

**EAST LYME WATER & SEWER COMMISSION
PUBLIC HEARING
TUESDAY JULY 26TH, 2016
MINUTES**

PRESENT: Kevin Seery, Deputy First Selectman and acting Chairman, David Jacques, Dave Murphy, Carol Russell, Roger Spencer, David Zoller, Joe Mingo, David Bond

ALSO PRESENT: Attorney Theodore Harris, representing Gateway
Attorney Edward O’Connell, Town Council
Attorney Mark Zamarka, Town Council
Joe Bragaw, Public Works Director
Brad Kargl, Municipal Utility Engineer
Anna Johnson, Finance Director

FILED

July 29 2016 AT 11:40 AM/PM
(Caren Gulbo OR)
EAST LYME TOWN CLERK

ABSENT: Steve DiGiovanna

1. Call to Order

Deputy First Selectman and acting Chairman Seery called the Public Hearing of the East Lyme Water & Sewer Commission to order at 6:32 PM and led the assembly in the Pledge.

2. Public Hearing

Mr. Seery noted the Public Hearing for the proposed Sewer Benefit Assessments for Park Place Sewer Extension No.8 was posted in the New London Day newspaper as well as the Town Clerk’s office. Mr. Kargl provided a copy of the notice for the record.

Attorney O’Connell explained there are two phases of the assessment, the first is Village Crossing and the second is Park Place; the project is an opt in assessment with an interest rate of 3.5%. People have the choice of paying the assessment up front or in annual installments beginning in February of 2017. None of the assessments are due on sale and nothing is due until the person actually connects to the sewer system.

Ms. Russell asked if someone sold their property but still had a well functioning septic system, if they were allowed to keep it. Mr. O’Connell explained that they need not opt in if their septic system is working properly.

Mr. Seery called for public delegations.

Ken Janus of 22 Park Place asked about the percentage rate and Mr. O’Connell clarified that the interest starts once you opt in and the assessments become payable.

Mr. Janus asked if the \$12,066 assessment could grow at any time. Mr. O'Connell replied that the assessment number will not change and that they will have fifteen years to pay it off.

Deborah MacDonnell of 21 Park Place said she wishes to register her complaint of this sewer project as well as the presence of the condominiums. She feels that both were "shoved down their throats" and that the neighbors of the condominiums should receive a savings because of the burden they carry, of having the condominiums there.

Ms. McDonnell added the Water Department has them hostage- they have been told their water bill triple if they hook up and urged the Commission to lower their assessments.

Ms. Russell replied that this is an opt in project and they don't have to connect as long as they don't have a septic failure. She mused that it would probably be a savings to opt in, as opposed to replacing a septic system.

Ms. McDonnell said it would not be a savings and asked if septic upgrades would be permitted. Mr. Kargl said that Ledge Light Health District would decide that.

Carrie Janus of 22 Park Place questioned why the condominium assessment is \$9049.50 each while the single family dwellings have to pay \$12,066. Mr. Kargl explained the assessment is tied to land as well as the house. Ms. Janus said this was not fair.

Frank Hanney of 35 Park Place asked if new piping should have been completed given all the road work and potential for failure.

Mr. Mingo pointed out that the piping is good for one hundred years.

Mr. Kargl detailed the road reconstruction evaluation process. He added that a new road should not be put down if the work is not done.

Mr. Mingo said that if the water main breaks it's the responsibility of the Town to repair and pay for it.

Mr. Spencer added that the homeowner is responsible for the property between the curb and the building while the Town is responsible for the rest.

Mr. Kargl pointed out an error on the assessment list; 31 Park Place should not be listed.

Patricia Haney of 35 Park Place commented on the horrible state of the neighborhood lawns and how they were told that would be rectified.

Mr. Bragaw explained they are waiting for the growing season to put the seed in and that it will be done.

Mr. Seery thanked the Public for attending.

The Public Hearing was closed at 7:02 PM.

Respectfully Submitted,

A handwritten signature in cursive script that reads "Brooke D. Stevens". The signature is written in black ink and is positioned above the printed name.

Brooke D. Stevens,
Recording Secretary