

**Cobb County-Marietta Water Authority  
Minutes of Regular Meeting**

**November 21, 2022– 2:30 p.m.**

The regular meeting of the Cobb County-Marietta Water Authority was held on November 21, 2022, at 2:30 p.m., in the Cobb County-Marietta Water Authority's Board Room. Water Authority Board members present were: James Scott, Dan Buyers, Charlie Crowder, James Balli, Grif Chalfant, and Corkey Welch. Lisa Cupid was not present for the meeting.

The meeting was called to order at 2:30 p.m. by Chair James Scott.

**1. Invocation and Pledge of Allegiance**

Mr. Sam Woodie offered the invocation and led the Pledge of Allegiance.

**2. Approval of Minutes of Regular Meeting of October 17, 2022**

Mr. Scott asked for approval of the minutes of the Regular Meeting of October 17, 2022. Mr. Buyers made a motion to approve the minutes as presented. Mr. Chalfant seconded the motion; motion passed 6/0.

**3. Approval of Minutes of Executive Session of October 17, 2022**

Mr. Scott asked for approval of the minutes of the Executive Session of October 17, 2022. Mr. Crowder made a motion to approve the minutes as presented. Mr. Welch seconded the motion; motion passed 6/0.

**4. Financial report**

Ms. Rebecca Watkins, Senior Accountant, presented a summary of the October 31, 2022 Financial Statement (copy in file). Operating income for October was \$4,013,207, which exceeded expectations by \$1,011,100. Net income for October was \$3,789,499 which exceeded the budget expectation by \$679,886.

**5. Bid Results –Hugh A. Wyckoff Water Treatment Plant Filter Rehabilitation Project**

Mr. Cole Blackwell, General Manager, referred to the memorandum in the board package (copy in file). Mr. Welch made a motion to award the Hugh A. Wyckoff Water Treatment Plant Filter Rehabilitation Project to REHAB Construction Company, Inc. of Conyers Georgia for the verified low bid price of \$3,130,000. Mr. Balli seconded the motion; motion passed 6/0.

**6. Bid Results – Quarles Vacuum Priming System Replacements – Equipment Purchase**

Mr. Blackwell referred to the memorandum in the board package (copy in file). Mr. Balli made a motion to approve the award of the Quarles Vacuum Priming Systems Replacement Equipment purchase to Rogers Machinery Company, Inc. of Atlanta, Georgia for the verified low bid price of \$147,680. Mr. Chalfant seconded the motion; motion passed 6/0.

**7. Bid Results – Quarles WTP Valve & Actuator Replacements**

Mr. Blackwell referred to the memorandum in the board package (copy in file). Mr. Crowder made a motion to approve the award of the Quarles Water Treatment Plant No.2 Valve and Actuator Replacement project to Reynolds Construction of Georgia, LLC of Fairburn, Georgia for the verified low bid price of \$4,088,000. Mr. Balli seconded the motion; motion passed 6/0.

**8. Bid Results - Grounds Maintenance Services**

Mr. Blackwell referred to the memorandum in the board package (copy in file). Mr. Buyers made a motion to approve the award of a two (2) year grounds maintenance agreement contract which may be renewed for two (2) one-year increments with Georgia Green Landscaping for grounds maintenance at eighteen (18) CCMWA locations, which may be cancelled at any time by the Authority. Mr. Balli seconded the motion; motion passed 6/0.

**9. Planning Committee report and presentation of Proposed 2023 – 2027 Capital Improvement Plan**

Mr. Buyers reported that the Planning Committee met on October 19 and approved and recommended to the Board the proposed 2023-2027 Capital Improvement Plan as presented by staff and recommended to the Finance Committee the proposed 2023 Capital Improvement Budget.

2023 Budgeted Cost: \$52.9 million  
2024 Planning Cost: \$60.8 million  
2025 Planning Cost: \$66.7 million  
2026 Planning Cost: \$57.6 million  
2027 Planning Cost: \$69.3 million

The Planning Committee also approved and recommended to the Finance Committee a 2.5% rate increase for fiscal year 2023, and a continuation of the current five-year rate plan (2021-2025) of 2.5% annual increases.

