

Hart County Water & Sewer Authority

Board of Directors Meeting March 19, 2018

The Hart County Water and Sewer Authority met on March 19th, 2018 in the Hart County Cooperative Extension Service Building. Chairman Wade Carlton called the meeting to order at 6:00 pm. Present were Vice Chairman Hugh Holland; Board Members Patti Brown, Larry Haley and Marvin Justice; Director Pat Goran; Legal Counsel Walter Gordon; Board Secretary/Treasurer Holly McBrayer; The Hartwell Sun Reporter Michael Isom; Mayor of Bowersville Jim Jordan; and Hart County residents Jerry Cannady, Mike MacNabb, Russell Reed, and Thomas Saxon.

Welcome

Approval of Agenda

Mr. Holland motioned to approve the agenda. Mr. Haley seconded the motion which passed 5 – 0.

Public Comments; remarks by invited guests

Mr. Goran welcomed newly appointed Board Members Patti Brown and Marvin Justice.

Mr. Gordon presented outgoing Board Members Mr. Cannady and Mr. MacNabb with Certificates of Appreciation.

Mr. Reed, Deacon of Mt. Olivet Baptist Church, expressed his support for the potential Beacon Light Road project.

Mr. Saxon repeated his request for water service on Eagle Grove School Road, Mewborn Road and Liberty Church Road. Mr. Saxon stated that he changed water filters every one to four days and showed the Board a used water filter as an example.

Mayor Jordan requested an amendment to the Service Delivery Territory so that the City of Bowersville could install and retain water lines in an area outside the city limits without a future HCWSA purchase option. After some discussion, the Board agreed that further information was needed before a decision could be made.

Approval of February 19th regular meeting minutes

Mr. Holland motioned to approve the February 19th regular meeting minutes. Mr. Haley seconded the motion which passed 3 – 0. Ms. Brown and Mr. Justice abstained since they were not in attendance at that meeting.

Financial report

Mr. Goran presented the financial report. He noted the addition of the Usage/Dollars by Account Type report that had been included for informational purposes.

Old Business

Request for water service – Mewborn Road, Eagle Grove School Road, Liberty Church Road poultry farmers

Mr. Goran said that with the current residential customer commitments, the five poultry farmers would have to commit to purchase a total of 7.8 million gallons of water per year to be financially equivalent to residential customers. Mr. Goran noted the significant difference between the gallons used and dollars collected equivalents due to the impact of base fees. After some discussion, the Board agreed to revisit this request at the next meeting.

Request for water service – Beacon Light Road residents

After some discussion, the Board agreed to revisit this request at the next meeting.

Request for water service – Griffin Road / Roper Road chicken farmers

Since no requestors were in attendance, the Board agreed to revisit this request at the next meeting.

Cokesbury Highway Addition (2015 CDBG amendment)

Mr. Goran informed the Board that the water line installation and water testing on Cokesbury Highway was complete. Mr. Goran said that Dale Construction will be installing the taps and service lines within the next couple weeks. Mr. Goran reminded the Board that the Cokesbury Highway addition was an amendment in order to receive the entire \$500,000 grant. He said that this item would be removed from the agenda going forward.

2018 Community Development Block Grant application

Mr. Goran informed the Board that the grant application submission deadline is April 1st and HCWSA is applying for a \$750,000 grant. Mr. Goran stated that HCWSA has committed to spend an additional approximately \$300,000 in local matching funds. Mr. Goran stated that was a low estimate to prevent the need for an amendment request, which seems likely that the Georgia Department of Community Affairs will not allow on future grants. Mr. Goran stated that there are five distinct target areas: (1) B. Bailey Road, Jane Road and McLane Morris Road; (2) Cross Roads Circle; (3) Kotal Road and Airline Store Road; (4) Hanley Road, Reese Lane, and Park Lane, and; (5) Green Meadows Drive. Mr. Goran recommended using additional local funds, which would be on top of the matching funds above, to complete loops on Rock Springs Road / Walt Wilson Road / B. Bailey Road, Kotal Circle / Deer Run Lane, and Will Bailey Road for operational benefits.

New Business

Discussion and reconsideration of \$5,000 per committed customer guideline

Mr. Goran recommended that the \$5,000 per committed customer guideline be increased. He said that other reasons, such as operational and fire flow benefits, should also be considered when making decisions on which projects to pursue.

After some discussion, Mr. Holland motioned to increase the \$5,000 per committed customer to \$7,500. Mr. Haley seconded the motion which passed 4 – 0 – 1. Mr. Justice abstained.

Mr. Goran suggested that the \$200 earnest money deposit required with a signed commitment letter be eliminated due to the very low percentage of people that have not honored their commitments, the long time that their money may be held for, and accounting issues. The Board agreed to revisit this topic at the next meeting.

Discussion of Mouchet Road project “payback”

Mr. Goran reviewed the Mouchet Road poultry operations “payback.” He noted the calculation did not take into account any residential customers. Mr. Haley expressed his concern that the five year poultry operation commitments were not sufficient to cover the cost of these types of projects.

Director’s Comments

Mr. Goran informed the Board that he discovered two significant leaks that resulted in considerable water loss and also several thousand dollars in lost revenue. He stated both leaks have been fixed.

Mr. Goran reviewed the EPD annual Water Loss Audit report and noted an increase in validity score from 46 in 2016 to 63 in 2017, along with a decrease in real water losses and non-revenue water. Mr. Goran noted that the two significant leaks would affect the real losses in the next year. He also noted the favorable comments received from the Qualified Water Loss Auditors about Mrs. McBrayer and him.

Mr. Goran informed the Board that the FY17 Financial Audit was complete and the cost had decreased substantially from FY16. He said that copies of the Financial Audit were available.

Members’ Comments

Mr. Haley suggested considering an increase to a ten year commitment from poultry operations versus the current five years.

Mr. Carlton informed the Board of reported unauthorized hydrant use. He requested that the topic be discussed at the next meeting.

Upcoming Meetings – April 16th and May 21st

The next two Board meetings will be held on Monday, April 16th, 2018 and Monday, May 21st, 2018.

Adjournment

Mr. Holland motioned to adjourn and Mr. Haley seconded it. The motion passed 5 – 0.

Wade Carlton, Chairman

Holly McBrayer, Secretary

