



Agenda Item Summary Sheet

Item No. 10

Meeting Date: 8/4/08

Item Title: Stumpy Point Water and Sewer Outstanding Decisions

Item Summary:

Attached is summary of several issues that need to be decided by the Stumpy Point Water and Sewer District Board.

(Use additional Paper if necessary)

Number of Attachments: 1

Will your presentation require audiovisual equipment? Yes No

Note: All audiovisual materials must be submitted in digital format to the Clerk of the Dare County Board of Commissioners with this sheet. Acceptable formats include: VHS, DVD, audio CD, Word document, Adobe Acrobat PDF files, PowerPoint files and jpeg files.

Specific Action Requested:

Either formalize with a vote the "decisions" that have already been made or vote on the issues that require a decision as outlined in the attachment.

Submitted By: County Attorney

Date: 7/29/08

Dept. Head

Comments:

Signature

Date:

Finance

Comments: Budgeted contingency = \$272,421

Signature  *Date:* 7/29/08

County Attorney

Comments:

Signature  *Date:* 7/29/08

County Manager

Approval:

 7/29/08

Signature

Date:

Commission Action:

Stumpy Point Water and Sewer Decisions

The following is a list of decisions that must be made by the Stumpy Point Water and Sewer District Board. Some of these "decisions" have already been made but need to be formalized with a vote and others truly require you to decide between alternatives.

1. All improved properties will need to be hooked on to the system to make it financially viable. This includes water and sewer. I think the folks in Stumpy Point have been advised of this in the past, but you need to formally decide this.
2. All improved properties will be allocated treatment based on the number of bedrooms that they now have. There is only capacity available to allocate sewage treatment for a four bedroom house to unimproved properties. If someone currently has less than four bedrooms and wants to expand to up to four bedrooms, there is capacity to allow that expansion. We have little choice on this but you need to formally approve this.
3. A sewer line will run from each house to the new tank being installed. In the bid the cost to run the line from the house to the tank was to be borne by the homeowner. There has been discussion as to whether this is a good idea or not. If we bear that cost, our engineers estimate it will cost \$200 to \$400 per house and there are approximately 129 houses. (estimated total cost of \$25,800 to \$51,600) Who is going to pay this cost?
4. We are paying the cost to install all of the tanks at improved properties. In the future, when undeveloped lots are built upon, who will pay the costs of the tank, its installation and connection?
5. The existing septic tanks have to be destroyed by crushing or filling in place. The original plan called for the homeowner to be responsible for this. There has been discussion as to whether that is a good idea. The engineers estimate this cost to be \$200 to \$400 per lot also. Who is going to be responsible for and pay for this task?
6. Parcels divided by Bay Drive have been treated as two lots for allocation purposes if both lots are big enough to meet the minimum lot size according to our subdivision ordinance. Some of these lots have never been formally subdivided. Are we going to require formal subdivision or are we simply going to treat them as two lots? If we choose to treat them as two lots without further action, we will need to modify our ordinances accordingly.