

**WATER COMMITTEE**  
**FEBRUARY 13, 2019**  
**MINUTES**

**MEMBERS PRESENT:** Pete Frisina, Chairman  
Frank Destadio, Vice Chairman  
Steve Rapson, County Administrator  
Lee Pope, Water System Director  
Jimmy Preau  
Bill Holland

**NON-VOTING MEMBERS:** Dennis Davenport, County Attorney  
Jason Bodwell, CH2M/Jacobs

**STAFF PRESENT:** Russell Ray, Carrie Gibby  
Blaze Jeffrey

The meeting was called to order by Chairman Pete Frisina at 8:00 A.M.

**I. APPROVAL OF MINUTES FROM THE MEETING ON JANUARY 9, 2019.**

Vice Chairman Frank Destadio made the motion and Jimmy Preau seconded, to approve the minutes from the meeting on January 9, 2019. The motion passed unanimously.

**II. PARKS AND RECREATION REQUESTS.**

Blaze Jeffrey stated he has two requests. He requested to continue the Food Truck Frenzies at Lake McIntosh. He said the dates they have planned are April 18 from 11:00 a.m. to 2:00 p.m.; July 18 from 5:00 p.m. to 8:30 p.m.; and October 17 from 11:00 a.m. to 2:00 p.m.

Mr. Jeffrey said his second request is to continue the Star Gazing events at Lake Horton which have had huge success. Those dates are June 21 with a rain date of the 22<sup>nd</sup> (Friday Saturday) from 8:00 p.m. to 11:00 p.m.; and August 23, Friday with Saturday as the rain date on August 24 from 8:00 p.m. to 11:00 p.m.

Chairman Frisina asked if the parks need to be closed. Mr. Jeffrey said no, with the Star Gazing events the gates will need to be opened up a little later.

Mr. Rapson made a motion to approve both the Food Truck Frenzy and the Star Gazing event. Lee Pope seconded. The motion passed unanimously.

**III. TANK REPAIR AND MAINTENANCE UPDATE.**

Jason Bodwell reported the smaller Peachtree City tank has been demoed. He said there was a video, somebody from Peachtree City asked if they could video

it. Mr. Pope said it was the Public Information Department. Mr. Bodwell said we would have pictures at the next meeting. Mr. Pope said there are also photos from Field Crews and he will compile those for the next meeting. Mr. Rapson commented he now has a piece of the Peachtree City tank in his office.

Vice Chairman Destadio commented that he would like to know if we stayed within cost. Mr. Pope said they did not run into any problems. Mr. Rapson said he went by to watch, they cut the top off first, and then they cut the side of it off. Then they cut it in sheets of about the size of a car, then they literally lifted it up and put it inside an eighteen wheeler pull off. They had three of those. They also had a water tank to put the plywood out that would catch on fire as they were cutting it on the ground. The tank was all steel, they put plywood on the grass, and they would cut on the plywood. Mr. Rapson said he informed Peachtree City.

Mr. Bodwell commented on the larger of the two tanks, they are working on putting the Fayette County Water System logo on, as well as the new Peachtree City logo. He said Jon Rorie and his crew want the new logo on the tank. He said he has not seen it yet. He said he does not think there is room to put it one over the other, they will probably go side by side.

Mr. Bodwell reported they are actively working on the Highway 92 tank right now, cleaning it and starting to do the coating repairs. There are some additional costs there. Nobody had been in the bowl of the tank since 2013. It has deteriorated more than we anticipated so they have given a price which he thinks is more than fair. Tank Pro was the last entity that went into the bowl of the tank back in 2013. He said when they did their update of their inspection in 2016, they did not go into the bowl. He said they put provisions in the contract for this to happen and a price per square foot. A price per square foot that the contractor quoted was about \$20.00 per square foot. They have come back and given a volume discount of about \$11.00 a square foot. He said they are out there, we want them to do the work. There is going to be a change order to handle the roof of the inside of the bowl which has deteriorated significantly since 2013. If we don't do this extra work, the project will be done in about two weeks. If we do the additional work, the project will be done in about five weeks. He said we need to make that decision.

