

On Thursday, February 2, 2006 at 7:30 p.m. the Wright Township Board held a public hearing at the Wright-Waldron Municipal Building located at 112 East Center Street, Waldron, Michigan. The public hearing was to give any interested person the opportunity to object to the special assessment roll as prepared by the Township Supervisor for the Lime Lake/Prattville Sanitary Sewer Improvements project.

The Supervisor, Fred Horwath called the meeting to order,

The Board Members in attendance were Fred Horwath, Roger Zimmerman, Lois Hills, William White, and Connie Strong.

Present at the meeting to assist with the public hearing were Raymond Saneholtz and Steven Darmofal from Feller Finch and Associates; Thomas Traciak from ACI Finance, Inc.; Chrisite Cook, Rural Community Assistance Program Coordinator; Robert Bertram from United States Department of Agriculture Rural Development; and Ben Wheeler, Township Assessor.

A list of the people present at the meeting follows:

Claude Enzenauer	Keith Sawyer	Melinda Sawyer
James Sorter	Joyce Eisenhour	Allen Jack Eisenhour
Kenneth C Ottinger	Rex Wolf	William Klingler
Gary Davis	Nick Heidelberg	Carol Davis
Chris Holloway	Linda Holloway	Mildred Flower
Karen L Tate	Linda L Tate	James Tate
Sabrina Young	Tom Young	Karen Young
Betty Clark	Roxanne L Morgret	George P Morgret
Rene Teague	Richard A Chudey	Ivan E Cole
Skip Linden	Joe Green	Bill Roney
Deb Roney	Marvin Warton	John Warton
David M Ross	Bill Harris	

Supervisor, Fred Horwath introduced Ray Saneholtz, an Engineer from Feller, Finch and Associates. Ray presented an overview of the Lime Lake/Prattville Sanitary Sewer Improvements project.

- ❖ Bids for the construction of the Wastewater Treatment Plant Improvements and Sanitary Sewer Improvements for Wright Township-Lime Lake/Prattville area were received on December 16, 2005. The bids received were acceptable.
- ❖ If the project proceeds along on schedule the contractors will start construction approximately April/May.
- ❖ Ray addressed the placement of the grinder pumps on each property. They will set a stake for the proposed placement of the grinder pump on each property and will work with each property owner for their approval of the location of the grinder pump.

Tom Traciak from ACI Finance, Inc. presented an overview of the financing of the Lime Lake/Prattville Sanitary Sewer Improvements project.

- ❖ Tom expressed the Township Board's desire to do the sewer project as economical as possible for the property owners. The DEQ is making the sewer system mandatory. The township is acting as a conduit. Rural Development who is financing the project is requiring the 200 feet mandatory hookup.
- ❖ If the sewer system project was funded totally by using "Bonds" it would cost each property approximately \$16,000.00.
- ❖ For this project a 75% grant has been received through Rural Development. It is very unusual to receive this high amount of a grant. The normal grant is usually 25 – 40%.

- ❖ He explained it is a slow process! The price increased from the original estimated cost. Another 40% grant from Rural Development was received. It is also very unusual to get a grant for additional costs. It is normally only loan monies.
- ❖ After the increase in project cost the loan amount is \$1,284,000. A special assessment against the property will be used to pay back the loan. The assessment will be paid back in 40 annual payments. The payment will be approximately \$150.00 per year in principal plus interest.
- ❖ To file an appeal to the special assessment with the Michigan Tax Tribunal it must be done within 30 days after the confirmation of the special assessment roll.
- ❖ The total project cost is approximately \$4,031,500.00.

Supervisor, Fred Horwath introduced Robert Bertram, a loan specialist from the United States Department of Agriculture Rural Development. There is a Loan program and a Grant program to assist very low income owners-occupants. He is available to help them apply to receive funding assistance.

The meeting was opened for a question and answer session.

Tom Traciak addressed the question when the system was going to tap into "us". The complete assessment may be paid in full by March 31, 2006 with no interest. Assessments not paid are payable in forty (40) approximately equal installments of principal due on February 14, 2007, and February 14 in each of the years 2008 through 2046. Assessments paid in installments will bear interest at a rate equal to 5.25% per annum. The assessment may be paid in full at any time during the 40 year loan span along with any accrued interest without any penalty; but additional amounts cannot be paid other than what is billed on the tax notice.

The special assessment is \$6,233.01 for full assessment with housing structure. The special assessment for vacant (improvable) lots is \$3,116.51.

Steve Darmofal from Feller, Finch and Associates addressed the questions asked concerning the construction project. The target date for the "Substantial" completion date is January 1, 2007. The target date for the "Final" completion is June 15, 2007.

Construction of Contract A – Wastewater Treatment Plant Improvements was awarded to low bidder Anglin Civil Constructors, Ltd. from Novi, MI at \$1,448,676.00 subject to USDA/Rural Development approval. Contract B – Sanitary Sewer Improvements for Wright Township-Lime Lake/Prattville Area was awarded to low bidder Rothenberger Co., Inc., from Concord, MI at \$1,669,304.96 subject to USDA/Rural Development approval.

The operational monthly rate is estimated to be approximately \$20.00 - \$30.00.

For the 200 feet mandatory hookup it will be the measurement from the pipe to the threshold of dwelling.

Property owners are responsible for disbandment of old sewer/septic systems.

After the project is "substantial complete" property owners will be notified when they are required to tap into the system. There will be possibly four to six months allowance to tap into the system depending on the season.

Tom Traciak stated one project he currently is working on that just went to bid took twelve years. He stated on an average it takes four to five years for a project receiving grant monies. Our project has taken about four years.

Those desiring to preserve their right to appeal to the Michigan Tax Tribunal was given a time to submit their name and address to the Clerk. The list is as follows:

- James Marry 14191 Prattville Road, Hudson, MI 49247
- Edward Littellmann 3030 Tremainsville Road, Toledo, OH 43613 - (14124 Lakeshore Drive)
- Chris & Linda Holloway 9846 Coman Road, Hudson, MI 49247
- Gary Davis 9872 Hillcrest Drive, Plymouth, MI 48170 - (13874 Emens Drive)
- Nick Heidelberg 13778 Prattville Road, Hudson, MI 49247
- Claude Enzenauer 13649 Young Drive, Hudson, MI 49247
- William & Debra Roney 437 West Center Street, Waldron, MI 49288 - (10240 Coman Road)

Letters protesting the special assessment were received as follows:

- George P. Morgret & Roxanne L. Morgret Parcel # 30 17 010 400 033 10 8 1  
12878 Prattville Road, Pittsford, MI 49271
- James Sorter Parcel # 30 17 012 300 010 12 8 1  
9760 Lime Lake Road, Hudson, MI 49247
- Chris & Linda Holloway 9846 Coman Road, Hudson, MI 49247
- Kenneth C Ottinger Parcel # 30 17 011 400 027 11 8 1
- Claude Enzenour Parcel # 30 17 011 400 033 11 8 1
- William L Harris Parcel # 30 17 011 400 028 11 8 1  
13585 Young Drive, Hudson, MI 49247
- June Williams 9887 Coman Road, Hudson, MI 49247

A letter was received from Marvin J. Warton that he would like a pump put in Lot # 9, 30 17 040 001 009 at 13646 Lenore Drive.

Board Member, William White made the motion, supported by Board Member, Connie Strong, for the meeting to be adjourned. The motion carried.

-----  
 Lois J. Hills  
 Wright Township Clerk