

**VILLAGE OF MANSFIELD
MINUTES OF THE SPECIAL MEETING
September 11, 2018**

The Village of Mansfield Board of Trustees met at the NPPFD meeting room on Washington St. in Mansfield at 7:00pm with Andy Stiger presiding. Roll was taken with Don Deffenbaugh, Zach Reynolds, Todd Jones, Ron Konen, and Lucas Gilbert physically present. Tom Williams was absent.

Water Main Replacement Project

Stiger said this project has been 5 years coming. Former Board President Gaines tried to get grants put the poverty level in Mansfield is not low enough. Shari Lannon with USDA is here to answer questions.

Tom Overmyer with Phoenix Consulting Engineers said he understands people are concerned about the impact on water rates. Lannon can speak on what money is suggested by USDA to be charged for rates. He described the 40 year loan at 3.125%, the rainy day fund, and 10% reserve set aside. He also described debt service reserve and short lived asset reserve along with the yearly loan repayment of \$45,078. Overmyer also talked about how the village has a budget for the project with each line item set at a higher amount than is needed for each item. His example was the line item for Railroad Permits being set at \$15,000 but the actual cost is about \$12,000.

Reynolds said he is concerned the village has no future plan going forward after this \$1 million project. He is most concerned about this and why some of the streets in the project were selected.

Overmyer said the streets were chosen based on historical information on breaks. Newton and South are prone to breaks. What was selected for the project was 50% of what was originally looked at.

Stiger said there have been about 18 breaks in 3 years on Newton. Most of South is fed by 2 inch lines. The Fire Dept would like to see no smaller than 6 inch lines being used. Stiger described adding in looping to help with flushing and not having any stagnant water at the end of lines.

Overmyer said infrastructure is expensive and has to be replaced over time for future use. He mentioned doing a block at a time going forward using city staff to do the work annually to keep up on problem areas.

Audience: What size are most lines in town? Overmyer said mostly 4 inch on most streets.

Jones asked how much will the board have to raise rates to for future planning?

Shari Lannon said the village was approved for a loan and an organization has to have funds to be approved, so the village is in a good place financially. She could not say what the board should do, but only what is suggested by USDA.

Tom Gilbert said the village will not need 40 years to pay off this loan and USDA does allow for early pay off. There is a carryover of \$300,000 in Water Fund. General Fund has \$229,000 of carryover. The board will talk about raising fees, but the current budget can make payments without a raise in fees. He gave examples of where he's budgeted more money in places, but it will not be needed, which will create savings.

Overmyer said the McKinley Street water project was around 15 years ago and the village funded it solely with no loans. The Village has a history of doing small projects and paying them back with no trouble.

Konen asked for a ballpark quote on doing one block at a time, but Overmyer could not say without material costs.

Audience: Are the bids for the project about \$1 million? Stiger said bids are not in yet and they could be lower, which means not as much money will be used of the amount approved.

Audience: Will residential back flows and shut offs be changed out? Stiger said only if they need to be replaced due to being nonfunctional.

Water Rates for 2019

Stiger said the USDA suggested raising rates by \$4-5/month. Tom Gilbert said the board does not have to raise rates at the moment if they don't wish to. Overmyer said the amount can be increased incrementally to lessen the impact.

Reynolds would like to see \$5/month increase.

Jones agreed with Reynolds and liked a \$5/month increase. He would also like to see the Water Fund be self-sufficient.

Konen would like to see it raised to \$30/month and have \$5 of the increase go toward the current project and \$5 go toward future projects.

Gilbert wants to see a \$1/mo increase per year for 5 years to get up to the \$5 being suggested.

Stiger said he wants to see a stair-step increase also to eventually get to \$6/mo increase.

Audience: Described a 1988 well project where fees were increased from \$7/mo to \$12/mo. He did not think \$1/mo was enough and \$2/mo would not be pressing people too much.

Audience: Agreed \$1/mo was not enough of an increase.

Audience: Does not want to see more than \$5/mo increase.

Stiger said this topic will be tabled until the October board meeting to vote on. He wanted to start the discussion tonight and give the Board time to think.

Travel Ordinance

Clerk Place described the need for a travel ordinance which establishes reimbursable amounts for travel, lodging, and meals. The ordinance states the village will reimburse based on amounts listed on the website www.gsa.gov.

Gilbert moved, Konen seconded to approve Ordinance 2018-09 for Travel Expenses. Roll call: YES

Reynolds, Jones, Konen, Gilbert. NO Deffenbaugh. Motion carried 4-1.

Deffenbaugh moved, Reynolds seconded to adjourn the meeting. Roll call: ALL YES. Motion carried 5-0.

Submitted by:

/s/ Melissa Place

Melissa Place, Village Clerk