

**EAST LINCOLN COUNTY
WATER & SEWER DISTRICT**

**MINUTES
MAY 19, 1997**

The Lincoln County Board of County Commissioner met as the governing body of the East Lincoln County Water and Sewer District at the Citizens Center, Third Floor, 115 West Main Street, Lincolnton, North Carolina, the regular place of meeting at 6:30 p.m. on May 19, 1997. The following were present:

Louis E. McConnell, Chairman
James A. Hallman, Vice Chairman
Terry L. Brotherton
Larry S. Craig
Beth H. Saine

Jeff Taylor, Assistant County Attorney
Richard French, County Manager

Also present were Doug Chapman, County Engineer, and Rebecca B. Shoupe, Clerk to the Board.

CALL TO ORDER

Chairman McConnell called the May 19, 1997 meeting of the East Lincoln County Water and Sewer District Board to order.

ADOPTION OF AGENDA

Chairman McConnell presented the May 19, 1997 agenda of the East Lincoln County Water and Sewer District Board for adoption.

**AGENDA
EAST LINCOLN COUNTY WATER AND SEWER DISTRICT
BOARD OF COUNTY COMMISSIONERS
Governing Body
LINCOLN COUNTY, NORTH CAROLINA**

MAY 19, 1997

- | | |
|------------|------------------------|
| 6:30 PM | Call to Order |
| 1. 6:30 PM | Adoption of the Agenda |

2. 6:30 PM Project Update
 3. 6:30 PM Annexation Areas
- Adjourn

Commissioner Larry Craig motioned that the agenda of the May 19, 1997 East Lincoln County Water and Sewer District Board be adopted.

Seconded by Commissioner Beth Saine.
Unanimously approved.

PROJECT UPDATE

Doug Chapman, County Engineer, gave an update on the East Lincoln Sewer District. He advised that the dedication for the new Forney Creek Wastewater Treatment Plant was held on Thursday, May 15, 1997.

There are now 300 customers connected on the line that will receive service after the next billing cycle. A total of 430 applicants have signed up for service but have not connected to sewer yet. This number is going up daily. At this time, 99% of the sewer lines are in and in operation. There still are some small areas where the lines are being finished up and tested.

Chairman McConnell discussed the high plumbing cost that some residents were being charged to put in lines and grinder pumps for sewer hook-ups. Doug Chapman, County Engineer, stated that hook-ups could be done for a lot less than \$6000 or \$7000 as some are being charged.

ANNEXATION AREAS

Doug Chapman, County Engineer, presented the following letter:

MEMORANDUM

Date: May 12, 1997

To: East Lincoln County Water & Sewer District
Lincoln County Board of Commissioners, governing body

From: Douglas Chapman, County Engineer

Subject: Annexation areas

With the sewer system nearing completion, we have had many requests for sewer service outside of the District boundaries.

Two of the areas, Westbay Subdivision (Site 2) and Forest Hills Phase 4 and 5 (Site 3), we previously agreed to extend sewer lines for service. At that time, the proposal was to serve the area as "outside customers", with higher connection fees and higher monthly bills. Looking at the long term situation, it is more sensible to annex the areas into the District. Lines are completed in Westbay, and should be under construction soon in the last phases of Forest Hills.

The final area, Denver Industrial Park Phase 3 (Site 1), has lines in operation, which were installed by the Developer.

I recommend that the staff proceed with preparing the necessary Annexation Report, which will include the appropriate maps. Once the report is complete, a public hearing can be set and the property owners notified. This process should allow for the annexation to be in effect on January 1, 1998.

Attached are maps of the areas, showing the existing and proposed boundaries. If you have any questions, please do not hesitate to ask.

Doug Chapman, County Engineer, discussed some areas outside the District, that request sewer service, marked as areas 1, 2, & 3. Maps of these areas were displayed. Area 1 is the newest section of the Denver Industrial Park. These sewer lines are in service now. Areas 2 & 3 are subdivisions just outside the Sewer District boundary. Site 2 is the West Bay Subdivision, which lines were extended last winter. Eight houses are now under construction and two homes have hooked on. There are a total of 56 lots in the subdivision. The third site is phases 4 & 5 of Forest Hills Subdivision. There have been a lot of request for sewer service in these areas. There are 4 or 5 houses under construction out of the 45 lots that are there. The Sewer District is going to annex a large portion of the area before the houses are built so that they will be getting customers. The lines should be going into that area in the next few weeks.

A few customers in the West Bay Subdivision have paid a higher connection fee of \$4000. One half of those property owners have paid only a down payment. If this area was brought into the district, the fee would be reduced from \$4000 to \$3000.

The piece of property just north of West Bay is the portion of property that Crescent is in the process of doing plans for development now and their intentions are to have sewer to that area also. The plans that they submitted to the Building and Land Development includes sewer service. He anticipated that will be in the Sewer District as

well. Annexation maps will have to be prepared for those areas and public hearings will be set after property owners have been notified. This will possibly be scheduled in about 2 months.

All these areas discussed fall under the requirements of the one eight rule, which requires that a portion of the property boundary has to be adjacent to the existing boundary.

Crescent asked if the County would consider lowering the connection fees or freezing those fees for a certain time period. Doug Chapman, County Engineer, suggested that Crescent may want to pay those fees up-front. He has had no response from Crescent to date.

Commissioner Larry Craig motioned that Staff proceed with the annexation process.

Seconded by Commissioner Beth Saine.
Unanimously Approved.

ADJOURN

Being no further business to come before the Board of Commissioners, the governing body of the East Lincoln County Water and Sewer District, Chairman McConnell entertained a motion to adjourn the meeting.

Commissioner James Hallman motioned that the meeting be adjourned.

Seconded by Commissioner Beth Saine
Unanimously approved.