

Hart County Water & Sewer Authority

Board of Directors Meeting April 17, 2017

The Hart County Water and Sewer Authority met on April 17th, 2017 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 Jerry Cannady, Larry Haley and Mike MacNabb; Authority Director Pat Goran, Legal Counsel Walter Gordon, and Board Secretary/Treasurer Holly McBrayer. Also present were The Hartwell Sun Editor Vivian Morgan; Hart County residents Glenda Degrave, Michelle Degrave, and Carolyn Hicks Martin.

Welcome

Approval of Agenda

Mr. Holland motioned to approve the agenda and Mr. MacNabb seconded it. The motion passed 4 – 0.

Public Comments; remarks by invited guests

Mrs. Martin requested water service for Green Meadows Drive and provided a petition with 26 signatures of residents who were interested in access to public water.

Mr. Carlton suggested a revision to the commitment letter draft by changing the fourth paragraph wording. Mr. Cannady also suggested revising a portion of the second paragraph. After reviewing the cost estimate provided, Mr. Carlton asked that the revised commitment letters be mailed to property owners on Green Meadows Drive and stated the Board will review the responses at the next meeting.

Mr. Haley arrived at this time.

Approval of March 20th regular meeting minutes

Mr. MacNabb motioned to approve the March 20th regular meeting minutes. Mr. Holland seconded the motion which passed 5 - 0.

Financial report

Mr. Goran reviewed the financial report. Mr. Holland suggested adding a line item to the HCWSA Available Funds sheet to reflect the 5% withholding from the Board of Commissioners. Mr. Goran suggested removing the work order report and the cut off list from the financial reports. The Board decided to keep the two items in the financial report for the time being.

Old Business

2013 GEFA loan update (including Bethany Church Area, Rock Springs area, Mouchet Road, Blackmon Road, end of Old Mount Hebron / Oak Mountain Lane / Amber Lane)

Mr. Goran reported that several sections of rock had been encountered on Tugaloo Heights Circle causing a delay. He stated that Blackmon Road was pending the completion of the environmental review process. Mr. Goran also stated that Mr. Gordon's office was currently working on obtaining the easements necessary before construction could begin on Old Mount Hebron Road, Oak Mountain Lane, and Amber Lane.

Reed Creek Phase II (2015 CDBG) and addition of Cokesbury Highway

Mr. Goran informed the board that EMI was currently conducting field work and had begun the drawings for the Cokesbury Highway addition. He also said that the formal grant scope amendment had been submitted but was pending approval and he did not foresee any issues.

Bowersville Highway line extension

Mr. Goran stated the Notice of Award had been signed. Once EMI receives the necessary documentation from Arrowood General Contracting and sends to Mr. Goran, he would then sign the agreement and Notice to Proceed.

Mr. Holland questioned if the signed commitment letter from Joe Sanders would transfer to new owners if the property sold and if not then postpone construction until a new agreement had been signed. Mr. Gordon recommended amending the agreement to include a clause that the commitment to purchase water be included with any deed of conveyance until the 5 year term had been met. Mr. MacNabb suggested using the same agreement with all chicken farmers going forward. Mr. Holland motioned to amend the current agreement with Mr. Sanders to include said clause. Mr. Cannady amended the motion to include making such an agreement standard going forward with all chicken farmers. Mr. Haley seconded the amended motion which passed 5 – 0. Mr. Gordon and Mr. Goran will follow up with Mr. Sanders, and it was agreed that construction would not begin until Mr. Sanders signed the revised agreement.

Mr. Goran provided a cost estimate for the line extension to Eric Sanders' property on Bowersville Highway. The Board consensus was that the line extension request did not meet HCWSA guidelines. Mr. Goran added that HCWSA had received four additional commitment letters further down Bowersville Highway but the distance was quite significant and in turn the cost would also increase significantly.

