

Coweta County Water & Sewerage Authority

August 6, 2025

The Coweta County Water and Sewerage Authority held its monthly meeting on Wednesday, August 6, 2025, 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, Mandy Sledd, and Roger Dawson.

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 June 25, 2025, Board meeting. Motion was made by Mr. Larry Kay, seconded by Mr. Mark Woods. Motion carried.

The first agenda item was Approval of Update to Terms and Conditions by Mr. Jay Boren. Mr. Boren stated that there was one change made to the Terms and Conditions in reference to outstanding balances on a customer's account. Ms. Griffis stated that the information was sent to the Board and posted on the website. Chairman Bartlett asked for a motion to approve the Update to Terms and Conditions. Motion was made by Mr. Mark Woods, seconded by Dr. Marc Guy. Motion carried.

The next agenda item was an update on Operations by Mr. Rick Jones. In Construction, Mr. Jones reported for the month of June that there were 55 leaks. There were 12 digs and 46 drops for a total of 58, a decrease of 5 from May. Mr. Jones reported on the status of meter installs for June. Mr. Jones reported on current projects: installed the vault for Fischer Storage; installed 7 bypasses on large meters to allow for meter testing without interrupting service; changed out 2 valves in the vault for Northgate High School to allow for meter testing; and replaced 2 valves and 2 hydrants in Moreland. In Maintenance, Mr. Jones gave updates on the

following: repaired air bladder on belt press at Shenandoah WWTP; replaced ultra sonic transducer for effluent flow at the Meriwether site in Grantville; repaired automatic transfer switch for generator at Alpha LS; leak repaired at Shell Rd chlorination station and station back online; and replaced main breaker at Ruth Dr Lift Station. In Cross Connection Control, Mr. Jones reported on information showing Sensus Analytics. The meter department contacted 595 customers in June, 330 by email and 265 by phone to inform them about their leaks or potential leaks. The following engineering updates were reported: in residential, 127 lots in Cresswind at Spring Have Phase 4 off Newnan Crossing By-Pass; South Fork Phase 1 & 2 that is a 23 acre tract that will be divided into a 10 lot development off Corinth Rd near Aaron Young Rd; in commercial, Bridgeport Phase 3 (grading only permit was requested); Waffle House at the corner of Hwy 16 and Poplar Rd; and Corinth Rd RV Storage located behind Red & Ed's Store on Corinth and Potts Rd. Mr. Jones reported on activity from B.T. Brown stating that the plant averaged 3.93 MGD for the month of June and the total demand for the month was 10.02 MGD. Mr. Jones gave an update on the Chattahoochee Pump Station. Mr. Jones reported on activity from the Shenandoah Wastewater Plant stating the plant averaged 1.721 MGD for the month of June. Mr. Jones reported that the highest weekly average flow was 1.724 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, July's Safety Meeting topic was Wastewater Site Safety by James Stephens, The Authority's new DOT Trailer got wrapped in bright orange with the safety name listed. In the Community, we donated school supplies to Elevate Coweta Students and sponsored the football and basketball programs at Newnan High. The Authority supports all the schools in Coweta County. In HR, the Annual Retirement Meeting was about Market Volatility presented by Minesh Amin and Alistair Harding with Morgan Stanley and Heber Lopez with Empower; and in Marketing, social media posts: recognizing our crews for their dedication and hard work keeping the water flowing in the community; drone photos of the project update at Shenandoah Wastewater Treatment Facility; information about CCWSA Endowed Scholarship; water conservation pool tips; and landscaping and irrigation tips. No action needed.

The next agenda item was an update on Customer Care by Mr. Alan Sibley. Mr. Sibley presented graphs reporting on the Customer Count at 32,224 for the month of June, an increase of 7 from the previous month. Mr. Sibley reported that the number of non-pay disconnects was originally 454, but after various methods of contacting the customers, it brought the list down to 132. In Information Technology, Mr. Sibley discussed that we had 40,000 attempts to get into our system (failed VPN logins) from April to June 2025, but our firewall stopped them. No action needed.

The next agenda item was the monthly report by Mr. Roger Dawson. Mr. Dawson presented charts and graphs for June FY2025: revenues, expenses, and water sales, purchased and produced. In accordance with The Authority's rate policy regarding the semi-annual Consumer Price Index (Southeast Region) review, Management informed the board that an increase in the amount of 5.0% will be applied to Residential, Commercial/Industrial, and School/Church tiered rates beginning with the billing cycle 4 (bill date of 09/08/2025). This will allow all cycles to receive notification on one bill prior to the new rates going into effect. No action needed.

Chairman Bartlett called for a motion to adjourn into Executive Session for Real Estate, Personnel and Litigation. Motion was made by Mr. Dennis Hammond, seconded by Mr. Mark Woods. Motion carried, and the meeting was adjourned into Executive Session.

Chairman Bartlett asked if there was any new or old business to discuss. There being none, Chairman Bartlett asked for a motion to adjourn the meeting. Motion was made by Dr. Marc Guy, seconded by Mr. Larry Kay. Motion carried, and the meeting was adjourned.

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Laurie Bartlett- Chairman

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Larry Kay- Secretary