



**July 18, 2022
Regular Board Meeting**

The Regular Meeting of Madison Utilities convened at the Madison Utilities' Office located at 101 Ray Sanderson Drive with Chairman Terris Tatum presiding. Vice Chairman Steve Haraway, Director Rob Szmyd, Director Keith Cook, and Director Connie Spears were in attendance. Also present were Secretary/Treasurer/General Manager Emory DeBord and Recording Clerk Jodie Parker.

Others present were Wastewater Manager Mark Bland, Water Manager Jason Leggett, Finance Manager Gary Sparks, Customer Service Manager Misty Leftwich, New Development Coordinator Reece Lee, GIS Coordinator Terry Bearb, and Attorney Karen Lynn. Attorney Woody Sanderson was absent.

Chairman Terris Tatum called the Regular Board meeting to order at 5:30 p.m.

Registered public in attendance: None

1. PUBLIC COMMENTS

None

2. CURRENT AGENDA/MINUTES OF PREVIOUS MEETING

a. July 18, 2022 Current Agenda

The agenda for the July 18, 2022 Regular Meeting was presented to the Board. Director Spears moved to approve the July 18, 2022 Regular Meeting Agenda as submitted; Director Szmyd seconded the motion. The motion was approved unanimously.

b. June 6, 2022 Regular Meeting Minutes

The minutes for the June 6, 2022 Regular Meeting were presented to the Board. Director Szmyd moved to approve the June 6, 2022 Regular Meeting Minutes; Director Cook seconded the motion. The motion was approved unanimously.

3. PLATS/BONDS

a. Preliminary Project Approval

i. Clift Farm, Phase 9

Director Spears stated that this area had been discussed in recent months, and she wanted to know if there is currently enough capacity to support the project in question, or would it require additional infrastructure. New Development Coordinator Lee replied that a meeting had been held with the developer to discuss capacity and the timeline for additional infrastructure coming to the area. Water Manager Leggett explained that after communicating with Krebs, the Consulting Engineer, we are waiting to see the updated data. but it initially appears, that with the current timelines on both sides, it will not be an issue. Director Spears asked if the developer had paid an outstanding amount due for another location and Customer Service Manager Leftwich replied that they had not.

Director Szmyd moved to approve the Preliminary Project Approval for Staybridge Suites Hotel; Vice Chairman Szmyd seconded the motion. Director Spears voted nay. The motion was approved.

ii. Everstead

New Development Coordinator Lee indicated that this is a private community which will be on a master meter. Director Spears moved to approve the Preliminary Project Approval for Everstead; Vice Chairman Haraway seconded the motion. The motion was approved unanimously.

iii. Fairfield Inn and Suites

Vice Chairman Haraway moved to approve the Preliminary Project Approval for Fairfield Inn and Suites; Director Spears seconded the motion. The motion was approved unanimously.

iv. Old Highway 20 Subdivision

Vice Chairman Haraway moved to approve the Preliminary Project Approval for the Old Highway 20 Subdivision; Director Cook seconded the motion. The motion was approved unanimously.

v. Staybridge Suites Hotel

Director Spears moved to approve the Preliminary Project Approval for the Staybridge Suites Hotel; Vice Chairman Haraway seconded the motion. The motion was approved unanimously.

vi. Sunbelt Rentals

Director Spears moved to approve the Preliminary Project Approval for Sunbelt Rentals; Director Szmyd seconded the motion. The motion was approved unanimously.

vii. Villas at Clift Farm

Vice Chairman Haraway moved to approve the Preliminary Project Approval for the Villas at Clift Farm; Director Szmyd seconded the motion. Director Spears voted nay. The motion was approved.

b. Dedication and Improvements

i. Clift Home Place Phase 3

Vice Chairman Haraway moved to approve the Dedication and Improvements for Clift Home Place Phase 3; Director Szmyd seconded the motion. The motion was approved unanimously.

4. **OLD BUSINESS**

None

5. **NEW BUSINESS**

Prior to conducting new business items, Madison Utilities GIS Coordinator Terry Bearb presented a GIS demonstration to the Board to show the progress which has been made over the past year. He displayed several maps and outlined their specific purpose as well as showing the increased capabilities now that the data has been collected for over 26,300 meters throughout the system which he stated has been a large group effort. GIS Coordinator Bearb also stated that through GIS, MU is working to capture meter histories of leaks, work orders and other services which will be beneficial to MU and its customers. At the conclusion of his remarks, the Board expressed their appreciation for all the hard work and commented that they are looking forward to even more progress in the future.

a. Revisions to Construction Specifications for Water and Sanitary Sewer

New Development Coordinator Lee explained that the two changes being requested were the allowance of one transition of material between manholes for developers, and a change to the meter requirement for developers which requires them to use an ultrasonic meter compatible with our upcoming AMR/AMI system.

