

Minutes

September 28, 2022

4:30pm

Home of Leslie Bigos

“Special Meeting” Regarding Septic Contract

In attendance: Kim Rose (President), Scott Bailey (At Large), Doug Fraser (Vice President), Idy Huth (Treasurer), Leslie Bigos (Secretary), Liz Carter (Member), Laine Lasker (Member), Sharon Sherwood (Member)

Call to Order 4:33

Background information regarding septic contract and alarm may be found in the [September 6, 2022 Meeting Minutes on Page 3](#)

<https://www.aspenshoreshoa.com/wp-content/uploads/2022/09/Minutes-September-6-2022-r1.pdf>

The Board discussed the ending of the Tryways Septic Contract, the lack of response from any of the local providers, and the parameters of the bid received from ThinkTank Sanitation (TTS) in Mattawa. TTS was very responsive to our request. Brian Webb of TTS visited Aspen Shores to scope out the work and provided a bid within days. Notable Think Tank Solutions clients include Jones Wines and Grant County PUD.

The Think Tank Sanitation bid is \$8,346.80. This includes:

2 days trip fee for travel from Mattawa: \$250 x 2	\$500.00
Inspection of 38 homeowner septic tanks, pump, float switches, and control panel, and clean bio filter: \$150 x 38	\$5,700.00
Inspection of (6) dosing tanks, control panels & float switches: \$50 x 6	\$300.00
Inspection of (6) drainfield segments: \$200 x 6	\$1,200.00
Total tax for the items above:	\$646.80

To put that bid in perspective, for the years 2019 to 2021 Tryways charged Aspen Shores \$5,700 for homeowner inspections and \$1,050 for dosing tank and drainfield inspection. Total: \$6,750, tax included. Tryways often employed family members to assist with the inspections to help reduce labor costs. Inflation rates for 2019, 2020, 2021, and 2022 were/are: 2.3%, 1.4%, 7%, and 8.3%. Applying those inflation rates to the \$6,750 would result in a current cost of \$8,113.89.

The HOA Board reviewed the bid on September 28 and made the decision to move forward with TSS. And because there have been no septic maintenance and repair cost this year, expected savings as a result of replacing the landline to the dosing tank alarm system with a wireless

system, and adequate money in the septic emergency fund, the board has decided that there are sufficient funds to cover the cost and **no need to retroactively increase dues for 2022.**

We are working with TTS to schedule the dates for homeowners' septic inspections and will provide advanced notice as soon as dates are confirmed. In the meantime, because TTS is new to our community, to make the inspection as efficient as possible Dan Bigos will be coming around to each home to identify the location of control box, lids, and hose bib (used for a hose to clean off the bio filter in the settling tank). This information will be provided to TTS to expedite inspections.

Motion: To Accept the Think Tank Solutions Septic Bid: Ayes 5; Nays 0

Motion To Approve the 2023 HOA Budget to present to Homeowners at the 2022 General Meeting on November 5. The Budget keeps the Dues at the present level.

Adjourn 5:10pm