TOWN OF DRUMMOND

PUBLIC HEARING MEETING 1

COMMUNITY NEEDS ASSESSMENT

For the purpose of obtaining public comments regarding the *Town's* overall community development needs.

09/24/2024

CALL TO ORDER: Mayor Gail Leeper called the September Town of Drummond Public Hearing Meeting Number 1 to order at 10:00am. Present were Mayor Leeper & Council Members McLure, Clute, O'Dell and Stuart; Town Clerk-Treasurer Wight and Public Works Director Harrington. Attorney McGill was absent.

PLEDGE OF ALLEGIANCE: Mayor Leeper led the Pledge of Allegiance at the Public Meeting.

PUBLIC IN ATTENDANCE: Brad Koon, Representing Triple Tree Engineering.

PUBLIC COMMENT: Mayor Leeper opened Public Comment; Mayor Leeper, the Drummond Town Council and Engineer Koon discussed the present needs and concerns of the Town of Drummond.

- **Water Tower/Fire Suppression** – Discussion regarding the current Drummond Water Tower utilized for fire suppression; presented the need of replacing the current water lines and replacement of the current pump. The Drummond Water Tower benefits the Township; as well as, the surrounding areas.

  The Water Tower is on BNSF right-of-way, to construct an inground pump for this tower would require approval of BNSF.

- **Water System** – The discussion of a complete water system was also addressed, as a need for the Drummond Community.

  The Town was awarded Grant Funding for the completion of the Drummond Water PER (Preliminary Engineering Report) to be completed by Triple Tree Engineering. This PER will look at both: The Fire Suppression/Water Tower, and a Complete Water System for the Town of Drummond.

- **Sidewalks** - The Town is in need of sidewalk replacement and establishment along Front Street; and the route to the Drummond School.

  The constructing and upgrade to sidewalks in Drummond; would require bringing sidewalks to current ADA (The Americans with Disabilities Act) standards.

  TA Funding opportunities through Department of Transportation were discussed, in the financing of such a project.

- **Trailways** – Along the line of sidewalks; trailways to the Drummond City Park and Riverfront Park were also discussed.

- **Storm Water** – Safe Storm Water run off was addressed for safety of the Community.

- **Manhole Update** – Maintenance work to an existing manhole was addressed; located at the west end of Town. The manhole needs work to round out and smooth the bottom, for proper drainage.

- **Old 911 Building** – This structure is utilized and leased by the Town, the building sits on the BNSF Railroad easement. Items discussed for this building included: insulation, paint and

electrical.

Mayor Leeper asked if there were any other items regarding needs for the community to be addressed, which there were not.

Mayor Leeper closed the Community Needs Assessment Public Hearing at 10:13am.

GAIL LEEPER, Mayor

ROBIN WIGHT, Clerk/Treasurer/Paralegal

TOWN OF DRUMMOND
PUBLIC HEARING MEETING 2
HEARING ON SELECTED PROJECT
For the purpose of obtaining public comments regarding a proposed application to the Montana Department of Commerce's Community Development Block Grant (CDBG) Program and other programs, as applicable, for a Wastewater Treatment Improvement Project.

09/24/2024

CALL TO ORDER: Mayor Gail Leeper called the September Town of Drummond Public Hearing Meeting Number 2 to order at 10:14am. Present were Mayor Leeper & Council Members McLure, Clute, O'Dell and Stuart; Town Clerk-Treasurer Wight and Public Works Director Harrington. Attorney McGill was absent.

PUBLIC IN ATTENDANCE: Brad Koon, Representing Triple Tree Engineering.

PUBLIC COMMENT: Mayor Leeper opened Public Comment; then turned the time over to Engineer Koon, Representing Triple Tree Engineering.

Engineer Koon presented handouts for the **Drummond Wastewater System Proposed Improvements; CBDG Public Hearing – 9/24/2024**; attached hereto as Exhibit A.

Engineer Koon went over the Project Map; refreshed the Council, as to the **Scope of the Project**: Removal of Sludge; Install 3 Cells in Existing Single Cell Lagoon; Install Impermeable Liner; Install Meter at Lift Station; and Install UV Disinfection.

Engineer Koon continued, by presenting an updated **Budget of the Project**:

- $5,900,000 Construction
- $590,000 Contingency
- $853,397.50 Engineering, Permitting, and Resident project Representative
- $121,602.50 Legal and Administrative
- $7,465,000 Total

Engineer Koon presented to Mayor Leeper and the Council, the current **Project Funding Strategy**:

- $2,000,000 ARPA Competitive Grant (Awarded)
- $300,501.21 Granite County and Drummond MAG ARPA (Awarded)
- $500,000 MCEP Grant (Awarded)
- $125,000 RRGL Grant (Awarded)
- $800,000 SRF Loan (Committed)
- $750,000 SRF Forgiveness (Committed)
- $750,000 CBDG Grant (Applied)
- $2,089,259 USDA Rural Development Grant (Applied)
- $1,029,037 USDA Rural Development Loan (Applied)
- $202.50 Local Contribution (Committed)
- **$8,344,000 Total**

After Engineer Koon explained to Mayor Leeper and the Council the Current Project Budget and Current Project Funding Strategy; he presented the anticipated **Loan Payment, Additional O&M and Anticipated Sewer Increase** for the Wastewater Treatment Facility Upgrade.

