

Coweta County Water & Sewerage Authority

October 2, 2024

The Coweta County Water and Sewerage Authority held its monthly meeting on Wednesday, October 2, 2024, in the Board Room at the Coweta County Water & Sewerage Authority. The following individuals were present: Chairman Ms. Laurie Bartlett, Vice Chairman Dr. Marc Guy, Secretary Mr. Larry Kay, Co-Treasurer Mr. Mark Woods, Co-Treasurer Mr. Dennis Hammond, Ms. Melissa Griffis (Attorney with Horne & Griffis, P.C.), Jay Boren, Heidi Mann, Rick Jones, Alan Sibley, Roger Dawson, and Mandy Sledd.

Chairman Bartlett called the meeting to order at 9:00 a.m. The meeting began with the Pledge of Allegiance and Mr. Mark Woods gave the invocation.

Chairman Bartlett asked for a motion to approve the minutes from the September 4, 2024, Board meeting. Motion was made by Mr. Mark Woods, seconded by Mr. Dennis Hammond to approve the minutes. Motion carried.

Mr. Clay McEntire (Marsh & McLennan Agency) arrived at 9:02 a.m.

Ms. Griffis asked the Board to consider amending the agenda on another item that the Authority had received on a bid approval yesterday for the Fayette connection today and the documents were emailed to the Board for their review. Ms. Griffis asked the Board to entertain to accept the amended agenda item to be added to the agenda after the Monthly Report. Chairman Bartlett asked for a motion to accept the amended agenda item, Bid Approval for the Fayette Connection. Motion was made by Mr. Dennis Hammond, seconded by Dr. Marc Guy. Motion carried.

The first agenda item was Property and Casualty Insurance Renewal by Mr. Clay McEntire. Mr. McEntire presented the Board members with the 2024-2025 renewal. Mr. McEntire stated that overall, it was a pretty good renewal and that they did take it out to the market this year and it is still a very tough market. He stated that from the market list there was not anyone that even came close to what we currently have (U.S. Specialty Insurance Company), and the next closest option was out \$150,000.00. Mr. McEntire discussed the coverages, changes in the coverages and the renewal premiums. Mr. McEntire also stated the following: the property premiums did go up this year, mostly due to exposure that went up by almost \$30 million in property value due to the increase of value at two locations (Shenandoah Wastewater and BT Brown Water Treatment); and a slight increase in the auto insurance due to adding five vehicles from last year; workers compensation was taken to the market as well and we currently have Builders (they have been our carrier for several years) and they reduced their rates by about 7 percent this year; for the Cyber Insurance there was a pretty good renewal at about 12 percent which is really about market with a good claim history the standard rate going between 10 and 15 percent. After presenting the coverages for the renewal Mr. McEntire asked if there were any questions. There being none, Chairman Bartlett asked for a motion to approve the Property and Casualty Insurance Renewal. Motion was made by Mr. Dennis Hammond, seconded by Dr. Marc Guy. Motion carried.

Mr. McEntire left the meeting at 9:08 a.m.

The next agenda item was the December Board Meeting Date- proposal to change to December 5, 2024 by Mr. Jay Boren. Mr. Boren stated that there was a conflict with the December 4, 2024 Board Meeting date and we decided not to move it to the week before or week after the first Wednesday, but to move it to the next day on Thursday, December 5, 2024. Chairman Bartlett asked for a motion to approve the December Board Meeting change from Wednesday, December 4, 2024 to Thursday, December 5, 2024. Motion was made by Dr. Marc Guy, seconded by Mr. Dennis Hammond. Motion carried.

Mr. Larry Kay arrived at 9:14 a.m.

