

Nature Works Conservancy District
October 21, 2020
Board Meeting Minutes

Board Members Present: Kevin Steele, Geoff Blanco, Troyanne Libassi, and Steve Poulos

Also in Attendance: David Hollenbeck, Nathan Howell, John Sturgill, and Jennifer Ray

The minutes from the August 2020 meeting were approved as presented.

Jennifer Ray reviewed the July and August financial reports. A motion was made and seconded to approve the financial reports. Motion carried.

Jennifer Ray presented the 2020/2021 snow removal proposal from Lakeshore Seasonal Services. A motion was made and seconded to approve the contract with Lakeshore Seasonal Services. Motion carried. Jennifer presented a preventative maintenance contract for the generators from Evapar. A motion was made and seconded to approve the Evapar preventative maintenance agreement. Motion carried. Jennifer presented a Flexstorm Inlet Filter Inspection/Maintenance agreement between 1st American Management Co., Inc and Nature Works Conservancy District. After discussion it was decided to add that inspections will also be done after a ½" or more rain event. Finally, Jennifer gave an update to the sinkhole behind 12 Lockerbie Green. Still waiting for Eagle Services to televise the line so that RV Sutton can give a bid to repair.

MCO, Nathan Howell reported on Plant performance and needs **(attached Exhibit B)**

Nathan reported that Superior Pump and Serenity Services cleaned all the wet wells for the season. Nathan said they may want to install a diverter box due to issues with wipes and rags. Grease was an issue also. Nathan reported that the lining on the main lift station was not repaired to specifications in addition the Fentree lift station lining has failed. Culy will need to take care of both. Nathan also reported that the tree line around the fence at the treatment plant has been cleared. Nathan reported that they had a plugged pump at the Turnberry lift station. They tried pulling it out, but a rounded allen cap screw prevented them from doing so. Superior Pump was out the next day and switched it out with a Flygt pump. Nathan further reported that the owners at 214 Glencoe cut down the ornamental grass around lift station and they can proceed with the upgrade. Nathan reported that they are in the process of upgrading the mission units. Nathan reported that he met Weiler Plumbing at 210 Aberdeen Drive and determined that the flow from the kitchen at Tommy B's does not go through the grease trap at Castilles. Nathan said they are currently checking those manholes weekly. Attorney Hollenbeck reported that claims from both Tommy B's and Castilles have been sent to the insurance carrier who said they would deny both. A discussion was had regarding what needs to happen next regarding this issue. The sewer use ordinance needs to be updated to include the type of grease trap required as well as a plan for inspection. Attorney Hollenbeck will get clarification from Nathan and or John about the type to be installed and he will work on updating the sewer use ordinance as well as send a letter to Tommy B's letting them know what they need to install. Nathan reported that there was one exceedance of the NPDES for E coli last month. This was not a violation. Nathan reported that the UV system surcharged due to a chunk of algae blocking the screen. They ordered new ballasts and MB Controls will rebuild the racks. Finally,

Nathan reported that they had a valve fail at the digester and they were able to replace at no cost to the district.

John Sturgill of McMahon Group presented an updated proposal from Ci&S for the control panels as part of the lift station upgrade project. This includes 6 panels at \$19,500 each. A contract price of \$116,000.00.

Attorney Hollenbeck reported that it was time to adopt the 2021 proposed real estate property tax & levy for the general and cumulative funds. A motion was made and seconded to adopt the advertised real estate property tax and levy for the general fund and the cumulative fund. Motion carried. Attorney Hollenbeck presented the 2021 contract for Midwest Contract Operations (MCO) which includes a 5% increase as well as some other modifications. A motion was made and seconded to approve the 2021 Midwest Contract Operations (MCO) contract pending review by Attorney Hollenbeck. Motion carried. Attorney Hollenbeck reported that he received the resignation of board member Dennis Hain. Attorney Hollenbeck recommends appointing someone to the vacancy after the annual meeting so that they can serve the remaining term which runs until 2022. Finally, Attorney Hollenbeck reported that the district will receive the final tax distribution in December.

The Payment of claims docket was presented, and a motion was made and seconded to approve the claims. Motion carried.

The next scheduled Board meeting will be held on December 16, 2020 at 8:30 a.m.

There being no further business to come before the Board, a motion was made and seconded to adjourn the meeting. Motion carried and the meeting was adjourned at 9:40 AM.

Respectfully Submitted,

Jennifer Ray, Property Manager
1st American Management Co., In as Agent
Nature Works Conservancy District