



## WATER AND SEWER EXPANSION AUTHORITY BOARD MEETING MINUTES

Date: December 13, 2006  
Time: 2:00 p.m.  
Location: City Hall, Committee Room A

### **Attendees:**

Jeanell Wilson, Chair                      Susan Rudd  
Dr. Chester Aikens, Vice Chair        Lawrence Jones  
John Craddock  
Al Sinclair  
Harriet McDonald

Chair Wilson called the meeting to order / quorum determined. The Board approved the minutes from the November 8, 2006 Board Meeting.

### **General Update**

#### Program Delivery Team (PDT)

Five past Authorizations, two of such have been executed. Authorization 4, Facilities Plan, is 99% complete. Mr. Odom will meet with an EPA Administrator in Atlanta on Tuesday, 12/19/06 to provide an update on WSEA projects/process. The Administrator may have insight to give direction on how to proceed.

#### Funding Status Update

WRDA – On hold pending new Congress  
STAG – On hold pending new Congress  
SJRWMD – \$12 Million / \$.5 Million

A draft publication of *Lower St. Johns River Basin – Initiative – Fiscal Year 2007-2008 – St. Johns River Water Management District* (state funding initiative) is included in handout package for review. The WSEA is subject in two subprojects: 1) Capital Subproject / Tributary Remediation – City of Jacksonville, \$12,000,000 and 2) Assessment Subproject / Tributary Assessment – City of Jacksonville, \$500,000. Once City and JEA receive their TMDL letter, the WSEA's share of funding will be better known.

#### Status of Prototype Project

Currently working toward gaining funding to utilize the Prototype as a demonstration project. The Mayor's office requested WSEA to draft a letter stating the needs to fully establish what WSEA expects to do in the future. Update on funding will occur at the January Board Meeting.

## **Status of Current Projects**

- Forest Park – sewer
  - Under construction. 80 percent of the water lines have been constructed. 70 percent of the sewer is constructed. Expected completion date is March 2007.
- Shakir Economy Motel-water
  - Closing documents are being produced.
- Unitarian Universalist Church – water and sewer
  - Closed in November. Construction will start soon.
- Church Fellowship Worship – sewer
  - Waiting to receive new design estimate in order to start legislative approval process to increase loan amount from 95K to 118K.
- Hendricks Day School – sewer
  - Updated documents from school have been reviewed by Finance Committee Chair and project will be moving forward.
- D&W Electric – water and sewer
  - Revised closing documents have been sent to D&W for their review.
- Glendale Road – water
  - Have received all Letters of Intent. Will be submitting to Council to start legislative process.

## **New Items for Discussion**

### **Update on Mandarin Road Community Meeting**

The Townhall meeting on November 16 was well received with approximately 50 residents in attendance. A communications letter was mailed to all of the homeowners last week; telephone calls resulted from such, some interested, some not. To date approximately 25% of the homeowners are interested. Follow-up letters will be mailed in January after the Holidays.

### **Finance Committee Update**

Hendricks Day School submitted an application in past. The Finance Committee and the Board approved the application; however, Mr. Sinclair recommended an appraisal be conducted. Final review concludes good findings – cash flow good, projections look realistic, etc. Note: the original loan application, which was previously approved, was for the sum of \$113,000. The request is now for a \$138,000 loan. The Finance Committee recommends approval by the Board to move forward to fund this project (the original approved application will be resubmitted with an amendment stating the \$138,000 versus the \$113,000 loan amount).

**Motion to move forward with the Hendricks Day School project was given by Mr. Sinclair, second by Dr. Aikens, and voted in favor by all Board Members.**

A loan application was received from Jack Keiser – Beauclerc Bay Apartments. The property was mortgaged for more than the value of the property, and has other properties not mortgaged. Information relayed to Mr. Keiser stated an independent appraisal (to be paid by owner) would be needed for us to proceed with his request. This information is for information only today; there is not enough data to make any recommendations at this time. Strong collateral needed for additional consideration.

**Request for Public Comment**

None.

**Next Meeting – January 10, 2007, at 2:00 PM, City Hall Committee Room A**

**Meeting adjourned.**