

Little McDonald, Kerbs and Paul Lakes Improvement District
Meeting Minutes
June 26, 2015
PACC

Board Members Present: Roger Neitzke, Joe Esser, Glenn Schreier, Dan Gleason, Ardell Wiegandt, Bill Putnam, Les Konley, Mark Plencner and Sue Meyhuber

Guests Present: John Shockley, Ohnstad Twichell Law Firm; Darrell Nordick, Little McDonald; Bob Meyhuber, Little McDonald; Jeff Volk, Little McDonald; Jeana Nelson, Devils Lakes; Mike Opat and Pat Downs from Moore Engineering

The meeting was called to order at 4:00 PM by Roger Neitzke.

Roger presented agenda with the addition of price quote from RMB Labs for water testing. Ardell motioned to accept agenda as presented, seconded by Les, motion carried.

OLD BUSINESS

- Approve Minutes from June 19, 2015: Les motioned to accept the minutes, seconded by Joe, motioned carried.
- DNR, County & LID's Meeting:
 - Meeting held with the four entities early this morning to discuss Grant Guidelines for the DNR and County requirements.
 - Officials had a bus tour of Devils Lake, Paul Lake and a boat tour of Little McDonald.
- 429 Assessment Update:
 - Mark reviewed the formula the Sub-Committee is proposing for the assessment process.
 - John Shockley reviewed the Assessment Process:
 - Improvement District Hearing is a public meeting to order improvement project.
 - The earliest we could have this meeting is August/September timeframe. John will double check calendars and let us know when this will be.
 - Process includes:
 - Notice to property owners communicating the maximum cost of the project as well as maximum cost to each property owner.
 - Board determines order to proceed.
 - Obtain Engineer plans and specifications
 - Board approves the Engineers plans and specifications.
 - 4-6 weeks after hearing, project is sent out for bids.
 - Bid is awarded to contractor(s)
 - Commence construction
 - Assessment hearing communicating actual assessment to each property owner.
 - Confirm assessment roll.
 - Provide County with assessment dollars.
 - John will need the following information for the Improvement District Hearing:
 - Date, time and location of meeting.
 - We will need to publish notice in newspaper and mail notice to each property owner.
 - Maximum dollar amount of project and maximum cost of project.
 - Consensus of the Board is the methodology is good and sound.
 - John confirmed the methodology is very defendable should it be challenged.
 - Could possibly use the bonding grant for the first year of operating costs.
 - It was mentioned the County's list may differ from who is actually on the lake property. John will look into this.
 - Joe motioned to approve the methodology and assessment formula and bring it forward with the project, seconded by Les, motioned carried.
- Joint LID Agreement

- The Sub-Committee met earlier today and will have a draft by Monday or Tuesday at the latest.
- This will be a three party agreement between, LMKP LID, DLD LID and Otter Tail County.
- A skeleton of the agreement is done and they will have a full agreement Monday and/or Tuesday and both LID Boards will be able to have it before July 10th.
- The Sub-Committee will be meeting on Wednesday, July 1st at 4:00 at Perham PACC to finalize the document.
- On July 14th, Otter Tail County will accept the grant and will need to have the Joint Agreement at this time.
- Question asked if we ever thought of a Joint LID for this project. John indicated this will be spelled out in the agreement. In order to keep the project moving forward, joining the LID's would only slow down the process.
- DLD LID wants to make sure this project works for both the LMKP LID Lakes as well as the DLD LID Lakes.
- Jeana reported the County has a template that could be used. John indicated he has a skeleton in place already.
- It was reiterated that the County needs a Joint LID Agreement before signing the bonding grant.
- Archaeological Survey
 - MN State University of Moorhead is reviewing the data and then will need to go back out to finish the work on Happel and Flatau properties.
- Land Acquisitions
 - Moore Engineering has visited with Steve Johnston as he has concerns regarding the layout of the system.
 - Ardell and Mike will visit with Hanson's for placing the filters and pump house. This is probably a more feasible location as the isthmus is wider.
 - Mike is working out final details with Schultz (following the east fence line).
 - No update on Flatau's property.
- Informational Gatherings
 - Little McDonald & Kerbs Lake Association - June 20th
 - Roger updated the Members on the venting project and encouraged everyone to attend the Annual LID Meeting on July 11th at 9:00 AM at the PACC.
 - Edna Township has implemented road restrictions. Encouraging everyone attend the next Township Meeting on July 21st at 8:00 PM at Dent School.
 - Otter Tail Lake Property Association
 - Seven little lakes are all part of this meeting.
 - Only one concern raised pertaining zebra mussels.
 - Other Upcoming Meetings
 - Paul Lake Association - June 27th
 - Pine Lakes LID Meeting - June 27th
 - Rush Lake Association - June 27th
 - Otter Tail Home Owners - June 27th
 - LMKP LID Annual Meeting - July 11th
 - DLD LID Annual Meeting - July 11th
- Other
 - RMB Labs has provided us with a price quote \$1,568 to test Little McDonald, Kerbs, Paul, Rusche, Little Pine and Big Pine.
 - Roger will check to see if they can also test the Otter Tail River.

NEW BUSINESS

- Treasurers Report
 - Reviewed the final report for the first half of the year.
 - Checking account balance of \$71,669.62
 - Loan and Interest is \$151,266.85 owed on total line of credit of \$500,000.
 - Budgeted \$150,000 and came in at \$151,266.85.
 - Balance left on \$500,000 line of credit is \$348,733.15.
 - Will post to website.
- 2015-2016 Budget

- Reviewed the proposed budget.
- Need to understand how the operating expenses will be assessed to the landowners, based on 429 assessment formula versus divide equally amongst landowners.
- Ardell motioned to accept proposed 2015-2016 budget as submitted, seconded by Mark, motion carried. 1 opposed.
- Project Coordinator Update
 - Continue to work with the County on Joint Agreement.
 - Understanding the timing of expenses - assuming the grant will start sometime in August/September.
 - Working on land acquisitions and appraisals.
 - Continue to work on 30% Design of Project and Permits.
 - The contract for the 30% Design is for \$220,000 and will be ready for the Annual LID Meeting on July 11th.
 - Will start working on final design in July
 - Need to decide if we want to start working with an Appraiser for land acquisitions.
 - Mark made motion to have Moore Engineering to move forward with engaging services with Appraisers for Hanson's property and any additional properties deemed necessary, seconded by Ardell, motion carried.
 - Design
 - Looking at different options Paul Lake for the connection.
 - Paul Lake to Rusche Lake to Little McDonald Lake
 - Concern is the water quality of Rusche Lake - Roger will have RMB Labs check this.
 - DLD connection
 - Devils Lake to slough to Little McDonald Lake and using our filtration system.
 - Moore Engineering reported the filter will plug due to wetlands.
 - Concerns about the water quality coming into Little McDonald Lake via the slough.
 - In talking with the DNR, they are not excited about this from a permitting standpoint.
 - Consensus of the Board is DLD LID will need to pipe to the lift station and filter their water before joining the connection.
 - Mike will provide the Engineering Report to Pat Downs who will deliver to the DLD LID Board.
- Annual LID Meeting
 - Saturday, July 11th at 9:00 at the PACC
 - Ensure Members are cross referencing addresses when signing in.
 - Assignments will be made at the next LID Board Meeting.

Next Meeting:

- July 10, 2015 at 4:00 at the PACC

Meeting adjourn meeting at 7:00 PM

Sue Meyhuber, Secretary