

Hart County Water and Sewer Authority Board of Directors Meeting April 19, 2021

The Hart County Water and Sewer Authority met on April 19th, 2021 in the Hart County Library Lower Meeting Room. Chairman Wade Carlton called the meeting to order at 6:00 pm. Present were: Board Members Larry Haley, Bennie Harper, Marvin Justice and Patti York; Hart County Board of Commissioners Chairman Marshall Sayer; Director Pat Goran; Legal Counsel Walter Gordon; and Board Secretary/Treasurer Holly McBrayer; Hart County Residents Alan Brown, Jennifer Dickerson, and Scott Holmes.

Welcome

Approval of Agenda

Mr. Carlton suggested amending the agenda to place items 7C and 7D after item 8B.

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

Public Comments: remarks by invited guests

None

Approval of March 15th regular meeting minutes

Ms. York motioned to approve the March 15th regular meeting minutes. Mr. Harper seconded the motion which passed 5 – 0.

Financial report

Mr. Goran presented the Financial Report.

Old Business

Request for Water Service – Mount Olivet Road, Cleveland Mill Road, Pineview Lane, Oaktree Lane, Reno Drive

Mr. Goran stated that he expected this project if approved would be ready to go out to bid in July.

2020 Community Development Block Grant

Mr. Goran stated that he expected bids to go out in late May.

New Business

Request for water service – Freeman Drive “subdivision”

Mr. Goran reminded the Board that in the August 20, 2018 regular meeting FOGS, LLC. requested water service for Freeman Drive and that the Board had made it clear that the parcels in question were a subdivision under the county subdivision ordinance, which states that if a subdivision is within 1,000’ of an

existing governmentally-owned waterline the developer would be responsible for the entire cost of installation.

The parcels, which includes all land between Freeman Drive and Rosewood Circle from Mount Olivet Road to Hartwell Lake, was sold to Jennifer and Cory Dickerson, in April of 2020.

Mr. Gordon stated that the subdivision process was not completed in 2018 because the proposed plat was never recorded, consequently the parcels in question could no longer be considered a subdivision; therefore, HCWSA cannot legally force the new owners to pay the cost of a new water line on Freeman Drive. Mr. Gordon noted the potential issues in the current subdivision process and suggested those issues be addressed.

Mr. Goran explained that commitment letters had been sent to property owners on Freeman Drive but no responses had been received. There was some discussion about asking the Dickersons to contribute to the cost of installing the new water line.

Mr. Goran suggested installing a waterline on Rosewood Circle instead since residents on that road have expressed an interest and the Dickerson family could be served from either road.

After some discussion, Mr. Carlton motioned to proceed with installing a water line the Rosewood Circle contingent upon receiving 3 signed commitment letters. Mr. Justice seconded the motion which passed 5 – 0.

Request for water service – Pete Allen Road, Somerset Road

Mr. Goran gave a cost estimate of \$57,930.00 and stated that 2 commitment letters had been received. The Board agreed to revisit this topic at the next meeting.

Sidney Pointe proposed annexation by City of Hartwell; service delivery territories

Mr. Goran stated that the Authority had received inquiries over the years about providing water service to Sidney Pointe from various people including the current owner. Mr. Goran said that the service delivery territory map that has been agreed to by Hart County and the City of Hartwell clearly showed the parcel in question as the Authority's water and sewer territory, and reminded the Board that there is a HCWSA waterline at the intersection of Mount Olivet Road and Reed Creek Highway, very close to the entrance to Sidney Pointe. Mr. Goran said that the City of Hartwell had formally requested the annexation of said parcel which was approved by the Hart County Board of Commissioners, conditioned upon HCWSA retaining the right to provide retail water service to the property, among other things. Mr. Goran also briefly discussed the options of providing sewer to the area.

Mr. Goran stated that he would be attending the City of Hartwell/Hart County joint meeting on Tuesday, April 20th. Mr. Goran also stated that he had discussed this issue with Hartwell City Manager Jon Herschell who proposed placing a master meter at the entrance to Sidney Pointe through which HCWSA would sell water to the City of Hartwell at the same cost that the Authority buys water from the City. The Board declined that offer.

After some discussion, the Board agreed to recommend to Hart County that the Authority retain its water service delivery territory, but that the Authority was open to discussions about providing sewer service to the site.

Consideration of purchasing replacement unit 2 truck

After some discussion, Mr. Justice motioned to purchase a replacement truck with a V6 motor from Ed Murdock. Mr. Haley seconded the motion which passed 5 – 0.

Director's Comments

Mr. Goran informed the Board that the Gateway III Sewer Expansion project, which he noted will be paid for with Economic Development SPLOST funds, had went out to bid. He also noted the increased price and limited availability of PVC pipe.

Members' Comments

Mr. Justice suggested increasing the cost per committed customer guideline from \$7,500 to \$10,000. The Board agreed to discuss his suggestion at the next meeting.

Mr. Haley suggested requiring customers to pay tap fees before beginning construction on future projects.

Upcoming Meetings – Monday, May 17th, 2021 and Monday, June 21st, 2021

The next Board meetings will be held Monday, May 17th, 2021 and Monday, June 21st, 2021 at the Authority's office.

Adjournment

Mr. Haley motioned to adjourn, and Mr. Justice seconded it. The motion passed 5 - 0.

Wade Carlton, Chairman

Holly McBrayer, Secretary