

Middle Chattahoochee Regional Water And Sewer Authority Meeting Minutes

Tuesday, November 14th, 2023
Fairburn- City Hall
56 Malone St. S.W. Fairburn, GA 30213

- I. Chairman J. Clark Boddie called the meeting to order at 7:00 pm.
- II. Roll Call was taken by Secretary Jessica Davis with the following board members present:

The Honorable Chairman Mayor J. Clark Boddie
The Honorable Mayor Mario Avery The Honorable Councilwoman Tara Miller
The Honorable Councilman Brian Jones The Honorable City Manager Tony Phillips
The Honorable Vice-Chair Sonja Fillingame

The following members were absent:

The Honorable Mayor Vince Williams

The attendance of the board constituted a quorum and the meeting proceeded.

III. Approval of Water Authority Minutes:

The motion to approve the October 10th 2023 MCRW&SA Meeting Minutes was made by Mayor Avery and seconded by Councilwoman Miller. **Vote: 6-0; Motion Carried**

IV. New Business:

V. Discussion and Approval:

VI. Reports:

A. Water Authority Attorney-

At the last meeting, the authority had the opportunity to discuss their ongoing relationship with Gresham Smith. Attorney Devenport was tasked with communicating with Gresham Smith to get a better understanding of where the board is and what their expectations are. Attorney Davenport spoke with Mr. Randy Booker. Mr. Booker is the senior vice president. He's also the person who signed the agreement initially when the authority first entered into an agreement with the firm. The authority was in the process of working through several different task orders, and they paid them \$142,000.00. The anticipated total was going to be \$350,000.00. When the authority told Gresham Smith to stand down in February of 2023, nothing flowed from Gresham Smith to the authority. Gresham Smith invoiced the board from September 2022 to February 2023. When Attorney Davenport spoke with Mr. Booker, he informed him that the authority was receiving good feedback from the city of Atlanta, and the board was no longer securing their firm for assistance. Attorney Davenport further stated that he didn't see the authority building a water plant in the near future, which was Gresham Smith's main duty. Attorney Davenport informed Mr. Booker that the authority would like to sever the relationship and asked if there was anything that the board was missing, if money was owed to them, or if they had any deliverables that they had produced but had not made available to the authority. Mr. Booker informed Attorney Davenport that they're current dollar-wise and deliverable-wise but will follow up with him. Attorney Davenport informed the board that he believes that the only thing that may be outstanding are water samples that Gresham Smith performed, but the board didn't receive the results. Mr. Booker was informed that he may receive a 30-day written notice of termination for convenience.

Motion to produce a termination for convenience to Gresham Smith was made by Councilman Jones and seconded by Vice-Chair Fillingame. **Vote: 6-0; Motion Carried**

B. Financial Report-

Attorney Davenport presented requisition #254R in the amount of \$36,614.23.

Motion to approve Req #254R in the amount of \$36,614.23 was made by Mayor Avery and seconded by City Manager Philips. **Vote: 6-0; Motion Carried**

C. Project Managers-

City of Atlanta- The virtual meeting was on October 26th. There was a total of 17 participants. Ten representatives were from the authority and seven representatives were from the City of Atlanta.

The purpose of the follow-up meeting was to address the memo of August 3rd. Commissioner Browning kicked off the meeting and turned it over to Ms. Sharon Matthews. She went slide by slide to answer questions. The City of Atlanta provided two phases/scenarios. The first scenario was they would continue to serve all of the South Fulton region, and the second phase was having the authority plus the City of Atlanta servicing various areas within the South Fulton region.

Slide 6: Atlanta is a wholesale provider to the South Fulton Region. Under that scenario, they showed the board their conceptual modeling of what that plan would look like. The plan was based on a 2019 capital improvement master plan that they prepared. If they were to continue to serve the region on their own, including a couple of their components, several of them would include components that would be done regardless of what happens. Regardless of if there is a partnership, they will continue with the construction of a 36-inch dual main tank to the Stonewall Tank. This is the Fairburn dual main.