#### **10. Personnel Committee report**

Mr. Balli reported that the Personnel Committee met on October 26 and recommended the following items to the Finance Committee for inclusion in the proposed 2023 budget:

- a) The General Manager's recommendation for reallocation of positions as presented (reclassify and move the Custodian position to Engineering and add Senior Laboratory Analyst position to Laboratory step program).
- b) COLA increase of 10.5% and shift Pay Scale by 10.5% to keep pace with the Atlanta metro-area Consumer Price Index.
- c) Merit increases not to exceed an average of 4% based on mid-point of pay ranges for each Division.

#### **11. Finance Committee report and First Reading of Proposed 2023 Operations and Capital Improvement Plan Budgets**

Ms. Clements reported that the Finance Committee met on November 9 and recommended the 2023 Operating Budget and 2023 Capital Improvement Plan (copy in file) with no modifications for consideration by the Board. Mr. Scott acknowledged the First Reading of the Proposed 2023 Budgets.

Mr. James Balli left the meeting.

#### **12. Old Business**

There were no old business items to present.

#### **13. General Manager's report**

Mr. Blackwell provided the following updates to the published General Manager's Report (copy in file):

1) Wyckoff 6 MG Clearwell Addition

The project is now 310 days behind schedule according to IHC. IHC Construction continues site grading, repair of visual leaks, leak testing, yard piping, electrical equipment, erosion control, dewatering, and rock removal. IHC is responsible for attendant overtime construction engineering costs as well as attendant construction engineering cost beyond the contractual project completion date. Staff has confirmed adequate retainage is being held to cover accrued engineering costs and liquidated damages liable to IHC.

2) Blackjack Mountain 36-Inch Water Main Replacement

Contractor, Garney continues to do project cleanup, grassing and paving. About 500 feet of 36-inch water main remains to be installed. Installation can begin when

the bore under Sope Creek at Barnes Mill Road is completed by the boring subcontractor. Blasting subcontractor, BoreCo., mobilized to begin drilling & blasting for the bore launch pit, but is delayed due to blasting plan review by Atlanta Gas Light. Project completion is anticipated in early 2023.

- 3) Callaway Road 24-Inch Water Main Relocation  
The Authority's existing 24-inch prestressed concrete cylinder pipe water main conflicts with a proposed pedestrian bridge as part of CCDOT's Callaway Road Sidewalks project. Replaces and relocates 400 feet of existing PCCP with 36-inch ductile iron pipe. All required easements are executed. Ruby Collins mobilized and started clearing the week of October 24, 2022. Expected completion is January 2023.
- 4) Lucity  
CCMWA currently utilizes computerized maintenance management software called Lucity. Lucity, Inc. was purchased by a company called Central Square in January 2019. Since then, customer service has suffered, and usability of the software has continually declined. CCMWA staff has decided to replace Lucity with a different CMMS. Hazen and Sawyer has submitted a proposal through CCMWA's Engineering Demand Services contract at a cost of \$199,884. A competing proposal was submitted by EMA, Inc. at a cost of \$218,095.

#### **14. New business**

There were no new business items to present.

#### **15. Executive Session**

Mr. Crowder made a motion to go into Executive Session to discuss personnel and real estate. Mr. Welch seconded the motion; motion passed 5/0.

Mr. Crowder made a motion to return to the Regular Meeting. Mr. Chalfant seconded the motion; motion passed 5/0.

Mr. Welch made a motion to approve the Executive Position Employment Agreement as presented (copy in file). Mr. Chalfant seconded the motion; motion passed 5/0.

#### **16. Legal**

There were no legal items to present.

There being no further business, the meeting was adjourned.



Pat Tibbitts  
Assistant Secretary



James C. Scott, Jr.  
Chair