



7393 S. 33-1/2 Road, Cadillac, MI 49601

lakemitchellpropertyowners@gmail.com

October 12, 2020

Letter to sewer users via: email

Legal Fund Update

We are making good progress towards our goal for the legal fund for addressing the concerns regarding the Lake Mitchell Sewer Authority. Thank you to all who have already contributed and the notes you have sent.

For those who have not yet contributed we would like to encourage you to consider doing so. Please keep in mind that this is not a donation but a contribution to a fund that can have a direct impact to each of you as a sewer user.

In a letter to the Cherry Grove Township Board one of the sewer users, a retired engineer and scientist with extensive experience with wastewater systems, states his concerns which we would like to share with you. He states several concerns:

- Poorly prepared plan
- No alternatives presented in the plan
- No analysis of the present system to identify areas of concern
- No infiltration study and no evaluation of the integrity of the existing sewer lines or pump stations

His recommendations are that the project plan needs to be revisited to include alternatives and analysis of the existing system. Instead of giving the project to their engineers, requests for proposals should have been sent out to other engineering firms.

Wade Trim was contracted to prepare the cost estimate and application submitted to the USDA for the \$9.5 million loan without a request for proposal. The LMSA Board has subsequently signed over a \$1.0 million contract with Wade Trim for engineering services again without a request for proposal from other qualified engineering firms.

The LMSA Board has abrogated all responsibility for the system to Wade Trim. There is no one who is overseeing the interest of the users. All the personnel currently working at the sewer authority are employed by Operations Services, formally Wade Trim Operations Services. The costs are being passed on to the sewer users without questioning the level or appropriateness of the cost. A good example is the change to monthly billing. This change alone will cost the sewer users over \$6,000 annually with no benefit to the sewer users.

Our current monthly fees of \$79 per month, already one of the highest in the state are anticipated to increase another \$35 per month according to the LMSA Board to \$114 per month. With your help we believe we can effect meaningful changes which will have a direct impact of a reduction in fees to the sewer users.

We are asking that if you have not already done so, please help by contributing to a Legal Fund to address these issues and be properly represented on the LMSA Board in the future. We need funds now to retain the law firm and start the process. All contributions will be kept confidential. Additional legal costs may be incurred in the future. Please contribute what you can to help improve the management of the LMSA and keep our sewer rates at an appropriate level. The funds that are collected and associated legal cost expended on this issue will be tracked in a separate fund. At the conclusion of addressing this issue any excess funds will be returned to those who contributed on a prorated basis.

Please make checks payable to Lake Mitchell Property Owners Inc and send to:

**Lake Mitchell Property Owners Inc
113 White Sands
Cadillac, MI 49601**

Thank you,

Lake Mitchell Property Owners Inc Board of Directors