

## Joint Meeting – Board of Selectmen and York Sewer District Trustees

August 28, 2014

5 PM

At the York Sewer District Office

Selectmen Attending: Mary Andrews, Chair; Robert Palmer, Vice Chair; Ron Nowell; Torbert Macdonald; and Jon Speers. Staff attending: Dean Lessard, Public Works Director; and Stephen Burns, Community Development Director.

Trustees Attending: Robert Hoyt, Chair; Walter Kyllonan, Vice Chair; Wayne McIntire; Rick Boardman; and Craig Freeman. Staff attending: Tim Haskell, Superintendent.

**Possible Property Transfer.** There was a discussion about the possible transfer from the York Sewer District to the Town of York a lot plus another strip of land which are each located on the Ocean side of Bay Haven Road. The lot is shown (as lot #145) on the Plan of Evanston and Evans Park (1897), and the other sliver of land was created at some other point in time. The properties would have been acquired by the District in 1951 as part of the transfer of sewer infrastructure and property from the York Beach Village Corporation to the District. Mr. Haskell has some older deeds that relate to these properties, but they have only vague descriptions. The District has not had a survey or deed research prepared for these properties, and would propose to provide a quit claim deed.

There is a proposal by the Town to construct a diffuser-outfall for stormwater drainage from the Main Street area. The District will offer a construction easement in the short term so the Town can obtain required permitting from DEP. This easement will include a provision that will transfer ownership to the Town upon voter approval to accept the lot. The District will retain an easement for perpetual access to their outfall discharge pipe, which crosses under the property.

The District Trustees indicated they are concerned with potential liability from the Main Street drainage project because most of the water will flow downhill to drainage swales on their property. They are concerned that additional volumes of runoff may cause flooding impacts to neighboring properties, and that the District might conceivably be held responsible for any pollution in the stormwater runoff passing across their property. The number of very old, substandard septic systems in the neighborhood was discussed. The District would like some form of agreement that would ensure the District and Town will jointly address such water quality and flooding issues.

Mary Andrews excused herself to attend to another commitment. After this there was a discussion and consensus that the Selectmen would place an item on their September 8<sup>th</sup> agenda to consider initiating a survey and deed research on the properties. Dean Lessard will draft a construction easement that includes the property transfer provision. The plan is to seek May 2015 voter approval for property acceptance. It was also agreed that Tim Haskell and Steve Burns would draft a letter with specific

questions about the shared responsibility/liability relating to the stormwater issue. This will facilitate legal review by the Town attorney.

**Ridge Road Lot.** There was a brief discussion of the lot acquired by the York Sewer District from the Norton family (410 Ridge Road). The lot was acquired to facilitate the installation of water and sewer utilities to the proposed Police Station site. The District has both clear title and CMP approval for the utility crossings under the power lines. The District purchased the property for \$30,000, and will add \$30,000 to the sewer costs for this project and the Town will then be offered ownership of the lot. Voter approval will be required.

**Town/District Collaboration.** There was a discussion about opportunities for the Town and District to work collaboratively to expand the area served by public sewer. There was a discussion about financing and bonding, and this circled around to the fact that extensions are expensive for property owners and that it has proven very difficult for the District to move forward with any large-scale extensions. Such extensions are called for in the Town's Comprehensive Plan, but the Town has never partnered with the District to help facilitate expansions. Even covering the paving work in a road after sewer installation would be a help. As there is capacity at the treatment plan for a significant expansion of the service area, it was agreed that the District and Town should begin efforts to achieve such collaboration to expand the sewer service area.

**Joint Meeting Adjourned.** The joint meeting was adjourned so the District Trustees could then conduct their monthly meeting.