



Water Committee Minutes
June 11, 2025
8:30 A.M.

Committee Members Present:	Jeff Hill, Vice-Chair; Chief of Fire & Emergency Services Vanessa Tigert, Water System Director Bill Holland, Citizen Representative Jim Poff, Citizen Representative
Absent:	Bryan Keller, Chair; Environmental Management Director Steve Rapson, County Administrator William Yarde, Citizen Representative
Committee Non-Voting Members:	Dennis Davenport, County Attorney Aaron Capelouto, Arcadis
Staff Present:	Susan Lee, Water Production & Operations Manager Ben Martin, Plant Maintenance Manager Lindsey Choisnet, Engineering Technician

Call to Order

The meeting was called to order by Vice-Chair Jeff Hill at 8:31 A.M.

Acceptance of Agenda

Vanessa Tigert moved to accept the agenda as written. **Jim Poff** seconded the motion. The motion passed unanimously.

1. Approval of Minutes from the May 14, 2025 meeting
Jim Poff moved to approve the minutes from the May 14, 2025 meeting. **Bill Holland** seconded. The motion passed unanimously.
2. Solar Project
Cherry Street Energy representatives Andrew Quigley (Account Executive) and Zac Powell (Chief Revenue Officer) presented a proposed solar project for the Fayette County Water System (FCWS). Cherry Street is a vertically integrated energy company that designs, constructs, operates, and maintains solar solutions, selling the generated electricity directly to customers under a 20-year fixed-rate agreement. FCWS would pay no upfront costs, with projected savings over the agreement term estimated at nearly \$800,000.
The proposal includes a floating solar array on the holding pond at the Crosstown

water treatment plant. This configuration provides additional benefits, such as reduced evaporation and temperature regulation, which may help prevent algae blooms. Cherry Street conducted a technical site visit, drone survey, and full utility bill analysis to determine feasibility and anticipated savings. The proposed system would offset approximately 28.1% of current electricity usage. The remaining power would still be purchased from Georgia Power under a Time-of-Use (TOU) rate structure, which, combined with solar, is expected to further reduce costs. Cherry Street will provide a 30% design set for review, followed by a 90% set prior to construction. The company anchors floating arrays into berms surrounding the lined holding pond and will conduct additional due diligence before final installation. FCWS would be responsible only for executing the solar energy procurement agreement; all design, construction, and maintenance would be managed by Cherry Street throughout the 20-year contract.

Committee members asked about the rate structures, future battery storage options, and the structural integrity of the proposed system. Cherry Street confirmed their systems are battery-ready and can be upgraded in the future if battery technology becomes more cost-effective. Mr. Quigley also noted that Cherry Street is exploring additional solar opportunities at the County Jail and Justice Center, where flat rooftops allow for lower-cost installations and greater savings potential.

Vanessa Tigert moved to advance the Cherry Street energy proposal to the Board of Commissioners for consideration. Jim Poff seconded. The motion passed unanimously.

3. System Updates

Ben Martin reported that the Highway 54/74 tie-in occurred overnight, and that the system was being re-energized as of 7:00 A.M., with full service expected to resume later that morning.

Susan Lee advised that preparations are underway for the upcoming triannual sanitary survey. The process involves extensive data review and site visits, including tank inspections and administrative record audits. Staff are working to ensure thorough readiness.

4. Director's Report

Ms. Tigert reported that the Advanced Metering Infrastructure (AMI) project is in its final stages. Of the original 31,000 meters, fewer than 50 remain to be replaced, most of which cannot be swapped out due to site conditions, such as tree root obstruction. She noted the successful resolution of AMI work order "ping-pong," calling it a significant milestone.

Three major Requests for Proposals (RFPs) are currently in progress:

- The Trilith Pump Station, with vendors conducting site visits;
- The Water Tank Maintenance Contract;
- The On-Call Contractor Agreement.

5. Public Comment

Tim Cailloux, a resident of Peachtree City, shared his experience with the new AMI

meter at his home. After a substantial increase in his water usage went unnoticed until he received a high bill, Mr. Callioux contacted Customer Service and learned of the leak alarm feature. He has since downloaded the EyeOnWater app and encouraged FCWS to maximize public awareness and utility of the AMI system's capabilities. He noted that many customers may be unaware of slow leaks and that the new technology offers a valuable opportunity to empower residents through better monitoring and alert systems.

6. Committee's Comments
No comments.

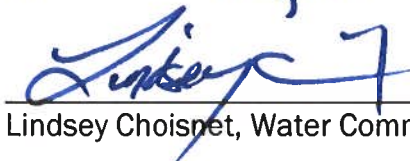
Adjournment

Vanessa Tigert moved to adjourn the Water Committee meeting on June 11, 2025. Jim Poff seconded. The motion passed unanimously.

The meeting adjourned at 9:14 a.m.


Bryan D. Keller, Chairman

The foregoing minutes were approved at the regular Water Committee meeting on the 13 day of August, 2025.


Lindsey Choisset, Water Committee Clerk