The question came up about how old the tank was. Mr. Ray commented it is close to fifteen years old. Mr. Bodwell commented he remembered seeing 2001 on the inspection report. The question was asked how it deteriorates inside. Mr. Ray said there is corrosion from exposure to air and moisture; that is the main issue.

Mr. Pope stated it is important to continue to reiterate that this is a tank repair project; we are bringing the tanks up to speed with what we found wrong in 2013 and then there will be an ongoing maintenance program so they don't deteriorate like this again. We will get them brought up to speed, we will keep them that way and they won't deteriorate like this again.

**Mr. Rapson said we keep using the buzz word deteriorate, they are not in danger, there is no structural damage. He said basically, there is rust inside the metal and you sand blast the rust off and now they are perfect again. Mr. Bodwell agreed they are completely structurally sound.**

**Mr. Destadio commented it is not uncommon to have things like this. Mr. Rapson said this is completely normal. He commented on Franks point when he talks about being within budget, he is talking about within budget you can have deductive change orders, but the increase change orders is what he is focusing on. Mr. Bodwell stated any additional moneys are specific to the Hwy 92 tank only. He said before coming to you all, he had them go over to the large twin tank in Peachtree City and do the same. He said they drained it, looked inside, looked all around to make sure there was no additional work needed and there is not. Just the traditional spot coating fixes are needed. He said he only wants to come to you once, he wanted to make sure they looked at the whole tank. He said he has a quote for the additional work which will need to be decided pretty quickly because they are out there now and there is no sense in having them demobilize and then come back later. He commented that is why we are getting a good discount because they are already there. It should be finished with the next four to six weeks with a logo. The tanks are not being sprayed, the paint is being rolled on. The only tank that will have the Peachtree City logo and the Fayette County Water System logo is the Peachtree City tank, the others will just have the Fayette County logo.**

**Mr. Pope commented this tank has always said Fayette County Water System and Peachtree City.**

#### **IV. WATER PLANT UPDATE.**

**Mr. Pope said it is important to point out we are about to have our Sanitary Survey so we are doing the coatings on the floors at Crosstown. The Notice to Proceed has been issued so they will be scheduling that work. There is no reason to go out to see that until it is finalized. He said after that we will have a meeting at the Crosstown Water Plant for the Committee to see the final product. As far as the Capital Projects, Mrs. Parrot has given all the departments an excel spread sheet to realign their capital funding which is as it is here so we will have enough funding to take care of some of the bigger projects this year. That has been submitted; Steve is looking at it, Mary is looking at it; all of that will have to go before the Board to have a mid-year budget adjustment. He said we could share that report. We had several projects funded this year; there are some that there is no way we can do them because CH is still doing some studies, so we might as well take funds and go ahead and accomplish some of the other tasks on it. That has all got to go before the Board and be approved. He said he does not think there will be a problem; the Commissioners may have some questions. That is why the Capital Projects are on hold at this time. We have one ready to go out for bid, but Mr. Rapson can't approve that going out for bid if we don't have the funding to do it. He said he does**

not think that would make sense at all. We have to wait until we get that funding, then the Purate Chlorine Dioxide at South Fayette will go out.

Mr. Bodwell said it is 100% designed and is ready to go, it is on the shelf waiting for that Board meeting. He said they will put it out immediately after that.

Mr. Rapson explained we have this as part of our normal process we use for everybody, it is not a different process for the Water Department than everybody else. He said we have a rolling five year capital plan. It is a living document, it changes each and every year. Obviously we focused on year 1 when we are actually funding the plan. But the Water System is a little unique because it will be funded straight out of the Water Department fund. Those funds are uniquely tied to the M&O budget, as well as to the R & E, which is the renewal and replacement fund that we have within the Water System and their fund balance. All of that is self-contained.

