

# Middle Chattahoochee Regional Water And Sewer Authority Meeting Minutes

Tuesday, July 12, 2022  
Union City- City Hall  
5047 Union St, Union City, GA 30291

I. Chairman Mayor 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 Councilman Brian Jones
The Honorable Mayor Vince Williams	The Honorable Councilwoman Tara Miller
The Honorable Vice-Chair Sonja Fillingame	The Honorable City Manager Tony Phillips

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

III. **Approval of Water Authority Minutes:**

The motion to approve the June 14<sup>th</sup>, 2022 MCRW&SA Meeting Minutes was made by City Manager Phillips and seconded by Mayor Avery.

**Vote: 7-0; Motion Carried**

IV. **New Business:**

V. **Discussion and Approval:**

VI. **Reports:**

A. **Water Authority Attorney-**

Attorney Dennis Davenport did not have a report from the attorney's office.

B. **Financial Report-**

Attorney Davenport presented requisition #235 in the amount of \$19,056.98.

Councilman Jones inquired about the Authority's Verizon Phone Bill. Chairman Boddie stated that the amount fluctuates.

The motion to approve requisition #235 was made by Mayor Williams and seconded by Councilman Jones.

**Vote: 7-0; Motion Carried**

C. **Project Managers-**

- **USGS Gages:** Permit Compliance: The USGS Gage has been installed and it's fully operational on the website. The deadline for the annual report on the Water loss control program is July 22<sup>nd</sup>. The program was created in 2021. Project Manager Laura Benz will send a reminder to the board members.
- **GEFA:** GEFA charges different interest rates based on whether the components of the project are for conservation. If so, the interest rate will be .86 percent. If not, the interest rate will be 1.86 percent. The authority's interest rate is 1.73 percent on the GEFA loan. Project Manager Benz communicated with the underwriter for GEFA, Ms. Shelina Ali. Ms. Ali is interested in viewing the authority's financial plan and will request the water usage rates from the authority cities. The water usage rates determine the percentage each city pays on the bond. Ms. Ali will contact the cities individually to speak with their city managers regarding finances and audits. Ms. Ali is underwriting

the loan to cover up to 50 million dollars. The application the authority currently submitted is for 25 million. If it doesn't work, the authority will ask Ms. Ali to decrease the amount back to 25 million.

- **Environmental Information Document through EPD:** As part of the process, the project managers are holding a public meeting on July 25<sup>th</sup> at 4:00 pm. The meeting will consist of presentations and questions. The public meeting was posted and advertised in the newspaper. GEFA will make its decision at its August 23<sup>rd</sup> board meeting.
- **Team Coordination:** The project managers have been working with Ms. Rebecca Lindsay and providing her information as needed. The working group meets once a month on the 4<sup>th</sup> Wednesday. Attorney Davenport has spoken with some of the mayors about setting up an additional meeting on some of the topics.
- **Mitigation:** The authority received a payment last month for \$5,000. The sales are held until an additional credit is released. The authority has sold 46,000 credits, and 63,000 credits are available for sale. The authority has earned a little over 1.1 million dollars. Councilman Jones asked, "Concerning the North Georgia Planning District, has there been any conversations on our projects from them that's going to be included in their report? Project Manager Benz stated that the information was included in the last two updates.

#### **D. Gresham Smith:**

- Mr. Scott Thompson began his report by highlighting the status of Task order #1.
- **Jar Testing:** Gresham Smith (G&S) has established a protocol for the testing. There will be \$5,000.00 in expenses related to land fees for the testing. As it relates to flow projections, the authority can replace sewer with water on the list. Mr. Thompson confirmed the delegates for each member city.
  1. Union City currently has Lonnie Ferguson and Rodney Landrum
    - Vice Chair Fillingame asked to replace Rodney Landrum with John Hughes
  2. Palmetto currently has Cindy Hanson, Mayor Boddie, and Matt Ivester
  3. Fairburn currently has John Martin, Lester Thompson, and Tarika Peeks
    - City Manager Phillips asked to replace Tarika Peeks with himself
- **Cost Estimating for the Project:** G&S had retained a woman-owned business that has since dissolved. Mr. Thompson stated that they have a better qualified firm to provide those services at no change in cost.
- **Knowns & Unknowns:** Very technical document. G&S would like the board to establish a utility committee or give them the authority to make those decisions contained in the document. Chairman Boddie would like for G&S to handle it.
- **Task #7:** Relates to the creation of a community outreach webpage. G&S would like to include the project background information based on what they're doing and why they're doing it on the authority's website. The public should be able to understand, and the webpage should include the vision statement, and geared toward targeting all stakeholders, links to the project documents, describe the role of the owner's engineer as it relates to the authority and the project, how the

selection project took place, RFQ and RFP info, discuss social media, project schedule, and community engagement.

Ms. Lindsay asked the board if they agreed with the task order presented before them. City Manager Phillips stated yes and believes it's good to start with the tier point as the project moves forward and more information becomes available to the public. Chairman Boddie would like G&S to provide feedback to the board members.

Mayor Avery asked who will be responsible for answering the technical questions on social media. Ms. Lindsay stated that it's not in their scope under this task order. If the authority is active in social media, someone must be in place to maintain it. Ms. Lindsay suggested advertising the meetings so that the public is aware and including the email address as the contact for questions. Once the questions are received, G&S will decide if they need to answer through social media. Mayor Avery reiterated there should be someone in place to address the technical questions. Ms. Lindsay stated that G&S will answer the questions, but her concern is that there's more effort in setting up the platform. Ms. Lindsay prefers addressing the questions during public meetings.

Mayor Williams asked if G&S is requesting to have public comments during the meetings. Ms. Lindsay stated she would like the community to be involved and give them that channel. Mayor Williams stated that he's in favor of letting the community be involved. Chairman Boddie informed Ms. Lindsay that the community has not been involved in 20 years. The water authority has been in full effect for a long time, and the board has been meeting regularly. The meetings are advertised.

City Manager Phillips stated that the website and social media sites are public engagement tools. Once the authority arrives to that point, they must be prepared to address the public.

Chairman Boddie asked the board to table this subject until the August meeting.

Ms. Lindsay stated that she likes the idea of a public meeting because the authority can ask the public to submit questions, and G&S will address all at the public meetings.

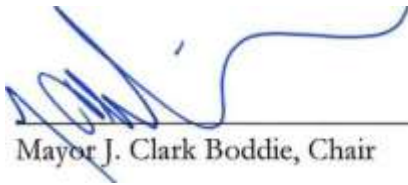
- **Collaboration Charter:** Ms. Lindsay captured everything discussed at the last meeting. There are four items that G&S has for guiding principles and core values.
  1. Listening for understanding and striving for alignment and resolution of conflict
  2. Supporting decisions once made by a majority of the vote
  3. Partnering and collaborating with regulators
  4. Promoting collaboration with designers, contractors, and stakeholders.

On the knowns/unknowns document, G&S would like the authority to defer to them as their owner engineer to make recommendations that are consistent with their charter and vision. Any items G&S is not sure about will be brought to the board's attention.

**Flow Projection:** The authority would like G&S to work with their utility staff.

The initial build of the plan must sustain 20 years. G&S would like to print the information on a poster board displayed at the meetings and website with the authority's signature.

- VII.** The motion to adjourn the meeting at 7:35 pm was made by Mayor Avery and seconded by Vice-Chair Fillingame. **Vote: 7-0; Motion Carried**



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Mayor J. Clark Boddie, Chair



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Jessica Davis, Secretary