

**MINUTES
BOARD OF TRUSTEES MEETING
LORAIN COUNTY RURAL WASTEWATER DISTRICT
September 14, 2023**

Call to Order:

The regular meeting of the Board of Trustees of the Lorain County Rural Wastewater District was held at the LORCO offices, 22898 West Road, Wellington, Ohio. Board president Kurpely called the meeting to order at 7:00 p.m. and led the Pledge of Allegiance.

Trustee Roll Call (Board secretary-treasurer Wesemeyer):

Will Schlechter		Michael Koch	√	Neil Lynch	√
Doug Gardner		Karol Cornelius		Bill Forthofer	√
Kathy Frombaugh	√	Rick Hutman	√	Scott Justin	
Jed Lamb		Cindy Kurpely	√	Del Roig (arr. 7:38 pm during exec. dir. report)	√
Carl Wesemeyer	√	Tom Lahetta		Jim Wright	
		Dale Breining	√	Jim Woodrum	√

Also in Attendance:

Eugene M. Toy, Executive Director; Tom Berry and Chris Basista, Cinnamon Lake property owners

Changes or Additions to the Agenda:

None

Approval of Minutes:

It was moved by Koch, with a second by Breining to approve August 10, 2023 regular meeting minutes. Voice vote for approval was unanimous.

Old Business:

None

New Business:

None

President's Report:

LORCO attorney Ryan Gembala will be at the October board meeting to give a presentation on board governance and fiduciary responsibility. It is time for the executive director's annual performance review. Forms will be distributed at the October board meeting.

RESOLUTION NO. 2023-40 Approval of non-RLCWA-related August deposits and payments. It was moved by Koch, with a second by Breining to approve the resolution. The vote was as follows: 9 Yeas. 0 Nays. Motion carried.

RESOLUTION NO. 2023-41 Approval of RLCWA-related August payments. It was moved by Koch with a second by Frombaugh to approve the resolution. The vote was as follows: 7 Yeas. 0 Nays. Korpely and Wesemeyer abstained. Motion carried.

RESOLUTION NO. 2023-42 Approve Changes to LORCO Operating Policy Chapter 6 (Contractor Licensing and Insurance). Korpely announced that this Resolution had been revised after last month’s meeting so that licensing and insurance requirements did not apply to work being done on private property for which the property owner has operation and maintenance responsibility. It was moved by Koch, with a second by Breining to approve the resolution. The vote was as follows: 9 Yeas. 0 Nays. Motion carried.

RESOLUTION NO. 2023-43 Approve LORCO Phase 1 and Barrington sewer district treatment rates. It was moved by Koch, with a second by Wesemeyer to approve the resolution. Rates are being increased to match a treatment rate increase being instituted by ALRW effective 1/1/24. The vote was as follows: 9 Yeas. 0 Nays. Motion carried.

RESOLUTION NO. 2023-44 Approve Reauthorization of Funds. It was moved by Breining, with a second by Woodrum to approve the resolution. The vote was as follows: 9 Yeas. 0 Nays. Motion carried.

RESOLUTION NO. 2023-45 Approve Then & Now Purchase Orders. It was moved by Koch, with a second by Forthofer to approve the resolution. The vote was as follows: 9 Yeas. 0 Nays. Motion carried.

Executive Director Report:

1.