Mr. Rapson explained what Lee is saying is in previous years we funded different capital projects and because the different capital projects have lead times associated with design and engineering and things change, it is very normal for us each year as part of the normal operations we do for a county, we realign our five year budget as well as capital projects. There are two times we do that; a mid-year budget adjustment and then we actually adopt the budget. This component is funded in the five year capital plan. The entire five year capital plan is funded, this is unique; most governments don't fund the entire plan. If you look at our plan in the General Fund, the entire five year window of our capital plan is actually funded and that money is set aside out of fund balance, 100%. That is not what people usually do, usually they are fighting over \$100,000.00 that is allocated county wide. Everybody is trying to fight over their piece. What we do is we try to look out in the future, beyond year one that you are budgeting from an M&O budget operation and try to look at it from a multi-year perspective. That is when all these different system enhancements that we talked about are funded. It is very normal, that is nothing out of the usual, but if you are not used to a five year capital fund and you are not used to how capital funds are funded or the programs are done, some of that may seem kind of unusual. It is not that unusual at all.

Vice Chairman Destadio commented being a new board member, he would like to emphasize what he thought was the responsibility of the board. He said they kind of jokingly talked about cost estimates and what is going on. He said he thinks it would be their responsibility as board members to at least see some of the cost estimates and some of the comments as to why. Certainly, the decision making is between Mr. Pope and the County Manager and certainly the ultimate decision is with the County Commissioners. He said he is not saying anything about taking any of that, but would it not be appropriate for the board to at least see these things. Make a comment one way or the other?

Mr. Rapson stated he has access to do as much or as little of that as you want to do. Mr. Destadio said we come in here, we kind of go through these things and we say yep, yep, yep and we are out of here. If we saw those estimates periodically and there is going to be five, and we are going to take these three and negotiate down to a particular number. Great job. See the capital improvement plan, these are the five we are doing, just something that at least makes him feel like there is some significance to the board other than just yep, yep, yep, have a cup of coffee, shake hands and leave. It would be a little more involved in terms of making our comments to you, you guys still make the decisions and recommendations to the Commissioners. If appropriate he would like to see some of those kinds of comments. He said he does not know how the other board members feel, maybe that is overdoing it, maybe you have already been here before me and that is not something that the board (Water Committee) comments to you and you can take them or you can leave them. But, then you guys still make the decisions and recommendations to the Commission.

Mr. Rapson gave his view on this. He said he has used this board as a policy and procedure type making board. It is certainly within your realm of getting those reports and doing those type of things. Where he draws the line is where there are operational decisions being made. He said to Frank that he is in a little bit different boat, because he has some subject matter expertise in some of these areas. He said he does want to hear that because he just considers that free consulting. When you start getting into a public discussion in the meeting, he thinks what you are doing is advocating some of the operational responsibilities that he has charged Lee with doing and making those decisions. What he does not want is for Lee to be skewed by a board in regards to those operational decisions as opposed to his professional staff and their recommendations. He said he thinks you can have access to anything you want to take a look at, but as far as getting the board to functionally approve change orders or... He said he is just setting the parameters of what he thinks. There is a fine line between these twenty projects I want to do and then at some point we can't do all twenty, we need to do fifteen, he does not want a board getting into a situation where they are prioritizing what those projects are. He said he wants his professional staff and Lee to make those decisions.

Mr. Destadio said he agrees completely. He would just like to know. He agrees with Lee 99.9 percent of the time. He decided, this went over this for these reasons; just nice knowledge so that as a public member, if someone says why are we doing this, we can go to the public and say why the Water Department made that decision. It is information, it is not decision making. He said he agrees completely, we are not a decision making board.

Mr. Rapson said there is a five year capital plan, we can give that to you today. We can turn around and give you the mid-year budget and what we are moving. He does not see this as the forum for having those discussions and those debates, he sees those if you want to get knee deep, get in the weeds we will overwhelm you in the weeds.

Mr. Pope commented on the tank repairs at 92, it is going to take more repairs than we anticipated; so we got a number. Then we said, before we go get a number and have to go before the Board for more money, let's go ahead and look at the other tanks. We have literally just done that, Mr. Rapson has not even seen that information yet. It is really not fair to come in here and have you guys take any kind of action on that because you are probably not going to be the ones that takes that action. He said he and Mr. Rapson are the ones that are going to make that decision and Mr. Rapson will go to the Commissioners and get that approved. First of all there is a time sensitivity; with the capital projects coming forward next year, he thinks they will involve you. One of the first times this year Jason has a member of our Jacobs team that is going to be on board with this up front this time. So, we are going to sit down and talk about capital projects with you guys. But between him and Mr. Rapson they have to decide what is logical, what can we really afford, what is important and prioritize it and we can inform you guys.