- Anticipated Loan Payment and Additional O&M
  - $800,000 SRF Loan
    - 2.5% interest rate over 30-year period
    - $37,932 per year payment
      - $3,161 per month
      - $14.37 per user per month based on 202 EDU
  - $1,029,037 USDA RURAL Development Loan
    - 2.125% interest rate over 40-year period
    - $38,211 per year payment
      - $3,184 per month
      - $2.92 per user per month based on 202 EDU
  - O&M Estimated $2.00/Month
  - **Total Estimated Rate Increase = 32.13/User/Month**

At the end of Engineer Koon's overview presentation, pertaining to the Scope of Work, Project Budget, Project Funding Strategy; Anticipated Loan Payment; Additional O&M and Estimated Sewer Rate Increase. Mayor Leeper and the Town Council discussed with Engineer Koon the reality of the project budget increase; similar Town's situations in constructing and upgrading such projects. The cost to the Town should they elect not moving forward with the current project. Such as, the grant funding currently available; may not be available as it is now, in the future; and penalties to the Town maintaining the current operating system.

Mayor Leeper, the Drummond Town Council and Engineer Koon were in agreement that the project must continue moving forward, as the cost and penalties to the Town would be greater in the long run should they not continue with improving the current infrastructure.

The Town does have a few variables in the current Wastewater Facility Improvement, should funding ability present a challenge; which are holding on the UV Disinfection Building portion, until more grant funding opportunities become available. However, the UV plumbing and grade work will be completed during this stage. Another option available, would be holding on installation of the meter at the lift station for further grant funding, at a later time.

Mayor Leeper asked if there were any other discussion regarding the Wastewater Treatment Facility Upgrade, which there were not.

Mayor Leeper closed the Special Project Public Hearing at 10:27am.

GAIL LEEPER, Mayor

ROBIN WIGHT, Clerk/Treasurer/Paralegal

TOWN OF DRUMMOND
SPECIAL MEETING
CBDG GRANT FUNDING APPLICAITION DISCUSSION AND DECISSION

09/24/2024

CALL TO ORDER: Mayor Gail Leeper called the September Town of Drummond Special Meeting to order at 10:28am. Present were Mayor Leeper & Council Members McLure, Clute, O'Dell and Stuart; Town Clerk-Treasurer Wight and Public Works Director Harrington. Attorney McGill was absent.

PUBLIC IN ATTENDANCE: Brad Koon, Representing Triple Tree Engineering.

ACTION ITEM:

RESOLUTION:

RESOLUTION NO. 2024-17 A RESOLUTION TO AUTHORIZE SUBMISSION OF CDBG APPLICATION TO ASSIST WITH FUNDING OF TOWN OF DRUMMOND'S WASTEWATER TREATMENT IMPROVEMENT PROJECT

Mayor Leeper asked for a motion to waive the reading of Resolutions 2024-17 Council Member O'Dell made motion to waive the reading of Resolution 2024-17. Council Member Stuart seconded the motion. All yeas,

none opposed. Mayor Leeper concurred.

Mayor Leeper asked, if the Council had any further questions or discussions in regards to RESOLUTION NO. 2024-17 A RESOLUTION TO AUTHORIZE SUBMISSION OF CDBG APPLICATION TO ASSIST WITH FUNDING OF TOWN OF DRUMMOND'S WASTEWATER TREATMENT IMPROVEMENT PROJECT.

Mayor Leeper asked for a motion to approve RESOLUTION NO. 2024-17 A RESOLUTION TO AUTHORIZE SUBMISSION OF CDBG APPLICATION TO ASSIST WITH FUNDING OF TOWN OF DRUMMOND'S WASTEWATER TREATMENT IMPROVEMENT PROJECT, which authorizes Gail Leeper, Mayor, to sign and submit this application to the Montana Department of Commerce, on behalf of the Town of Drummond to act on its behalf and to provide such additional information as may be required. Council Member Stuart made motion to approve RESOLUTION NO. 2024-17 A RESOLUTION TO AUTHORIZE SUBMISSION OF CDBG APPLICATION TO ASSIST WITH FUNDING OF TOWN OF DRUMMOND'S WASTEWATER TREATMENT IMPROVEMENT PROJECT, which authorizes Gail Leeper, Mayor, to sign and submit this application to the Montana Department of Commerce, on behalf of the Town of Drummond to act on its behalf and to provide such additional information as may be required. Council Member McLure seconded the motion. All yeas, none opposed. Mayor Leeper concurred.

ADJOURNMENT: Council Member O'Dell made a motion to adjourn the meeting at 10:32am Council Member Stuart seconded the motion. All yeas. None opposed. Mayor Leeper concurred.

GAIL LEEPER, Mayor

ROBIN WIGHT, Clerk/Treasurer/Paralegal