

WATER COMMITTEE
APRIL 12, 2017
MINUTES

MEMBERS PRESENT:

Pete Frisina, Chairman
James Preau, Vice Chairman
Steve Rapson, County Administrator
Lee Pope, Water System Director
Chip Conner
Commissioner Steve Brown

NON-VOTING MEMBERS:

Dennis Davenport, County Attorney
Michael Diaz, CH2M

GUEST:

Stephen Hogan

STAFF PRESENT:

Russell Ray

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

I. APPROVAL OF MINUTES FROM THE MEETING ON MARCH 22, 2017.

Lee Pope made the motion and Chip Conner seconded, to approve the minutes from the meeting on March 22, 2017. The motion passed unanimously.

II. WATER TREATMENT PLANT UPDATE.

Michael Diaz reported the contractor, Lakeshore, is working on the final punch list items. They had a little over a hundred items; little things they have to work through. One item that came up the last few weeks is an issue with the gaskets (seat material) that is being used for some of the valves that were supplied under the ICS contract. He showed photos of the valves throughout the plant; some are supplied by Lakeshore under their contract and some are supplied by ICS under their filter controls package. The ones that have the green actuator provided as part of the ICS package came through Texas; this is where the supplier for those actuators is located. They are purchasing the valves through ValMatic through a different vendor compared to the ones Lakeshore is providing for some of the bigger isolation valves that are in the pipe gallery.

Mr. Diaz explained as they were going through construction everything was tested and everything was holding up tight. As ICS continued doing some of their additional work on the filter backwash analyzer they started noticing a couple of leaks on some of those that were popping up. He showed a photo showing a view looking into one of the pipes coming into the filter. You can see the systemic valve and you can see a slight leak in the upper area. Mr. Diaz then showed a video of the leak looking into the pipe that is coming in. This gives a perception of what the flow

is. He said this is not a major leak, but certainly a leak that you would not want to have from a recently purchased valve. He said he gives credit to ICS because they are taking a step forward starting later this week to re-engage with Lakeshore; the Rotor folks will come in and start making the adjustments.

Mr. Rapson commented they have completely owned this problem. Mr. Diaz said they have not turned their face away and he gives them credit for trying to step in. Mr. Diaz described how the valve would be able to modulate; open and close; the valve has a rubber that goes all the way around being held by a metal band. On these butterfly valves the seat material is adjustable. As you start installing these valves if there is any leakage you can go in and adjust the screw because it will compress, or loosen up, the rubber so you can get an adjusted seat. He said what they are hearing is something happened with the batching of the rubber material, and that is why they are seeing this issue. They are going to go back in; this is not major surgery, just a matter of getting access. The difficult part is trying to get accessibility to the valve to be able to replace that material. The whole idea is that it is replaceable, it is adjustable, as they were going through construction, and they tried to be sure the seat is accessible so in the future if you have to replace it, you can actually get to it. They worked it out with the contractor just to make sure. The whole idea is you do not have to remove the whole valve, because that is a big painstaking issue; just remove the fitting.

Mr. Diaz showed the photos and described the process of replacing the seat on the valves. He pointed out elbows that would need to be taken out for easy access. This work will be done this week. He showed a 24" valve and described the pieces you would not want to have to remove. He then showed an effluent valve, an isolation valve, and an air scour valve on the outside part of the filters; the contractor has a priority list as to which ones they are going to tackle first. They will continue monitoring to see what happens. It will not be as simple as they first thought because it will require some muscle to get the fittings off. The first thing they will do is loosen up a lot of the bolts to make it easier to make it a quick turn around and minimize the impact on the operation of the water plant. The big advantage is we have redundancy with the new filters, the ability to high rate and the ability to catch up if anything happens. This has been the beauty of this last upgrade. They can isolate half of the plant and still continue operating without a hitch.

The question came up about how many valves there are. Mr. Diaz stated each filter has six valves operating, but not all of them are going to have to be looked at, so we are talking maybe three or four. They will know more once they get into it, to see if it is just a matter of making the adjustment that we talked about on the screw, and they may solve the issue or if it is definitely a problem inherent with that rubber material throughout all the valves. Mr. Pope commented there are thirty to forty valves. Mr. Diaz stated if everything goes well, it may take two weeks. They will know more once they make it through the weekend.

Mr. Ray said the chlorine dioxide system is working wonderfully. Mr. Rapson asked if having these valves checked is holding up the final punch list. Mr. Diaz said they are working through the final punch list right now and that is part of them completing it.

Mr. Ray gave an update on the liquid lime system. He said it is going through its first annual maintenance work. Overall it has worked very well. Mr. Diaz commented right now all the chemical systems seem to be holding up with no issues. All the plant staff are getting comfortable with it and they seem to like what they have right now.