Mr. Destadio stated he is not questioning the decision making and not to be involved in all decisions. He is not saying you are going to make decisions about stuff that has to go the Commission. All he is saying is that we sit here and we hear that we are going to increase the tank cost by X. Maybe it is not appropriate now because you haven't made that decision, but when you do, it would be nice to know that the cost of the tank was X and we went to Y because it was an increase of this. He said he looked for something that says what the tank cost was and we don't talk about the tank cost.

Mr. Rapson said his experience on that is when you start having the board get into discussions in regards to change orders it is very hard for you as a board member to take that just as information and not give us your opinion in regards to what you should do. When you start getting past that line of informational information as opposed to opinion, then you are advocating for a different decision or you are second guessing the decision that has been made from the professional staff and that is a fine line for him. He said his question is, if you want to get that knee deep, he does not think we do that publicly in this meeting. Everything we are talking about is going into the minutes. What you end up doing is you end up conveying a disconnect between the board and the staff that rapidly with today's social media can take us in a trajectory that he can't manage. He said his point is you can get as involved in the five year capital plan as you want. He has a Commissioner who gets involved in all the equipment major purchases we do because that is his wheel house. He has a Commissioner who has legal expertise who gets involved in a lot of the legal things that we do in his wheel house. But you don't see those debates taking place in the public, they are behind the scenes and we are utilizing their expertise. While he would love to use your expertise he is a little reluctant, as you can tell, from placing that on the table and having two of my other public folks as well as the other staff, he does not want to get into these type of debates. That is what they end up being, they end up with "why did you make this decision, Lee, why are you recommending this, why didn't we think about this, why didn't we think

about that.” What that does, in his opinion is it lowers public confidence in us as a board.

Bill Holland added about a week ago he got a call from a guy that used to be on the Water and Sewer Authority with him. He wanted to know about the tank demo behind The Avenue. He said he did not know anything about it, so he drove over there to see what he could see. He thinks it had already happened. He said he sent a note to Lisa and she was kind enough to tell him what was going on and he subsequently relayed that to him. He said he thinks like Frank, what is the stuff they need to know, so that they are aware or that they are ready.

Mr. Rapson said he thought in previous board meetings we did talk about that tank coming down and he did communicate. Mr. Holland said you may have and he was just out in left field. Mr. Rapson said it is a big deal when you take a tank down, especially one with Peachtree City on it. Mr. Pope said he made a big deal because he said you are taking a tank down in a major city here, it is going to be discussed, so we need to make sure we talk about it everywhere.

Mr. Rapson said his point is, he made sure this board knew, then he also communicated that with the Mayor and the City Manager, even though they are not really making a decision because that is a big deal for Peachtree City. That is how we got the new logo we are getting on the other tank, because they asked about painting the other one. He said we are and they asked about their logo being put on it. It had to do with the operational decision of that tank no longer being needed by the System.

Mr. Davenport suggested instead of having a verbal report on an agenda item, have some kind of a bullet point sheet of what you are going to talk about. Then Mr. Holland would have had on that bullet point sheet Peachtree City tank is coming down week of ..... and you would know that. Just listening to it and trying to remember it you have a piece of paper you can look at to remind you. If it is important enough to you, you might make a note of that in case somebody calls you about it. You don’t need all the background information, the bullet points is probably enough. Just to give you an idea once you leave here, if you don’t remember the discussion, you have nothing to point you to, except for your hand written notes. If you have bullet points of what was discussed, that jogs your memory about what happened.

Mr. Rapson said he could easily add the Water Committee to the emails he is sending, he is thinking enough of it to send something to the Mayor and to the City Manager. He can easily copy the Water Committee and they can delete them. If he thinks it is important for you all to know.

