



WATER AND SEWER EXPANSION AUTHORITY BOARD MEETING MINUTES

Date: October 12, 2005
Time: 2:00 p.m.
Location: City Hall, Committee Room A

Attendees:
Jeanell Wilson, Chair
John Craddock, Vice Chair
Lawrence Jones
Harriet McDonald
Susan Rudd

Chair Wilson called the meeting to order / quorum determined. The Board approved the minutes from the September 21, 2005 Board Meeting.

Interlocal Agreement

Waiting for city's response, issue will be addressed if response is not received before the end of October.

General Items/Discussion/Questions

Budget – the \$1 million bond is going forward; should be received by the end of the first quarter of this fiscal year. With remaining funds from FY04/05, capital funds will be approximately \$1.4 million. Until funds are secure, new projects will continue to be scrutinized to ensure appropriate funds are in place for project completion.

Grant Update – \$459,000 STAG grant received and will be used for implementation, planning, etc., excluding Lobbying.

State Revolving Fund Update – continuing to proceed. Mr. Odom attended a meeting last week with the DEP – \$9 million pre-construction loan approved – can take 20 percent up front at low interest rate – can park it with no debt service – tentively approved for \$3 million.

Update on Procurement of the Program Delivery Team (PDT) – striving to have selection made by the end of October (three proposals to consider).

Resolution of Project Approval

Harthaven Community – Water (District 10)

Community meeting some time ago – were striving to get additional participation and have now done so – well over 50 percent. Project highlights include:

- motivation for residents – serious concerns with their well water quality
- residents are not interested in sewer services (not cost feasible)
- project has been in the works for six to nine months; interested parties are ready to proceed, even without the uninterested residents
- 810 LF of 4” WM
- 1660 LF of 6” WM
- 3 fire hydrants
- 30 potential residential connections
- total cost = \$185,300
- possibility to build in-house (JEA)
- 25-year term

Motion to approve the Resolution of Project Approval for Harthaven Community was given by Mr. Craddock; seconded by Mr. Jones, and voted in favor of all present Board Members.

Approved Resolution will go forward for Council approval.

Status of Current Projects

Triangle Estates – Sewer – substantially complete. Contractor has until October 18 (30 days from contract date) to complete punch list items; if not completed, Contractor will be asked to leave the job site and we will withhold their retainer. We will contract with a landscape firm to complete the job after that time if necessary.

Lavilla Sportsman Club – Sewer – contracts finalized; construction nearing completion (90%). Inspections, etc. to now be done.

Wagner Road – Water and Sewer – on hold – waiting to hear back from church (Hope Chapel). Church still researching options – awaiting their decision to proceed.

Iroquois/Milam and Country Club/Forest Park – Sewer – approved by Council 5/10/05. Project is in design phase. Would like to do as one project; however, one block of Iroquois was not interested in participating. Initially, that one block was removed from the project design. Since then, a neighborhood liaison enticed six residents (60% of neighborhood) to participate. The four uninterested residents are opposing the project and have addressed such in written form. 50% of the block has signed letters of intent. An additional letter will be sent to the uninterested parties giving them one more chance to participate in the program (although they are not interested and do not feel it is feasible for their neighborhood).

A concern of WSEA is that without 100% participation, the cost per participating homeowner will be steep, and may cause a situation of the neighborhood fighting itself if 100% interest does not occur. Interested parties have agreed to the steep cost, if it becomes necessary; however, when the time comes for the high payment amount, there may be a problem. This is a large project combined, with Iroquois being a small part of it; therefore, design work for the total area

is in the planning stage. There are 24 residents in the Iroquois/Milam area, equaling a total of 55 residents in all.

Pine Forest – Sewer – project is under construction – going well.

McGlothin/Buttercup – Water – finalizing construction loan agreement.

Shakir Economy Motel – Sewer – approved by Council on September 27, 2005. In process of scheduling a meeting with the hotel owner to advise how to move forward to begin design.

Unitarian Universalist Church – Water and Sewer – scheduling on-site meeting with church/project representatives before proceeding with request for Council approval. Questions need answers from church representatives, and then can move forward.

Other Items for Discussion

- Continuation (from last meeting) of discussion regarding the concern of the green slime in the river – many homes on both sides and all are on septic tanks. Points of discussion:
 - If Board wishes to express desire to address river concerns, the River Keeper, Water Management District, and others could be given a presentation of the WSEA program benefits, or such, to seek additional funding.
 - Do not want to be perceived as an agency that is heavy-handed. WSEA should be the solution to the problem; let those residing on the river present the problem.
 - Most people have no idea how many septic tanks are on the river. Perhaps the River Keeper, along with WSEA can educate the matter to the public. Most people are unaware of the problem and should maybe be alerted.
 - The Water Management District is presently conducting a study; WSEA wants to work harmoniously with others; an expression of concern can be given on our part, to inform them of what we are doing and how we can work with them.
 - Could consider taking a more proactive step and send out information packages to owners of riverfront property; however, we do not have excess funds to do so – should be a health department responsibility.
 - Suggestion: think about it and discuss at next meeting. Harriet can draft suggestions on how to raise awareness.
- Next meeting scheduled for November 9, 2005, City Hall Committee Room A.
- Mr. Odom gave thanks to Councilwoman Jones for her assistance in moving WSEA forward for next year.

Request for Public Comment

None

Meeting adjourned.