

Little McDonald, Kerbs and Paul Lakes Improvement District Meeting Minutes

April 8, 2016, 3:00 P.M. PAAC

Board Members Present: Roger Nietzke, Jim Nigg, Bill Putnam, Mark Plencner, Ardell Wiegandt, Joe Esser. Absent: Les Konley, Glenn Schreier, Dan Gleason.

Guests present: Darrel Nordick, Allan Dammann, Terry Marthaler, from Little McDonald Lake, Mike Opat, Project Engineer and John Shockley, attorney from Ohnstad Twichell Law Firm.

The meeting was called to order at 3:00 P.M. by chairperson Roger Neitzke.

OLD BUSINESS

Ardell W. made a motion, with a second from Joe E. that the agenda be approved. Motion carried.

The Minutes of the March 3, LID meeting were approved with no additions or corrections. The motion to approve was made by Ardell W. with a second by Joe E.

The 429 Committee will be visiting the Terry Ziegler site to review the property and the proposed assessment to that parcel with a report to be made in the future.

Land Acquisition Committee Report: Jim Nigg stated that members of the committee met on April 5 with the Otter Tail County Public Works Committee. This included County Engineer Rick West, Commission Chairperson Rogness and Commissioner Wayne Johnson. The Public Works committee was updated on the status of the Little McDonald, Kerbs and Paul Lakes LID outlet project.

The small amount of Native American artifacts that were discovered in an earlier site visit on the Happel property will be revisited for a phase two evaluation. Blanko Consulting was retained by the LID to complete this work. The site will be examined on Tuesday, April 12 with results available by mid-May.

At the present time we have verbal commitments from some of the parcel owners for permanent and temporary easements. Work continues with the remaining parcel owners to complete this piece of our project.

Interim financing update: John Shockley reported that movement has been a little slow due to additional risk analysis by the lending agency. It appears that closing will happen before the end of April.

NEW BUSINESS

Treasurer's Report: Bill Putnam explained changes he made to the monthly spreadsheet of financial records. This spreadsheet now gives a quick and accurate look at all of the LID's yearly financial activity on a monthly basis. Joe E. made a motion to approve treasurer's report with a second from Ardell W. Motion carried. Bills to be paid: PAAC room rental \$20.00, West Central spraying, deposit for tent

caterpillar spraying \$50.00, Ohnstad Twichell Law Firm, \$1,731.50. A motion was made by Joe E., second from Ardell W. Motion passed

Correspondence needed: The Travelers Insurance Liability Forms have been completed by Bill P. and returned.

Land Acquisition plan of action. The County Commission Public Works Committee recommended that the LID look into retaining a third party land services agency in the event that negotiations come to an impasse with any parcel owners.

Construction Contracts: John S. explained the necessary bid bonds, performance and payment bonds, builders risk insurance, contract conditions regarding environmental and hazardous waste endorsements, intermediate and final mile stones and penalty clauses etc. A draft is in progress and will be ready when needed.

Website Board members listing. The present listing of board members needs to be updated. This will be corrected. Board members who will have their three year terms expire in July are: Glenn Schreier of Paul Lake and Ardell Wiegandt and Mark Plencner of Little McDonald.

Project Coordinator's Report: Pat Downs was not available for this meeting however Mike O. reported that contact has been made with Evergreen Land Services Co. and a proposal is available. Joe E. made a motion and Ardell W. provided a second that Evergreen Land Services Co. be retained, if needed, to negotiate settlements with affected property owners. Motion passed.

Project Manager's Report: Mike Opat, project engineer, presented a draft of the final design and construction engineering services necessary. This report covered the background, understanding, scope of work, final design, construction phase services, additional services, service assumptions, cost and schedule. This Task Order number seven will be reviewed by the finance committee and the construction committee and voted on at a future LID meeting.

Mike indicated that the DNR has all the necessary information regarding the requested DNR water well study. We are waiting for the state review committee's report. The conditional use permit application will follow when the DNR provides the water well report.

Next meeting: May 6, 3:00 P.M. PACC

June 3, 3:00 P.M. PACC

July 9, 9:00 A.M. Annual Meeting PACC

A motion was made by Bill P., second Jim N. for the meeting to adjourn, Motion passed. Meeting adjourned at 4:41. P.M.