Mr. Destadio commented that Lisa does a great job with the minutes, so he is not questioning that, maybe it is just the engineer in him, but when we are talking about the exchange and the estimate, he is looking for what the estimate was. Sitting in

your seat before, he would know that you discussed things between those two guys and they made the decision on their recommendation. He knows the final decision goes to the Commissioners.

Mr. Rapson said the key is the statement Mr. Destadio made in regards to “when I was sitting in your seat”. The problem is you are not the consultant, you are a board member and that is a different relationship.

Mr. Destadio stated he started out with what is the role of the board, to sit here and to listen to these things and make our notes, or is it to see that there were three estimates and this is the estimate we took. That is not being critical of what you guys did, that is not saying, why didn’t you take the other estimate. This is the estimate we took. It just shows him there were three estimates, not one and that you negotiated an estimate.

Mr. Rapson said we can get with you and formulate something that makes you feel more comfortable in your role. Mr. Destadio said he does not want to advocate that we are a decision body. That is not what he is advocating, he asked that be noted. He is just saying trying to figure out what the roll of, what we are as public members of this board and if it is not to give input to you guys then he will just have a cup of coffee and sit back and eat popcorn once in a while.

Mr. Pope commented we have some lively discussions. Mr. Rapson said we want your input. It is not that we don’t want your input, but it is a matter of how we go about getting there. Mr. Destadio said he does not want to make light of this, he really wants to be part of this and assist the county any way he can.

Mr. Holland added that he thinks it would be appropriate to introduce this gentleman sitting to your left. Since it is his first time here. He would not be here if it wasn’t for him (referring to Commissioner Oddo). Mr. Rapson said he has been on the board before.

Commissioner Oddo introduced himself” everybody knows I’m Chuck with the Board of Commissioners. I sit almost to the left, Vice Chairman on the dais.” He went on to say he has been listening and when he was here, and Frank was here, Russell was giving constant updates. This is different, this meeting is going very quickly.

Mr. Pope said things are on hold right now for realigning of funding, once those things get rolling, there will be some updates, you will get some photos and we will have some meetings there on site. Mr. Rapson said you two weren’t here when we went through the chlorine dioxide project, it was a four million dollar project. When they had the pictures, they would show this is what they did this past two weeks, and you get a picture of the plant and they have a picture of the pipe, here’s this being installed. Then after that here’s what the project cost, this is how much we wrote checks for. He said he thinks we have some of that, you all just haven’t

seen it because we haven't put anything up there for you all to see yet. He said it is coming.

Mr. Pope said the main project we have now is the tanks, and it literally just started. Jason Bodwell said what he is hearing is he probably needs to provide more information that you would want to see into this package. He hasn't done that because it has never been asked. In his time in this chair, he has never been asked to provide that detail other than just a verbal report. But, absolutely, he can provide that information and give you what you want; and have more visuals. He will start that next time.

Commissioner Oddo commented the only caveat to that is he on the Board of Commissioners and their agenda is like 400 pages long with backup material. Be careful what you put in, be careful what you ask for. Mr. Destadio said everything doesn't have to be discussed. Mr. Pope said the project update sheet he gives Mr. Rapson every two weeks could be shared. Mr. Rapson said when he gets back he will send the latest project update. He said he understands what you are saying. Every week he has a staff meeting on Tuesday. Every week he has an agenda with interdepartmental items and there are projects that affect all the departments; then he has major capital projects and he gets updates on those and he has dates on it. He then sends that to the Board; he has a meeting Tuesday, they get it Tuesday afternoon; every Tuesday. In addition to that once a month he sends them a status report on all capital projects, so it is not only just Water, but it is also Stormwater, the SPLOST program, capital projects and all his projects. Every two weeks they are updating that with comments on the side, it has all kind of detail in it. It shows you what the project cost is, what they have spent to date, what is remaining, and here's what we have done between the last update you got the month before. He said he will forward that to the Committee. He said once they get that, they will think they have seen enough.