The second dual main is Roosevelt Highway which is from Stonewall Tell the city of Palmetto.

Atlanta will work on the new pressure zone. One of the ways they plan on serving this main area is through the Cochran Road withdrawal, which is proposed to be on the Chattahoochee River. This has not been remodeled and they are assuming that the water is going to be there. There are no permits, and they have not done anything that would necessitate getting the water withdrawal approved. When the project managers completed their own downstream withdrawal study, they had to have an alternative non-depletable flow to get the amount of water through the period of record. Since that time, Coweta County has had to do alternative things as well as go further downstream, and they rely a lot on the discharges from Douglas County and other counties, to have the water further downstream.

The City of Atlanta hasn't done the necessary studies to assure their assumptions.

Chairman Boddie asked if there were any concerns about the fact that the board had received permits to withdraw, and they haven't started on theirs.

The Project Managers stated that Atlanta did not seem affected by that. Also, there was a statement made by the city of Atlanta that they could pull it from storage.

City Manager Phillips asked why Atlanta would make that assumption without doing their due diligence.

The project managers stated that Atlanta has a very large withdrawal permit for the Chattahoochee River. They could go to EPD and reallocate.

Project Managers- From an engineer's perspective, they would still have to show that the water is at that location throughout the period of record. The period of record goes back to the 20's and 30's.

Vice-Chair Fillingame asked is there an estimated time frame?

The project managers said yes. The dual main for Fairburn is 4 phases between 2026-2030, and the Roosevelt Highway dual main is 2 phases between 2026-2029

Project Managers: For Fairburn, they had already purchased the piece of property and were proposing to have the water treatment plant there as well as to have a 4-million gallon-a-day storage tank underground.

Slide 11: The color coding on the lines is very important. The combined partnership option has Atlanta installing and paying for the line in red and black. It has the authority to install and pay for lines that are in black and white. The lines that are green and black are overlaps. This is the combined plan. The City of Atlanta calculated that the authority's cost would be 148 million dollars. They calculated based on the length of the pipeline shown in the depiction. The 50 million in savings relates to pipelines required if the authority works together. They're not clear who will receive the 50 million in savings. There's also a 40 percent contingency added to the cost. The City of Atlanta further stated that it's a level 5 analysis that would incorporate any potential easements (2546).

Atlanta has a capital improvement plan that they are working through to provide better service in some capacity.

Councilman Jones: After all these models, ideas, and plans, does the authority know what it will cost for a gallon of water per resident? And does it still make sense to move forward if there is a 50 percent increase in water bills?

The project managers asked if Atlanta could deliver the quantity of water that they're saying they could?

Drought-South Fulton, Coweta, and Fayette counties are being deemed in drought conditions. The project managers asked the board to be on the lookout for a notification from EPD.

D. General Manager-


City of Atlanta- General Manager Farmer informed the board that the presentation needs serious evaluation. Many factors must be reviewed when determining the cost per gallon, like utility cost, and things of that nature. The cost is not realistic. There must be other options, and the board must hire an engineering firm to look out for the board's best interests. GM Farmer has a meeting with Krebs.

City Manager Phillips stated, If the board has access to the engineering service, can the authority have their engineering service look at this, and take it to Atlanta and provide their recommendations and suggestions? There should be a middle ground in the partnership.

Mauldin & Jenkins-GM Farmer spoke with Mr. Josh Carol. He is a partner with Mauldin & Jenkins. He has a draft of the audit. GM Farmer also spoke with Mr. Steve Garber. He's requesting a couple of things, such as the authority estate ledger, which shows all properties and parcels owned by the authority.

The project managers asked the board if they would like them to continue their conversation with Coweta regarding the partnership. The authority would like the project managers to explore Coweta as an option.

- VII.** The motion to adjourn the meeting at 7:45 pm was made by City Manager Philips and seconded by Councilman Jones. **Vote: 6-0; Motion Carried**



Mayor J. Clark Boddie, Chair



Jessica Davis, Secretary