September 14, 2023 Project Status Summary		
Project	Location	Status
Eaton Crossing - Phase 1 (Frontier Land Group)	South side of State Route 82 between Island Road & Reed Road (near Schild's IGA)	<ul style="list-style-type: none"> Continuing to process plot plans and inspect new home construction. Phase 1 is 51 sublots beginning at Island Road & heading east. Building nearing completion. Total project (Phases 1 through 5) - 217 homes on approximately 80 acres.
Eaton Crossing - Phase 2	East of Phase 1. Connects Phase 1 (Island Road entrance) with Reed Road to the east	<ul style="list-style-type: none"> Just about finished with Phase 2 infrastructure construction. Phase 2 consists of 45 additional sublots.
Woods at Eaton — Phase 1 (Jonathan Palmer)	Cooley Road (north of Mallard Creek Golf Course)	<ul style="list-style-type: none"> Continuing to process plot plans and inspect new home construction. Phase 1 is 50 sublots on south side of Cooley Road. Building nearing completion. Total project (Phases 1 and 2) - 220 homes on approximately 90 acres
Woods at Eaton — Phase 2 (Yost/Palmer)	Cooley Road (north of Mallard Creek Golf Course)	<ul style="list-style-type: none"> Developer has requested to install 10" sewer instead of 8" sewer called for on plans/PTI. LORCO sanitary engineer recently approved this change. Approximately 160 homes will feed into this sewer from Phase 2 and other future Woods at Eaton phases. Developer's goal is to have infrastructure built and concrete poured by the end of this year. Had considered modifying Phase 2 to do only approximately 25 of the planned 53 sublots but the builder (Ryan Homes) wants all 53 sublots. Phase 2 is 53 sublots on south side of Cooley Road.
Barrington subdivision - Phase 10 (Yost Construction)	Barrington subdivision	<ul style="list-style-type: none"> Currently hauling in stone in preparation for road work. Plan to be building homes by mid-November. 20 sublots in Phase 10.
Emerald Fairways - Brentwood Golf Course (SR 57)	BCK INVESTMENT LLC	<ul style="list-style-type: none"> Approved by planning commission in August. Design professional is working on addressing county engineer comments and anticipates submitting detailed sanitary sewer plans to LORCO in the near future. Phase 1 consists of 10 sublots and construction of two streets.
Cinnamon Lake - Force main	Cinnamon Lake	<ul style="list-style-type: none"> First Energy to installed electrical service yesterday. Startup of force main pumps was attempted yesterday but Buckeye Pumps encountered problems. They had technicians back onsite today to do troubleshooting. Flow to West Salem should start any day now.

2. Monthly reports for April, May, and June 2023 received 8/31/23 from ALRW. Sent out to LORCO board members via email 8/31/23. Hard copies are at board seats.
3. Received final version of Letter of Engagement (Custodial Fund Excel sheet reconciliation) from Rea and Associates 9/12/23. Sent via email to board. Hard copies are at board seats. Seek motion, second, and vote authorizing the Letter of Engagement to be executed.

RESOLUTION NO. 2023-46 Approve Letter of Engagement with Rea and Associates. It was moved by Koch, with a second by Breining to approve the resolution. General discussion followed with several board members asking questions and seeking clarification. The vote was as follows: 9 Yeas. 0 Nays. Motion carried.

4. 2023 WPCLF nomination form submitted today for funding for remaining Cinnamon Lake lift station improvements. Also pursuing possible ARPA funding and Strategic Community Investment Fund (one-time, \$750 million in current Ohio budget). Preliminary engineer's estimate for remaining improvements = approximately \$1.1 million. Need to have plans prepared and permit to install (PTI) approved to have a better chance at receiving funding. Requested proposal from Makeever and Associates to prepare plans and bid project. Received quote of \$71,600. Request Finance Committee meeting at 6 pm prior to next board meeting to review impact on 2024 LORCO budget.
5. 37405 Royalton Road went "live" yesterday. Installed grinder pump unit at the edge of road right of way. Have contacted insurance carrier and opened a liability and property claim for LORCO to receive reimbursement.
6. Slife Road lift station replacement project bids were originally supposed to be opened 9/11/23 but the bid opening date has been pushed back to 9/27/23 due to three (3) addendums being issued by LORCO. Seeking alternatives to original bid advertisement lift station components.
7. Meeting tomorrow morning with RLCWA and West Salem to discuss potential project to serve American Augers on US 42 south of West Salem. Meeting tomorrow afternoon with county administrator, county engineer, and North Ridgeville to discuss wastewater regionalization and potential service to LORCO by the French Creek WWTP.

Other Business:

Finance Committee chair Jim Woodrum called a committee meeting for 6 pm prior to the October 12th board meeting to discuss the cost of engineering services necessary to secure Cinnamon Lift station project funding and potential impact on 2024 LORCO budget.

Adjourn:

With no further business to come before the Board, a motion was made by Breining and seconded by Frombaugh to adjourn the meeting at 8:05 pm and meet again on Thursday, October 12, 2023 at 7:00 pm. Voice vote to approve was unanimous.

President

Secretary-Treasurer