## **V. PUBLIC COMMENT.**

Mr. Rapson gave an update on Newton Plantation. It seems to have settled down a little bit, he noted that Newton Plantation is not our system, but we did follow up with EPD and got an update for the issues they have over there that are ongoing. He said he thinks they have resolved all those issues with the exception of two. That is really not us, but we get residents that have been asking about that from time to time. He went on to say we are moving forward with ...

Mr. Bodwell questioned two wells are being taken out of service and there are two wells remaining. Mr. Pope said that is right. Mr. Bodwell asked if that is sufficient to service the subdivision. Mr. Rapson stated this is not our system. EPD seems to think that the two wells are sufficient.

Mr. Rapson reported we are moving forward with starting the financial analysis on all the other systems because at some point, someone is going to say if we buy a

system, what is the first system we buy? That is how we come up with our prioritization of which private systems we may acquire someday.

Mr. Rapson commented the Historical Society is at Starr's Mill one day a month now, on Wednesday from 10:00 to 2:00. He said that seems to be going really well. The question was asked how we are advertising. Mr. Rapson referred to the document in the package and said this is a public advertisement that just went out, and the Historical Society is doing some things. Mr. Destadio said if you haven't been down there, it is really nice.

Mr. Destadio said he would like to thank the Commissioners, especially Steve Rapson for the proclamation for Ed Koons. Mr. Koons passed away, unfortunately last week; but he did receive the proclamation while he was still cognizant enough to understand it. He smiled and under the very limited amount of breath he could make, he was very clear and said tell them thanks. He said there is an article in today's Citizen about him. He has been around a long time, he did a lot for the County and for Peachtree City. One of the questions that came up at his funeral was how many gallons per day do we take out of Lake McIntosh. He said he did not know, he does know we are not taking any more water out of Lake Peachtree.

Mr. Pope stated we are taking about 7 to 8 million gallons a day. The pumps put out about 13 to 14 million gallons, but they don't run 24/7.

Mr. Destadio commented back when he was doing it, we had the algae bloom in Starr's Mill Pond. He said he is assuming we are not taking out of Starr's Mill Pond. Mr. Pope said we got rid of that permit, we don't even have a permit there anymore. Mr. Rapson said we severed that connection. Mr. Destadio commented we are not taking out of Lake Peachtree, so Kedron feeds into Lake Peachtree so we are not taking out of Kedron, All we've got is Horton and McIntosh.

Mr. Pope stated Horton is for South Fayette and McIntosh is for Crosstown. Mr. Rapson said we have a permit and can draw out of Lake Peachtree. Mr. Destadio said he knows we can and he knows we have the pumps there, but we are not at the moment. Mr. Pope explained we are doing some work on that pump station right now that is why it is basically out of service. We are doing some maintenance.

Mr. Destadio said he knows there has been a lot of expansion and new houses coming in, so people are asking. Lake McIntosh is beautiful and they are just wondering how many gallons we take out of that. He said he thought it was 10, so he told them 10, but he did not know.

Mr. Pope said it varies with the demands on the system. Mr. Rapson said that is one of the long term capital plans, to be able to do a connection so we can pull out of either lake to either plant. Mr. Destadio said he hopes there are no plans to try to tie in to Kedron. You would have to go through town and country to do that. Mr. Rapson said in the agreement we have the ability to do that; with Peachtree City.

**One day we could move Lake Peachtree's pump station up to Kedron.**

**Mr. Davenport agreed that is part of the Lake Peachtree agreement. Mr. Rapson said to keep in mind one of the questions he asked when he was talking to the Mayor and Jon when they were talking about the capacity of the lake. Lake Kedron is a 230 acre lake, Lake Peachtree is a 250 acre lake; so it is 20 acres bigger. Lake Kedron has right at 2 billion gallons of capacity; Lake Peachtree, which is 20 acres bigger has half a billion. It is four times as shallow as Lake Kedron and 20 acres bigger; just to give you a perspective. He said he does not think anybody would challenge it being shallow now, because you can see how shallow it is.**