The next agenda item was an update on Operations by Mr. Rick Jones. In Construction, Mr. Jones reported for the month of August that there were 88 leaks. There were 13 digs and 45 drops for a total of 58, a decrease of 59 from July. Mr. Jones reported on the status of meter installs for August. Mr. Jones reported on current projects: working on obtaining easements for Phase 2 of the Chattahoochee Transmission Main; Phase 1 of the Chattahoochee Transmission Main awarded to Legacy Water Group; and completed the installation of water main on Tommy Lee Cook. In Maintenance, Mr. Jones gave updates on the following: received repaired pump for Creekside Lift Station and while installing repaired pump, the other pump was pulled for repair; pulled pump at Francis Way Lift Station for repair; replaced drive strap for the Shenandoah Influent Bar Screen; received repaired motor for Blalock decentralized field pump and installed; new control panel for Line Creek Booster Pump Station controls delivered and installed; and replaced pressure transmitter and cell modem at Shoal Creek Tank. In Cross Connection Control, Mr. Jones reported on information showing Sensus Analytics. The meter department contacted 656 customers in August, 321 by email and 335 by phone to inform them about their leaks or potential leaks. The following engineering updates were reported: in commercial, Chipotle on E Hwy 34 next to the Kia Dealership and across from Publix at Thomas Crossroads; and Pine Road Commercial Office on Pine Road across from Oaklawn Church. Mr. Jones reported on activity from B.T. Brown stating that the plant averaged 4.83 MGD for the month of August and the total demand for the month was 12.27 MGD. Mr. Jones gave an update on the Chattahoochee Pump station and showed an aerial view of the progress and showed a picture of the river after all the rain from the storm. Mr. Jones reported on activity from the Shenandoah Wastewater Plant stating the plant averaged 1.285 MGD for the month of July. Mr. Jones reported that the highest weekly average flow was 1.38 MGD. Mr. Jones reported on the activity of Blalock Lakes, Oaks at Turin decentralized systems and Twelve Parks. Mr. Jones reported on the Shenandoah Plant Expansion. No action needed.

The next agenda item was an update on Human Resources by Ms. Mandy Sledd. Ms. Sledd reported on the following: in Safety, Mr. Terry McLaurin was the speaker from GA 811 for the September meeting, and the topic which was Procedures for Large Projects; and two employees attended the Georgia Safety Conference which was September 3-6; in HR, October is Nutritional Campaign Month; health insurance renewal; open enrollment and year-end preparations; and the Authority has hired a Marketing Communications Specialist. No action needed.

The next agenda item was an update on Customer Care by Mr. Alan Sibley. Mr. Sibley presented graphs reporting the Customer Count at 31,691 for the month of August, an increase of 65 from the previous month. Mr. Sibley reported that the number of non-pay disconnects was originally 406 but after various methods of contacting the customers it brought the list down to 144. In Information Technology, Alan reported on Microsoft (one of our primary vendors) and they have been doing a lot of changes on integrations of their products. Mr. Sibley stated the following changes: Microsoft Teams has done an integration between Teams and SharePoint (a place to store your data); and Planner integrates with SharePoint; Project integrates with Planner; we are using all these products to come together to plan IT projects, and this whole system is based on Microsoft Lists; also looking at Microsoft Copilot. Chairman Bartlett asked what Copilot is and Mr. Sibley responded that it is Microsoft's version of AI. No action needed.

The next agenda item was the monthly report by Mr. Roger Dawson. Mr. Dawson presented charts and graphs for August FY2025: revenues, expenses, and water sales, purchased and produced. Mr. Dawson stated that the audit is complete, and it will be presented to the Board at the next meeting. No action needed.

The next amended agenda item was Bid Approval for the Fayette Connection by Mr. Jay Boren. Mr. Boren stated that this interconnection has been in the works for a long time. He also stated that Fayette has completed their connection down to the bridge. Mr. Boren stated that we received three bids for this project with the price ranging from 2.93 million to 4.21 million and we

went with the lowest bid, which was FS Scarbrough, LLC. Mr. Boren also stated that we had budgeted 3.5 million dollars for this project this year, and we are asking for Board approval. Chairman Bartlett stated that she was going to recuse herself from voting on this. Vice Chairman Guy asked for a motion for the Bid Approval for the Fayette Connection. Motion was made by Mr. Mark Woods, seconded by Mr. Larry Kay. Motion carried with Chairman Bartlett abstaining.

Chairman Bartlett called for a motion to adjourn into Executive Session for Real Estate, Personnel and Litigation. Motion was made by Mr. Larry Kay, seconded by Dr. Marc Guy. Motion was carried, and the meeting was adjourned into Executive Session.

Chairman Bartlett asked if there was any new business to discuss. Ms. Griffis stated that the Board needed to ratify the decisions that were made in Executive Session. Chairman Bartlett called for a motion to ratify the decisions that were made in Executive Session. Motion was made by Mr. Larry Kay, seconded by Mr. Dennis Hammond. Motion carried. Chairman Bartlett asked if there was any old business to discuss. There being none, Chairman Bartlett asked for a motion to adjourn the meeting. Motion was made by Mr. Larry Kay, seconded by Mr. Dennis Hammond. Motion was carried and the meeting was adjourned.

Laurie Bartlett- Chairman

Larry Kay- Secretary