



CAPITAL & CONSTRUCTION MEETING

Tuesday, September 3, 2019 at 4:30 p.m.
Memorandum

Members present: Committee Chair Steve Pittman, Members Marilyn Anderson and Eric Hand. Others in attendance were: Legal Counsel Anne Poindexter, Utility Director Andrew Williams, Engineering Manager Wes Merkle, Collections Superintendent Aaron Strong, Utility Engineer Ryan Hartman, and Administrative Assistant Maggie Crediford.

Mr. Pittman called the meeting to order at 4:32 p.m.

Public Comment

There was no one present from the public.

Dedications

Mr. Merkle said the sanitary sewers at Woodhall Lane are complete and ready for dedication. The Committee had no questions regarding the dedication request. The Committee will recommend acceptance of the dedication of Woodhall Lane sanitary sewers to the Board of Trustees.

#1906 Outfall Sewer Expansion – DOW Easements

Mr. Merkle stated one easement needs to be acquired to begin the Outfall Sewer Expansion project. Mr. Merkle has been working with DOW for over a year to acquire the easement. The Utility has documentation that it paid for condemnation of the original easement, but staff has been unable to find any recorded documents for the easement with Boone County. Mr. Merkle has received verbal confirmation that DOW will grant the easements to the Utility, but it is not a high priority for them, so he has not been able to acquire executed easement documents from DOW. Mr. Merkle said the easements need to be acquired soon to get it done so the project can move forward.

After some discussion, the Committee agreed to recommend the Board of Trustees direct Mrs. Poindexter to send a letter to DOW's legal department including a uniform easement acquisition offer along with a complaint for condemnation in the event an agreement is not signed. Hopefully the letter will prompt DOW to grant the easement needed for the project to begin.

Lift Station 11 Pump Replacements

Mr. Merkle explained Lift Station 11 serves the southwestern part of TriCo's service area. Lift Station 11 experienced a pump failure recently. The pump is 12 years old however a repair will cost nearly as much as a new pump. Staff had previously planned to replace both pumps once they reach the end of their service lives at 20 years, upsizing the pumps at the same time to accommodate increased flows from development in the area. Pump replacement at Lift Station 11 was not in the 2019 Capital Budget. Development is

occurring faster than previously expected. Staff recommended replacing and upsizing the pumps at Lift Station 11 by the end of 2019. Mr. Merkle asked the Committee to amend the Capital Budget by adding \$100,000 to upgrade and replace control panels and pumps at Lift Station 11. The control panel will be modified and installed at the new Haver Way lift station, and the existing pumps will be repurposed or used for parts.

Ms. Anderson asked if this project was not on the 2019 schedule because it was functioning fine before the failure. Mr. Merkle confirmed.

The Capital and Construction Committee will recommend adding \$100,000 to the 2019 Capital Budget for repairs and upgrades needed at Lift Station 11. The request will be presented to the Budget and Finance Committee for consideration at their next meeting, and if agreed upon will be presented to the Board of Trustees for approval.

Lateral Repair Policy

Mr. Merkle explained the Utility's current policy regarding sewer mains and lateral lines. The Utility owns and maintains the sewer mains. Property owners own and maintain lateral lines connecting their homes or businesses to the sewer main. Staff has been discussing how to handle repairing a lateral break causing I&I or other issues in the Utility's system.

Mr. Merkle proposed the following policy update:

1. TriCo will repair or contract to repair, at Staff's discretion, a sanitary sewer lateral where the compromised lateral
 - a. is located within public right-of-way or an easement benefiting TriCo, and
 - b. allows substantial inflow/infiltration into the collection system, risks public safety, or otherwise risks reliability of the collections system.
2. TriCo will not repair or pay to repair a compromised lateral that is located outside public right-of-way or easement.
3. Where a compromised lateral is identified outside of public right-of-way or easement, and Staff determines the compromised lateral allows substantial inflow/infiltration into the collection system, risks public safety, or otherwise risks reliability of the collection system, Staff will immediately notify the property owner and require repair within 90 days.
4. TriCo will not reimburse a property owner for repairs unless agreed upon in writing by Staff prior to completing the repair, provided the repair meets the aforementioned criteria.
5. Property owners will continue to own and maintain laterals from the sanitary sewer main to their connected structure(s).