**Mr. Destadio said unfortunately the City stopped the finishing of the dredging and as long as Flat Creek continues to pump silt in there, all the banks from Flat Creek are just caving in constantly. They are filling their lake up and they need to do something. That is not the County's responsibility. Mr. Pope said they need to do some stream bank restoration.**

**Mr. Rapson said Lake McIntosh is 650 acres and it is 1.5 billion. Lake Horton is 790 acres, and it is 3.5 billion. From a capacity perspective our permit is 10.4 million gallons for McIntosh, 6 to 18 for Horton and 4 million for Peachtree, which drains from Kedron. Capacity wise we are sitting pretty good. With the equipment we have in Crosstown we can actually just about double our capacity without having to put off any capital projects.**

**Mr. Pope said there will be some permit talk coming up in the future where we talk about the permit at Lake Peachtree allowing us to withdraw the Kedron amount through. That has never officially been identified in the permit. We have just been doing it under the county. The other thing will be, to look at high rating the Crosstown Plant, we know we can because we did during construction.**

**Mr. Destadio said at one time there was talk about selling water and he thinks people were concerned about how much we have, but it seems like we have quite a bit. Mr. Rapson said there is probably going to be more talk about that this next year. He said he thinks Coweta is looking for that, and he thinks EPD is wanting those interconnections to occur. One of the things we have to do before he can even take that debate to the Board is to have a conversation with the Water Committee then have a conversation with his Board members to do a mapping of the system, the capacity of the system and then turn around and pick up all the land use plans and do a build out of the system and find out what the capacity is. There are only two questions they are going to ask if I want to sell water. One is can we turn it off when we want to turn it off. The other one is going to be what our capacity is.**

**Mr. Destadio commented on Lake Kedron and Lake Peachtree, one you can't get Lake Kedron without going through Lake Peachtree. You are not going to try to sell Horton to Coweta, it is really going to come out of McIntosh; the primary source he would assume. Mr. Rapson said it would come out of either plant if we end up**

selling it. We have interconnectivity between our plants. It is not coming out of one reservoir versus the other.

Mr. Pope clarified that Mr. Rapson said capacity, he is talking about the storage volume, that is not necessarily our yield. We will be looking at doing a yield analysis to get a firm yield. Obviously, there was a projected yield for McIntosh, but now that we have USGS stations above and below all of our reservoirs, we have good data and we will be looking at a yield study so we can get a firm yield on all of our reservoirs before we discuss anything about selling any water outside this county. Make sure we can meet our demands through our comprehensive land use.

Mr. Destadio commented, especially with the Pinewood Studios growth and all the other requirements they have had. Mr. Rapson said the land use has not changed for that area, they are just building those homes. When we do a land use analysis, it is going to be based on homes that aren't built at capacity. He said he thinks people get concerned with density type issues, but the vast majority of Fayette County develops less dense than what it is zoned for, what the land use is for. Fayetteville is probably the exception to that in the last year or two, but if you go back twenty or thirty years, developers typically don't develop if they want 300 homes, they are developing 250 or 240. He said we are looking worst case when we do that analysis, but keep in mind, this is all about if we have excess capacity, the decision is are we going to retain that excess capacity. He said this is a philosophical discussion, but EPD and those folks position is if we have excess capacity, we need to share that with our neighbors. They are eventually going to permit us to do that. They are going to make us do that.

Mr. Pope said they are already reeling some of this subject in, the Metropolitan Planning District. Mr. Rapson went on to say if they don't make us and we don't sell the capacity. Right now no one is making us do that. But, at some point you have to raise taxes for your water customers. When you raise your water customers taxes people don't see that as a tax, but our rates have not been adjusted for decades. At some point you hit the point where now you are using, you are having to prepare for the capital needs and raise your rates. Selling capacity is a nice way of not expending any more additional funds and then getting more revenue sources in so you can maintain your capital projects and do all the things we want to do. Maintain your rates and expand your capital.