III. STARR'S MILL CLEANUP.

Lee Pope reported the first volunteer cleanup is scheduled for May 11. Possibly a follow up day will be on May 13 so citizens who are working during the week will have an opportunity to be there. He said nothing has been advertised yet. He said we will be meeting with our Purchasing office to do some procurement for the larger trees to be removed by a professional service. Then our crews will be there with chain saws to remove some of the other trees. We are going to see if Phil can bring up the chipper or mulcher from the Road Department to chip up the trees and limbs we clean up that day. We will use that mulch around the area. He said we will do the side the Mill is on, we are not going to work on the road side this time. There is plenty to do on the Mill side; we are also working with Rochester to mark our boundaries so we are sure where our lines are. There is some question right now about where the lines are between us and the little house next door. We want to make sure where those are for planting trees. Rochester is going to take the survey map we have from 2000 and remark those lines just so we know where our boundaries are.

Mr. Pope commented the gentleman next door has been very nice. Mr. Rapson asked if we are reaching out to the Water Guardians for either the 11th or the 13th as well. Commissioner Brown commented they have Lake Horton scheduled for the 20th, they can add this on as an extra. Further discussion pertained to the work planned such as brush clearing and tools and supplies needed for the day. Commissioner Brown said they will put it on their Facebook page. Mr. Pope said this is basically external cleanup. We are not going to be doing anything with the building at all. Mr. Rapson said Keller Williams will bring whatever tools they think they might need to clear brush and stuff like that. He thinks we will have an abundance of people there; there will be a lot of dragging and manual, intensive, labor type work. Not a lot of machinery will be needed; most of it will be done by hand.

Mr. Rapson commented we will have an arborist on site to be sure we don't cut too many trees. Mr. Pope said she (the arborist) came down and helped mark the trees that need to be taken down. Most of the trees marked either have some health conditions, are dead or the tops are broken out of them. He said they were cautious

about the ones they marked. There was a method to the madness in flagging the trees. Part of this is to clear some so the other trees can flourish and grow. Mr. Pope commented there are some beautiful rocks along the bank, he recommended once the trees are cleared, cleaning the rocks and there will be a place for people to sit and fish, or have a sandwich, and enjoy the pond.

Michael Diaz commented we have a proposal from Rochester to establish that west side boundary for the property. They have a two week turn around, so once we give them the green light it should be established before May 11. Chip Conner asked about setting permanent markers. Mr. Pope replied we have to see where they are. One of them may be near or in the road way between us and the property at the corner. That road is actually owned by the church.

Commissioner Brown mentioned we might want to buy that property one day. Mr. Rapson commented everybody turns out there on the major highway. He mentioned maybe abandoning that and use the church as the primary access in and out of that property. Mr. Pope said when they are doing the bridge construction, that entrance may be affected. Commissioner Brown agreed we may lose that entrance. It is essential that we have an open entrance to that site. Mr. Rapson commented if we couldn't acquire the property, maybe get some type of agreement that allows us to use that as a primary access point in and out. There is no easy way turning in and no easy way turning out of there. Mr. Pope commented when it floods, our staff going in with the big trucks, they usually have to come in on that end. They have a hard time getting in and out of that driveway with the big trucks. Commissioner Brown commented something is eventually going to happen with that church site. He would love it if we could control what is going to happen there, since it is a historic site.

Mr. Pope said he met with the gentleman that purchased the brick house. He is doing a lot of renovations and is doing a really good job. He is doing some sod and stuff on his property and it may come down to the road, but that will help with any runoff from that side. We will stay in communication with him. Mr. Pope explained to him that we are having this cleanup day; he has no doubt that he will probably join us too. He has a vested interest, certainly.

IV. DISCUSSION FOR DEVELOPMENT AND ADOPTION OF ORDINANCES TO ADDRESS DEFICIENCIES IDENTIFIED IN RECENT METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT AUDIT.

- A. ACTION ITEM 5:12 – ORDINANCE REQUIRING NEW CAR WASHES TO RECYCLE WATER.**
- B. ACTION ITEM 5:18 – WATER WASTE ORDINANCE.**
- C. ACTION ITEM 5:19 – ORDINANCE REQUIRING HIGH EFFICIENCY PLUMBING FIXTURES CONSISTENT WITH STATE LEGISLATION.**

Mr. Rapson explained these are primarily housekeeping issues on things that should have already been adopted and then based on the audit, we just want to adopt them so we are in compliance with the Metropolitan North Georgia Water Planning Districts position.

Mr. Pope stated that he and Lisa have looked and we feel like we have been adhering to these, we can't seem to find where they were officially adopted. He said Tameca has searched for one that we had a date on the file. Mr. Rapson commented it does not necessarily mean we did not adopt them in the past, we just can't confirm it. We would rather confirm it. These are the same things we have been following. Mr. Pope said we have actually been adhering to these; the high efficiency plumbing is actually part of the State Plumbing Code. People have been adhering to that. The Water Waste policy would have given us some teeth to do something about the leak that occurred last week. Part of this is not only for people who might be watering or doing outdoor work with water on days they shouldn't be, but for instance if we have a landlord that has a tenant; the tenant comes and gets the water bill put in his name. Then, let's say there is a leak in the home, and then the tenant is going to receive a large water bill. There is no incentive for the home owner to fix that line. Then it is an argument between those two and you could say the tenant could always go and file some sort of a suit against the landlord but for \$50.00 or \$100.00; who has the money to do that? This gives us teeth to go to the owner of the property and force them, or fine them if they do not fix it within a reasonable amount of time. He said he knows reasonable is subjective, but we can talk, we can say three to five business days. That way we actually have some now, especially residential, where the tenants are having high water bills and it is because there are things that need to be replaced in the home and there is no incentive for the landlord to do it because he doesn't get the bill. This will give us some teeth to sort of ratchet down and we had the leak last week at Peachtree East Shopping Center. That was an argument between the landlord and the tenant about who had ownership of that line. Since there were fire hydrants there, everybody assumed that it was the crazy water department that wasn't fixing it, but they didn't realize that was actually private property and we could not do work there. Private water systems do have hydrants, it is not just us. Everybody assumed that was part of the Water System when it was not. The only way we were actually able to go in and valve it off was when it completely blew out and they called Customer Service and asked us to go valve off their service