Mr. Merkle stated Staff's concern is that requiring a homeowner to fix an issue that does not immediately affect them could adversely affect Utility and customer relations.

Mr. Pittman asked if the Utility has the right to make repairs on a homeowner's lot. Mrs. Poindexter said it does not.

Ms. Anderson asked what the costs to repair lateral lines would be and what would happen after 90 days if a homeowner does not fix an issue.

Mr. Williams said repair quotes can run \$3,000 or greater.

Ms. Anderson felt the issue of how costs would be recovered is for the B & F Committee to decide.

Mr. Pittman asked if the Staff has an estimation of how many of these repairs will be needed. Mr. Strong estimated there would be 5-6 lateral repairs made a year in easement or right-of-way. The purchase of the lateral launch camera has made finding these issues easier for the collections staff. Mr. Merkle said the cost of the repairs is estimated to be around \$20,000 a year. Currently there is \$60,000 in the 2019 Budget for line repairs. Mr. Williams said this line item might go up in future budgets, allowing for additional repairs that might be done by the Utility because of this policy update. No rate increase would be necessary.

Mr. Williams said there is concern about telling homeowners they must fix lateral issues on their property within 90 days. There was discussion about how the Utility could or would enforce completion of repairs. Mrs. Poindexter suggested plugging the lateral line on day 91, after notification, if repairs are not complete.

The Committee had concerns about how the Utility will enforce the 90-day repair requirement. Mr. Williams stated, under the Utility's current fee schedule, a \$100 per day fine can be assessed for noncompliance.

Mr. Pittman reviewed the parameters of what the Utility will and will not fix under the proposed policy. Mr. Pittman said he likes the policy because repairs could be overwhelming for homeowners. The other Committee Members agreed.

The Committee was in favor of the proposed policy change and will recommend its approval to the Board of Trustees.

Other Business

Mr. Williams explained that he recently met with John Duffy, Carmel's Utility Director. The City of Carmel is about to begin a plant expansion project. Currently Carmel is not required to meet phosphorus limits at their plant. Going forward, they will have to reduce the amount of phosphorus discharged from their plant. This change will affect the amount TriCo is charged to treat water sent to Carmel's plant. Mr. Duffy estimated that TriCo's share of phosphorus removal costs will be in the range of \$3,500 to \$3,600 per month over 20 years. This is a rough estimate, the final numbers are not in. Mr. Williams and Mr. Duffy will have further discussions on the matter, and it will come before the B & F and C & C Committees for evaluation.

Capital Project Updates

#1802 Haver Way Sewer Improvements

There have been no changes since last month. Staff continues to work with the design engineer and businesses on Haver Way to finalize sewer improvements and discuss easement acquisition. Property owners are agreeable to granting easements for the project. Design, permitting, and bidding will be complete this summer with construction anticipated for late 2019 to early 2020.

#1901 Lift Station 14 Parallel Force Main

Mrs. Poindexter stated a verbal agreement has been obtained to acquire the last easement needed to begin the project. Paperwork will be signed shortly and the project can move forward. Mr. Merkle stated plans have been finalized; bids will be received in September and presented to the Committee at their next meeting.

#1902 TriCo WRRF Expansion

Design work is wrapping up. GRW designed an alternate proposal that includes the two final clarifiers. GRW will be submitting plans to IDEM for permitting this week. Bids will be received mid-December. The recently updated construction estimate puts costs at \$2 million (15% below budget for the base project).

#1906 Eagle Creek Outfall Sewer Expansion

Staff is working with several DOW departments to execute the remaining easement paperwork. Bidding will proceed once all permits are received and easements are acquired.

#1908 Larkspur, Oak Tree, Crossfields, Brandywine, North Augusta and Lakewood Gardens Neighborhoods

Construction will begin this week. North Augusta and Lakewood Gardens will be the first neighborhoods completed. The entire project should be completed by November.

#1910 Office Unification

Design continues. Staff met with Blackline for plan review. Bids will be received mid-December along with the plant expansion bids. Blackline is projecting the project to be on budget.

The meeting adjourned at 5:42 p.m.

Respectfully Submitted,



Wes Merkle
Engineering Manager