Requests for water service – Adamstown Road, Union Hill Church Road / Carrie Craft Road / Martin Dairy Road, Reese Lane / Park Lane / Hanley Road, Cedar Creek Circle

Mr. Goran informed the Board that no additional commitment letters had been received for Adamstown Road, Union Hill School Road, Carrie Craft Road, Martin Dairy Road, Reese Lane, Park Lane or Hanley Road since the last meeting. Mr. Goran stated that 2 out of 40 commitment letters sent had been received from the Cedar Creek Circle area. The Board agreed to remove these requests from the agenda until there is a noteworthy change or until after the SPLOST 5 vote. Mr. Goran will contact Commissioner Oglesby with the results for the Cedar Creek Circle area.

Status of North Pointe, Bobwhite Drive subdivisions

No new information for North Pointe subdivision.

Mr. Gordon stated that the Bobwhite subdivision request was pending approval from the Board of Commissioners.

Discussion of compensatory time off vs. paid overtime; on-call pay

The Board agreed to discuss this topic during the next meeting.

City of Hartwell's request for increase in wholesale water price

Mr. Gordon informed the Board that he had spoken with the City Manager and asked that the Board revisit this request at the next meeting. Mr. Gordon also stated that he intends to provide a recommendation to the Board at that time.

GEFA loan for radio read retrofit and meter replacement

No new information

System mapping update

No new information

New Business

Request for water service – Green Meadows Drive

Discussed under Public Comments

Discussion of new billing/financial software

Mr. Goran stated that two formal proposals had been received and at least two additional proposals were expected. He noted the significant investment involved and the time needed to make the best decision. Mr. Goran asked for the Board's inclination on how to manage credit card fees. After some discussion, Mr. Carlton asked for a comparative summary to be provided at the next meeting.

Request for lower billing rate for hydrant meter usage

Mr. Goran explained to the Board that HCWSA currently owns three portable hydrant meters. He asked that the Board consider possibly increasing the deposit due to the increase in meter cost. He stated the current billing rate is \$10 per 1,000 gallons which is the same as neighboring water systems with the exception of the City of Hartwell which had been charging \$5 per 1,000 gallons. However, due to construction, the City of Hartwell is not offering hydrant water for purchase at this time. Mr. Goran informed the Board of a customer's request to receive a lower billing rate. The Board consensus was to retain the current hydrant billing rate.

Status of maintenance / new services installation agreement

No new information

Director's Comments

Mr. Goran reported that the City of Hartwell had issued a Boil Water Advisory beginning Saturday morning and that it was lifted Monday morning. Mr. Goran stated as a precaution he had closed the valves at the master meters to isolate HCWSA's system from Hartwell's system and to prevent any possible contamination. Mr. Holland stated that Mr. Goran had made the right decision to close the valves and in doing so eased residents' concerns.

Mr. Goran informed the Board that he will be attending out of town training on April 26th and May 10th. He also reminded the Board that Field Technician Joseph Eaton will be attending a conference out of town May 9th through the 11th. All training sessions are needed to satisfy licensing continuing education requirements.

Mr. Goran reported a request from the Jehovah's Witness Kingdom Hall to clean up the area around the out of service tank on Royston Highway. HCWSA's maintenance contractor offered to perform the work at a cost of no more than \$15,000. The Board instructed Mr. Goran to obtain proposals from several area landscape companies instead. Mr. Goran also stated that the church offered to cut the grass and maintain the area once HCWSA had completed the cleanup. Mr. Gordon recommended a waiver of liability be signed. Mr. Goran also stated that he would be meeting with a representative of ACCG, HCWSA's insurance provider, on Friday to discuss possibly removing the fence around the tank as well as a portion of the ladder if necessary.

Members' Comments

Mr. Haley suggested routine flushing of hydrants.

Mr. Holland offered his thanks to Mr. Cannady for serving as Interim Director. He also questioned the HUD grant audit. Mr. Goran explained that Hart County was chosen at random and that Allen-Smith Consulting would be responding to the audit as our grant administrators.

Upcoming Meetings – May 15th and June 19, 2017

The next regular Board meetings will be held on Monday, May 15th, 2017 and Monday, June 19th, 2017. Mr. MacNabb stated he may be unable to attend the June meeting. Mr. Carlton said the Board will revisit that date at the next meeting.

Adjournment

Mr. MacNabb motioned to adjourn. Mr. Holland seconded the motion which passed 5 – 0.

Wade Carlton, Chairman

Holly McBrayer, Secretary