Mr. Rapson said there is a big difference between selling water and selling sewer. Sewer, he thinks you can make the argument if you give someone sewer, then that is a density issue and that is expansion and now you are allowing other municipalities to grow. He said he thinks you do have that argument. Selling more water doesn't mean they are going to build more houses. Water is not the same as sewer, so there is a fundamental disconnect there. If we sold 3 or 4 million gallons to Coweta County or Spalding County it is not going to make them develop more dense because they got more water. That is really an enterprise solution for their authority as opposed to...it helps them maintain whatever their rates are. He would

imagine we are selling it cheaper than they are buying it from someone else. That is just a business decision.

Mr. Pope said the interconnectivity study was not to help somebody grow or expand; what that was for was if a system had a condition where they couldn't meet demands. This system could assist them. Mr. Destadio said that is what they did when they first started that for you. Mr. Pope said that is on the rise again. Fortunately, this year we have had a lot of rain, so nobody is talking about, but next year when it doesn't rain for 9 or 10 months we will be talking about it again.

Mr. Pope went on to say that he and Mr. Rapson are saying it is much better for us to go ahead and build that relationship with our neighbors on our terms rather than the state to come in and tell us.

Mr. Rapson said the annual average for Lake McIntosh is 10.4; that is worst case. We are actually max rated for 24 hour withdrawal. Mr. Pope said the permit was identified based on a projected yield. Now what we are talking about and what Mr. Rapson has asked him to do is do a firm yield of all of our reservoirs so we will know what they are. Our watershed could have changed since the last one that was done in 2002. That was the last time we had a yield analysis done. It is time to do that again. Especially if we are talking about sharing, we will need to know what that looks like. Make sure we can meet our demands all the way throughout our build out. Mr. Pope said we are in good shape, we just need to manage it properly. We don't want to overextend ourselves and get into trouble because there is not another place to put a reservoir in this county. We are about maxed out.

Mr. Destadio asked about the carbon feed system. Mr. Bodwell responded they recommended a dryer to buy. Mr. Pope said they want to do some additional testing. He said we will have Greens Compressor do some additional testing of the humidity of the air. Mr. Bodwell said they suggested a moisture testing device. Mr. Pope said Greens Compressor said they could come and do that for us.

Mr. Bodwell said they suggested to Tom at Crosstown the device to purchase and how to test the humidity of the air. He said he does not know if that has been purchased or not. Mr. Pope said we did not purchase it because he is not going to buy and test a unit that it is not his fault it is putting out humid air. He said he is not even the professional to do that. Either Chemco can test it or else we can get Greens Compressor to do it. As soon as we start the unit up in the spring, Greens Compressor will come out and put their equipment on there and they will give us the results. Mr. Pope said he does not see us buying a piece of equipment that tests humidity and air when it is not even our problem. Mr. Pope said we have not started the unit up yet, but we will soon.

Mr. Pope reported the Water Selector parts are beginning to be received; that is the intake structure that we are making adjustments on so we can control the quality of

water. The parts are supposed to be coming in and he will have a better update at the next meeting.

Mr. Rapson commented that will be a good one when that is scheduled to be installed, when he knew they were getting ready to take the tower down, he sent an email on Tuesday to Jon and the Mayor saying the tower was coming down Thursday. That will be the same type of thing when they are getting installed we will say these are getting ready to be installed at Horton and McIntosh. He said he sends it to Jon, Jon sends it to Betsy and Betsy puts out her e-blast to everybody. It saves us the 20 phone calls from somebody is on your dam doing something. We know what they are doing, it is an e-blast that we send out.

Mr. Pope said that Russell will take photos of it when it is being installed, he is sure. He will give an update to let the Committee know how it is going. Mr. Bodwell asked if it is all under water. Is there anything that is actually above the surface? Mr. Pope replied very little. Mr. Rapson said it will be above the surface as they put it down. They will use a big crane.

## **VI. ADJOURNMENT.**

Vice Chairman Frank Destadio made a motion to adjourn the Water Committee February 13, 2019 meeting. Lee Pope seconded. The motion passed unanimously.

There being no further business, Chairman Pete Frisina adjourned the meeting at 8:50 A.M.

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Peter A. Frisina

The foregoing minutes were approved at the regular Water Committee meeting on the 27th day of February, 2019.

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Lisa Speegle

Next Scheduled Meeting Date: February 27, 2019