



LYNNFIELD CENTER WATER DISTRICT WARRANT
The Commonwealth of Massachusetts
Regular Board Meeting
7:00 pm February 28, 2022

Date, time, place: The regular meeting of the Board was held on Monday, February 28, 2022 at 7:00 PM.

Present: Commissioners Anders Youngren, Joseph Maney, Jack Adelson, Superintendent John Scenna, Treasurer Shannan Cuddy, Clerk of the Board Christine Smallenberger, and Jenn Dever Wood

Absent: Patricia Campbell, Stefan Taschner, Robert Look, Ken MacNulty, and Dave Fox

Additional attachments: Agenda, incorporated into the minutes hereto.

Next Regular Meeting: March 14, 2022 at 7:00 PM

Adjourn: 8:05 PM

The meeting was called to order at 7:00 PM

1. New Business: FY23 Budget & Rate Hearing, FY23 Fee Schedule & Volumetric Rate Vote

Superintendent Scenna presented a draft of the proposed FY23 budget. Mr. Scenna responded to Mrs. Campbell's inquiry, the board is not voting on the budget this evening and is a working document. (see the attached proposed budget in draft form incorporated into the minutes). Included in the proposed budget is a new PFAS line item for sampling. The increase in the budget reflects costs associated with PFAS testing and the capital improvement projects the community passed at the Annual District Meeting last May. This is the first budget year that will reflect the increase. The only article we are looking to fund is a transfer for OPEB for \$25,000.

Dave Fox from Raftelis presented on the volumetric rates. Previously, we had seen how covid impacted our consumption and now we are seeing consumption go back to normal. We are looking at the volumetric rates for FY23 to target the bottom line and with a \$2.9 million budget, customers will see a 17% increase per year in their bill which is broken down to \$0.37 per day. This increase is not outside the realm of the norm in the

industry. Raising the rates is the nature of the water business and costs are only going to go up.

Mr. Look asked is there a way to spread this cost to expanding the base and having other people pay. There is only a small amount of growth with new homes coming in as members of the district. Mr. Look wants to know what borrowing authority does the district have. The authorization to borrow came from the ratepayers. We have to begin paying back in FY23 the \$3.3 million we already borrowed.

Mrs. Campbell wants to know what the costs are associated with PFAS and station 2. The costs for addressing PFAS at Station 2 will be voted on at the Special District Meeting this Wednesday; so far there is no impact from PFAS through the rates. The project will be funded from free cash and other funds within this year's budget.

Mrs. Campbell asked about other expansions in the district, specifically Vallis Way. There is a letter on file from the district with the planning board regarding Vallis Way. There will be a cost to the development and for each individual house.

Commissioner Adelson stressed the budget presented this evening is a first pass. Commissioner Adelson reiterated that when the district passed the capital improvement projects at last year's Annual District Meeting, customers were informed it would be a \$200 annual increase in their bill.

Mrs. Campbell asked if we are talking about the water bill based on usage and not the taxes. The district isn't proposing any changes to the fixed fee; the change is only on the tiers. Mrs. Campbell wants to see the administrative fee reduced if you use less water. Commissioner Youngren responded the fixed fee is part of the expense to maintain the infrastructure and though you aren't using much water, you still benefit from the system. Those who use less, pay less. Chairman Maney asked Mrs. Campbell to look at her past tax bills and water bills and it will show that she is paying less with the new rates.

Mrs. Campbell is concerned with not having the motions for the Special District Meeting. The district does not have to make those available at this time; they will become public on Wednesday night. Mrs. Campbell wants the town and district to become more transparent. The board acknowledged her point.

Motion: a motion was made to set the rates for tier one (0-24,000 gallons) at \$9.13 per thousand gallons and tier 2 (>24,000 gallons) at \$22.84 per thousand gallons and maintain the fixed fees as was set last year.

Seconded: the motion was seconded, and the motion was passed with Commissioner Youngren, Commissioner Adelson and Commissioner Maney saying aye by a unanimous vote.

We will receive a memorandum from Raftelis to post on the website regarding the new rates.

Mr. Look asked what a reasonable amount of usage in a quarter would be for a family of 6-7 people. Chairman Maney responded you are probably looking at \$300 more per year.

2. Superintendent's Update: n/a
3. Update on Capital Improvement Plan: n/a
4. Continued Business: n/a
5. New Business (look ahead)

The Special District Meeting will be held this Wednesday, March 2, 2022 at the Merritt Center. The joint meeting with the town selectboard to set the assessors rate will be next Monday. The March 14th meeting will be an open session on PFAS with Weston & Sampson and CDM in attendance. CDM will give an update on the capital improvement projects at the March 28th meeting.

Mr. Taschner asked if there is a theory for the source of PFAS and is Bostik a likely candidate. Chairman Maney said right now we are trying to fix the issue. Results for December and January are in compliance. October and November results were out of compliance. Mr. MacNulty asked is there testing downstream from Bostik. Anyone with a DEP public water supply number (pws #) has to post their results with the DEP.

Mr. MacNulty inquired if the proposed charter changes for Wednesday's Special District Meeting will be voted on tonight and will an explanation be proposed. The proposed changes will be voted at the Special District Meeting and won't be in effect until they get approved by legislation and likely not in effect until the 2023 Annual District Meeting. Mrs. Campbell inquired about the proposed changes. The changes include changing the clerk of district to a 3-year term, the treasurer position will change from a 1-year elected term to a 3-year appointed position, modernize some borrowing and housekeeping, change the Annual District Meeting from the first Monday to a window, nomination papers when running for a seat will require a letter, resume, 25 signatures 45 days in advance of the election, and changes for petitioning for a Special District Meeting and articles placed on a warrant.

Chairman Maney addressed the board regarding the issue with cutting trees on our property at the Wing Road tank. The tree company has paused their work. We will meet with the neighbors at the site to get on the same page.

A motion was made to adjourn the regular meeting at 8:05 pm.

Respectfully submitted,