Mr. Rapson commented we had it scheduled to be fixed at 9:00 p.m. and at 4:00 p.m. it blew. Then we had to shut off the water, and that did not just shut off Kaufman Tire but it shut down the entire shopping center. Publix, who was the management company of the shopping center was okay with us shutting them down at 10:00, which is when they repair was going to take place, but there are two restaurants in that shopping center. They were not happy with shutting down at 10:00. He said he thinks this gives us some justification to cause the management company, which is out of Florida, to fix the problem.

Commissioner Brown pointed out how many nights they had to fix the leak, a week and a half worth of nights. Had they been diligent, they would not have messed up their tenants, the restaurants. Mr. Pope commented he has a good friend who owns a mall similar to this. What happens is you have the Publix shopping center and then you have an outparcel that was Kaufman Tire. Many times there is a discrepancy about that outparcel because if Kaufman Tire built that outparcel then there is a discrepancy about who takes ownership of that line. He said he thinks that was a disagreement, Publix was saying we take care of over here where our building is, this entire structure; air conditioning, waterlines, whatever. That is an outparcel and you guys built that, that is on you. He said he thinks there was a discrepancy between those two. He said he does not know what the solution is for that. The problem was, we needed to get the line fixed, because it was creating problems with our citizens.

Commissioner Brown stated that people really thought we had no appreciation for the water leaking out like that. It was getting very, very vocal. When you come out of a Level II Drought scenario, just the end of the year prior, we should be taking a serious face on this. He said hopefully that will help, he suggested Dennis take a serious look at enforcement on these things. Mr. Rapson stated before this goes to the Board, Dennis will look at it, then it will go back to the State Solicitor and they will look at what type of Municipal violation will it be, those type of things. We will work all that out before it actually goes to the Board of Commissioners. He said we want the Water Committee to approve to turn it over to the legal department, then once the legal department is okay, put it on the agenda for the Board to officially ratify it.

Mr. Rapson made a motion to adopt the ordinances listing the deficiencies outlined in the Metropolitan North Georgia Water Planning District Audit, and then seek Board approval after legal has reviewed the ordinance. Commissioner Brown seconded. The motion passed unanimously.

Mr. Rapson commented when the ordinances come back, if they are any different than what the Committee has today, copies will be given to the Water Committee to see them. Mr. Pope agreed we would give a final copy to the Water Committee before it goes to the Board.

V. PUBLIC COMMENT.

Commissioner Brown reported the Water Guardians event went really well at Lake McIntosh. He said they had about thirty people. He said thanks to Carrie Gibby for getting the new t-shirts put together. CH sponsored the meal and that was great. He said they feed everyone after they work for a couple of hours. Everybody left happy. They filled up another truckload of debris. He commented that J R Ramos has offered to do the cooking at the next event; CH will provide the meal for him to cook. He commented the schedule is out for all the other events. He asked that the Committee share this schedule with people they know who kayak and

canoe. Discussion followed about how much stuff they get out of the lakes and where it comes from. Some of it comes downstream. Commissioner Brown mentioned starting a campaign about the people who fish and leave their stuff behind; empty worm containers and other trash. Mr. Conner commented that he pulls a lot of stuff out of Lake Peachtree at his home.

Mr. Pope stated there is signage we could get. He said they did a campaign in Rockdale about packing your trash. Commissioner Brown suggested a sign with a child with a fishing pole that says leave it clean for the next generation. He said it is very discouraging. The markers from the golf course also end up in the water.

Russell Ray asked if they found much on the island. Commissioner Brown replied there was quite a bit of stuff on the island. There was some usable stuff that people were keeping; strapping devices and stuff like that. Apparently somebody was out there strapping something in. There was quite a bit of beverage containers. He commented about cleanup at Lake Horton and the amount of beverage containers they collected there in the past in the wooded area close to the boat ramp. It is an area you would not expect a lot of traffic.

VI. ADJOURNMENT.

Commissioner Steve Brown made a motion to adjourn the Water Committee April 12, 2017 meeting. Chip Conner seconded. The motion passed unanimously.

There being no further business, Chairman Pete Frisina adjourned the meeting at 8:35 A.M.

Peter A. Frisina

The foregoing minutes were approved at the regular Water Committee meeting on the 26th day of April, 2017.

Lisa Speegle