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Southwest Suburban Sewer District Commissioner's Meeting

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Dedicated to preserve the purity of your environment."

Commissioners:

Susan Genzale – President
William Tracy – Vice President
Scott Hilsen – Secretary

General Manager:

Ron Hall

Consulting Attorney:

Eric C. Frimodt

Consulting Engineers:

Ken Nilsen- (*Absent*)
Cameron Ochiltree- (*Absent*)

January 5th, 2021

1. **Call to Order:**

6: 30 p.m.

Due to the COVID-19 virus epidemic the Board of Commissioner meeting was held via teleconference only.

2. **Also in Attendance:**

No others in attendance.

3. **Changes or Additions to the Agenda:**

No Changes or Additions.

4. **Written Communications:**

No Written Communications.

5. **Public Comment:**

No Public Comment.

6. **Consent Agenda:**

- Approval of the Minutes for the December 15th, & 28th, 2020 Board meetings.
- Approval and Signing of the Accounts Payable Vouchers & Payroll.
- Vouchers audited and certified by the Auditing Officer as required by RCW 42.24.080, and those expense reimbursement claims certified as required by RCW 42.24.090, have been

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recorded on listings that have been made available to the Board. Vouchers are included in the attached lists, and further described as follows:

- Maintenance voucher numbers 21.0001 through 21.0052 in the total amount of \$261,786.48.
- Construction voucher number 21.0001 through 21.0002 in the total amount of \$7,893.68.
- Review monthly Income Report.

A motion to approve the consent agenda was made by Commissioner Tracy, seconded by Commissioner Genzale and unanimously approved.

7. Business Agenda:

Hall requested approval to purchase new furniture for the Salmon Creek Wastewater Treatment Plant lab, offices, lunchroom and meeting room in the amount of \$28,143.31, plus WSST. After brief discussion, M/S/P unanimously approving the request.

8. Manager's Comments or Reports:

Hall had no Comments or Reports.

9. Attorney's Comments and Reports:

Attorney Frimodt reported to the Board regarding the outstanding connection charge that was not paid during a recent sale of a house in accordance with the terms of the Connection Charge Installment Payment Agreement which contains a due on sale provision. The house sold for \$1.3 million and is located in the Three Tree Point area. Frimodt provided a report on the facts relating to the sale of the house and the terms and conditions of the sale which assigned the obligation for payment from the sellers (Beaudets) to the buyers (the Lambs). Frimodt informed the Board that when the title company asked for account information the District provided the current bill for sewer service but did not list the amounts due under the Connection Charge Installment Payment Agreement. However, the Agreement was recorded and was included in the title report and it was clear the buyers and sellers both knew about the District's connection charge and it was a subject of negotiations. The new owner also had a conversation with District staff indicating that she was aware of the connection charge but believed it could be assumed and paid quarterly. Frimodt reported to the Board that the new owners are refusing to pay the connection charge. Frimodt also reported that he received an email from an attorney representing the new owners earlier in the day who was going to be reviewing this matter. Frimodt advised the Board that based on the terms of the sale he believed that the new owners are responsible for payment. After discussion and based on the circumstances of this matter, a motion allowing the new owner to assume the payment obligation and to provide a \$500 credit on the account was made, seconded and unanimously passed. Frimodt advised that he will contact the new owners' attorney regarding the Board's action.

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10. Commissioner's Comments or Reports:

No Commissioner Comments or Reports.

11. Executive Session:

No Executive Session.

12. Set the next Public Meeting, Dates and Times:

January 19th, 2021 @ 6:30 p.m.
February, 2nd, 2021 @ 6:30 p.m.
February, 16th, 2021 @ 6:30 p.m.

13. Adjournment:

The meeting was ended at 6:46 p.m.

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Attest:

Suzy Genzale Approve

President and Commissioner Oppose

William Tracy Approve

Vice-President and Commissioner Oppose

Scott Hilsen Approve

Secretary and Commissioner Oppose