clerk. Tom seconded the motion, which passed unanimously.**
- 3) Other Business – Correspondence: **Glenn made a motion to send letters requesting assistance from the state of Vermont for our various utility-related issues. Bruce seconded the motion and amended it to include authorization for the Chair to sign the letters. Glenn accepted the amendment.** Tom said he thinks the Lieutenant Governor and the Senate Leader should be included. Bruce and Glenn agreed. **Glenn called for a vote on the motion, which passed unanimously.** Town Clerk's orders: **Tom made a motion to sign the Town Clerk's orders. Bruce seconded the motion, which passed unanimously.** Sewer line purchase: Tom asked if Orange Lake is comfortable with the town's proposal to buy the sewer line. Glenn said they would like the town to buy the water system as well. Bruce suggested holding an informational meeting. Glenn said he has been keeping the Wastewater Committee and the Planning Commission (PC) informed and they are considering an informational meeting. Tom asked how much Windsor would charge for operations and maintenance of the sewer line. Glenn said Windsor has indicated a range of \$30,000 to \$50,000, but he is going to ask them for a letter with a specific amount. Glenn added that a maintenance agreement will need to be developed. Tom asked if the town would have a Sewer Commission. Glenn suggested a 3-member board that would report to the Selectboard. Glenn said he would like to meet with the Property Owners' Association (POA) to make sure they are okay with the town's plans and get their thoughts on the proper management of the system. Glenn said he envisions the escrow account coming under the town's control. Tom asked what happens if there's a major capital expense after we sell a portion of the line to Windsor. Glenn said there are 3.7 miles of line and a pump station in Windsor. Tom asked Glenn if he has discussed the idea of swapping treatment services for equity with Windsor's Town Manager. Glenn said no. Tom asked who would oversee connections. Glenn said the Sewer Commission. Bruce wondered about the number of potential hookups. Glenn said there are between 300 and 569 units that could be added on at the Resort. Glenn said we have to be careful that we don't lose the 30 to 60 future connections that we need for the village, given that Windsor will probably want some hook ups. Martha noted the problems that occurred when Dairy Lane connected. Glenn said he sees that as Windsor's issue. Bruce said the sewer line is a gravity force main. The Selectboard agreed to talk with the PC and the Wastewater Committee about setting up informational meetings. There was discussion about the town's options for dealing with non-payment by the users, which would include a lien and/or a tax sale. Tom asked how it would work if a group of users (Mountainside Condos or Skyhawk Lane) wanted to hook up the line. Glenn said they would provide an engineered proposal for review. If the connection is approved, Glenn said, the property owners would pay the contractor for the hookup and the town for impact fees. Town Hall: Tom said he has a list of problems with the Town Hall that he would like the PC to address by 2020. Glenn suggested putting money aside every year for Town Hall improvements. Water Source Protection Area: Bruce asked if the Resort's water source protection area has always included the village or if that is new. Glenn wondered if anyone considered that when the well was drilled. Bruce asked for a copy of the map of the protection area. Glenn noted A&E's comment that the source protection area precludes a community wastewater system on the Leland property.
- 4) Adjourn – **Glenn moved to adjourn at 8:15 AM. Bruce seconded the motion, which passed unanimously.**

Respectfully submitted,

Martha Harrison