

**HAYDEN LAKE RECREATIONAL WATER AND SEWER DISTRICT  
MINUTES OF PUBLIC HEARING ON LID 6  
FEBRUARY 24, 2010**

**CALL TO ORDER**

Chairman House called the meeting to order at 5:00 p.m. Board members present were George Anderl, Dave Weinstein, Tom DePew and Ken Sewell. Larry Comer, Mike Schmidt, Dustin Jacobson, Ken Thompson and Mike Ormsby were also present as representatives of the Board. Lynn Hagman recorded the minutes of the meeting.

Visitors present were Rick Gunther, Jack Smetana, Steve Meyers, Del Kerr, all present for the LID 6 public hearing. At 6:00 p.m. several citizens came into the meeting to hear deliberations on the previously held rate hearing.

**LID 6 PUBLIC HEARING**

At 5:00 p.m. Chairman House opened the public hearing for LID 6. Chairman House introduced Mike Ormsby to the citizens.

Mr. Ormsby explained that the purpose for the public hearing is to consider the final assessment roll which includes all of the costs that have been incurred or will be incurred to complete local improvement district 6. Larry Comer will have a brief presentation of the project, followed by questions from the audience. There will be a time for formal protests to the assessments if any. Mr. Ormsby requested that if anyone wishes to protest their assessment, it should be in writing for the record.

The Board will then deliberate on any adjustments to the assessments. This would be by releasing the protesters assessment and spreading that cost among the remaining parcels or the District could make an additional contribution to the project. Following deliberations if the Board confirms the assessment roll each property owner will receive a notice that they have 30 days to prepay your assessment or a part of your assessment without any interest. March 26, 2010 will mark the 30<sup>th</sup> day and if prepayment is not made, the assessment will be included in a series of bonds that the District will sell sometime in mid to late April, 2010. The funds from the bonds will pay for the cost of the project and each property owner will then receive an annual bill from the District for the next 15 years.

Larry Comer then gave a brief summary of the assessment roll report that has been previously published. The engineers report summarizes the costs and describes the project and allocates the LID costs and proposed assessments. These proposed assessments were mailed out to each property owner who is to

be assessed. LID was formed in October, 2007 by petition of the property owners to be assessed, this is a voluntary LID. The final project costs were \$3,580,715.00. The District credits will be \$571,000 and the principal amount to be assessed is \$2,984,348.00. In the LID area there are 5 parcels, some have been platted and some have not. Where the property is platted each lot has an assessment, where the property has not been platted, the property owner has voluntarily determined how many shares they elect to be assessed by. The zoning density is one parcel per acre, which is what the City of Hayden Lake requires in their area of city impact.

The assessment was computed in two parts, part A is the actual construction costs and associated overhead expense. Part B is the purchase of capitalization fees for capacity at the Hayden Area Regional Sewer Board treatment plant. This amount was \$5,158.00 per ER, which is an equivalent residency. Mr. Comer informed the audience that the HARSB Board is considering raising their rates by \$1,000 to \$1,500.

Mr. Comer explained how the LID assessments were calculated. Fox Hollow was assessed for 60 ER's, The Falls at Hayden was assessed for 47 ER's, Dell Kerr property was assessed for 58 ER's and Steve Meyer parcel assessed for 40 ER's. The total ER calculation is 205 plus Forest Ridge, who has already paid capitalization fees which then brings total number of ER's to 280. Forest Ridge will only participate in part A of the equation which is the actual construction costs. The calculation of part A, less the credits the District is contributing divided by the 280 shares comes to the part A assessment of \$5,000.00 per ER. The parcels that had to participate in part B, which is the purchasing of capitalization fees for capacity, their share is \$7,600.00 per ER. The sum of the assessment for both part A and part B is \$12,700.

Mr. Comer discussed the LID process and what has already been completed such as the formation phase and the construction process and then preparing the final assessment roll and having the public hearing. The next step is a 30 day pre-payment period and following this period the final principal amount on the bond is established and that is the amount the District will go out to long term financing on.

Mr. Ormsby asked if anyone had any questions of the Board, Larry Comer, Ken Thompson or himself. There were no questions. Mr. Ormsby then asked is anyone in the audience; particularly the property owners in the LID had any objections to their assessment. There were no objections made.

Mr. Ormsby recommended the Board close the public hearing and then take action on the Resolution and Ordinance. Chairman House asked for comments from the Board, there were none. Chairman House closed the public hearing at 5:15 p.m.

Mr. Ormsby then recommended the Board consider Resolution 2010-02, noting that there were no objections. Board member DePew moved to adopt Resolution 2010-02 given that there were no objections or challenges. The motion was seconded by Board member Ken Sewell. The motion carried.

Mr. Ormsby recommended the Board consider Ordinance 1002, an ordinance confirming the assessment roll and states that a notice will be sent to property owners giving them 30 days to pre-pay their assessment. Board member Weinstein moved to adopt Ordinance 1002 by reading of title only and under the suspension of the rules requiring three separate readings. Board member Anderl seconded the motion. A roll call vote was duly taken; Board member Anderl, "aye", Board member Weinstein, "aye", Board member DePew, "aye" and Board member Sewell, "aye". The motion was unanimously carried.

At 5:50 p.m Chairman House announced that this concludes the public hearing on LID 6 and this portion of the meeting is closed.

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Kenneth Sewell, SECRETARY

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Lynn M. Hagman, ADMINISTRATOR