

# WATERVILLE CITY COUNCIL

## Work Session

June 11, 2024, 6:30 p.m.

There was a work session meeting that the Waterville City Council held in the Senior Center at 6:30 p.m. on June 11, 2024.

### **Call to Order / Roll Call/ Pledge of Allegiance**

**Present:** Mayor Bill Conlin, Council members present: Tim Smith, Roy McIntyre, and Jennifer Grobe

Council member not present: Dave Wollin

**Also Present:** Administrator Teresa Hill, City Attorney Jason Moran, City Engineer Jason Femrite and landowners on Sunset Lane.

Mayor Conlin called the meeting to order at 6:30 p.m. Announced present members of Council along with City Attorney Jason, Moran, City Engineer Jason Femrite and City Administrator Teresa Hill. Pledge of Allegiance was recited.

### **Approval of Agenda**

**Motion by Smith, Seconded by McIntyre to accept the agenda. Motion Carried 4-0 .**

### **Sunset Lane Landowner's Meeting**

Aaron Stubbs, Environmental Services Director, started the meeting. The purpose of the meeting was to address the ongoing issue of non-compliant septic systems on the properties along Sunset Lane, present the landowners with potential options to remedy their non-compliant systems and open up discussion between the city, county and landowners to ensure everyone understands their options.

In 2017, compliance inspections were conducted. 2018-final report was presented showing 117 in compliance, 85 non-compliant with 14 of those being deemed Imminent Health Threats. Deadlines were given to the non-compliant and Imminent Health Threats.

Extensions have been given due to negotiations between Sunset Lane landowners, the City of Waterville and a neighboring landowner. The county decided not to hold the landowners to the December 31, 2022 deadline. On December 11, 2023, a third letter was sent stating a new deadline of September 30, 2024.

Potential Solutions include connecting to the City Services and variances to upgrade non-compliant systems. Variance items needed would be a survey of existing and proposed conditions for each individual property, a well variance from MN Dept. of Health and a Septic Design.

The timeline for the compliance of county variances is still September 30, 2024. However the deadline could be extended if: surveys are submitted to the county for review prior to August 12, 2024; the county receives a copy of each variance application submitted to the MN Dept of Health prior to August 26, 2024; the county receives a septic design for each property prior to September 25, 2024; the county receives a completed variance application prior to October 22, 2024; the county receives a completed zoning permit application for each property prior to September 25, 2024.

If more than one of the previously listed deadlines is missed, the county will move forward with enforcement action on the landowners of the applicable properties not meeting the required timeline.

Timeline for compliance of city connections needs a written agreement, signed by the city and all landowners, stating to deliver city services prior to August 12, 2024. City services would need to be delivered to the landowners along Sunset Lane prior to June 1, 2025. Prior to July 11, 2024, all impacted properties shall have a compliance inspection on all components of their septic systems and all imminent health threats shall be corrected prior to September 9, 2024.

After Mr. Stubbs presentation, a question and answer period ensued.

Several issues were discussed. One being legal property descriptions. The landowners cannot sell their properties without updated and accurate legal descriptions. There was much discussion regarding how to get that done. One way is to do a quiet title action. Or they can do a boundary commission plat.

The next topic of discussion was whether the city could run services to the landowners on Sunset Lane. The city's involvement would require several steps including annexation into the city and whether there is proper space for services to be run to each property. Another option discussed was regarding the possibility for each owner to have a sewage grinder pump installed and what that cost would be. One homeowner already has this installed on his property. Should they choose this route, each homeowner would be responsible for maintenance and upkeep on their own pump.

Another topic that was discussed was the road going through Sunset Lane. It is currently privately owned but is up for sale. Options mentioned were the homeowners could get together and purchase the road, the city could purchase the road or the county could purchase the road. The road would have to be annexed for the city to purchase. The county is only interested in the water quality, they would not be interested in purchasing the road.

The homeowners requested to use the room following the meeting so they could discuss options since the majority of the landowners were present at the meeting.

### **Adjourn**

**Motion by Smith, Seconded by McIntyre to adjourn. Motion Carried 4-0. Meeting adjourned at 8:20 p.m.**

---

**William Conlin, Mayor**

---

**Teresa Hill, Administrator-Clerk**