Director Cook moved to approve the Revisions to Construction Specification for Water and Sanitary Sewer as explained; Director Spears seconded the motion. The motion was approved unanimously.

b. Notification of Will Serve Request for 11685 Burgreen Road

New Development Coordinator Lee stated that this location is just south of one that received a Will Serve Request a year ago and is through the same developer. Wastewater Manager Bland added that this request is for notification purposes and that the official request would be brought to the Board for approval at the next meeting. Additionally, he informed the Board that this request is for sewer only and no motion would be needed.

c. Revisions to Construction Specifications for Water and Sanitary Sewer (townhomes)

Wastewater Manager Bland explained that with the construction of new townhomes, the size of the lots makes it more difficult to have so many services that close together. New Development Coordinator Lee added that this change will allow the services to all be connected to provide greater stability and integrity.

Vice Chairman Haraway moved to approve Revisions to Construction Specifications for Water and Sanitary Sewer (for townhomes); Director Spears seconded the motion. The motion was approved unanimously.

d. Disposal of Surplus Equipment

Vice Chairman Haraway moved to approve Resolution #WWB-114-2022 for the Declaration of Surplus Equipment; Director Szmyd seconded the motion. The motion was approved unanimously. This action requires the Resolution to be sent to the Madison City Council for concurrence on declaring property surplus.

e. Copier Lease Renewal 2022

Finance Manager Sparks stated that MU has leased a copier from the Lioce Group for the past 6 years and have been very pleased with the service and with the Canon products. He further explained that, with the Board's approval, the current copier will be purchased and moved to the Operations area and will also serve as a backup should the new copier be down in the main office. The Lexmark copier currently in operations will be moved to one of the plants since it is still operational.

Vice Chairman Haraway moved to approve the Copier Lease Renewal for 2022; Director Spears seconded the motion. The motion was approved unanimously.

6. **LEGAL**

Attorney Karen Lynn informed the Board that an offer was made to purchase the McCrary Well at the request of the Board, to which the well owner made a higher counteroffer. A brief discussion ensued about the current and future usefulness of the well from a supply perspective. After some deliberation, the Board determined to offer a final sum of \$25,000.

7. **WATER REPORT**

Water Manager Leggett informed the Board that the EPA has issued a health advisory with new limits for PFAS. After consulting with the lab and other area utilities who are dealing with the same situation, Water Manager Leggett compiled a press release to notify customers which he presented to the Board for review. Director Spears made one suggested modification. Water Manager Leggett added that the information would be posted to the Madison Utilities website.

Water Manager Leggett also presented to the Board a manual for the Line Locator position which will be used as a guide, with the laws and expectations for that position, to be used with new employees. He asked the Board to let him know if they had any additional comments or suggestions upon review.

8. **WASTEWATER REPORT**

Wastewater Manager Bland indicated that the WWTP upgrade is still behind schedule but that they are making progress. He also briefly discussed an easement issue which he is currently addressing.

9. **FINANCE REPORT**

Finance Manager Sparks mentioned that at the next Board meeting he would be presenting a renewal for the legal contract as well as a request to engage Dyer & Smith, LLC to perform the annual audit. He added that with August coming, he would be scheduling preliminary budget discussions.

10. **CUSTOMER SERVICE**

None

11. **GENERAL MANAGER REPORT**

None

12. **VICE CHAIRMAN HARAWAY**

None

13. **DIRECTOR COOK**

None

14. **DIRECTOR SPEARS**

Director Spears mentioned she had met someone from AL Works which is an organization that may be able to aide MU in qualifying for federal funds for apprenticeship programs or in finding qualified applicants. Director Spears stated that she would pass along the contact information for AL Works.

15. **DIRECTOR SZMYD**

None

16. **CHAIRMAN TATUM**

Chairman Tatum reminded the Board members that he had forwarded a message to them with a contract proposal to secure General Manager DeBord going forward. Director Spears moved to approve the new contract for the General Manager as proposed; Vice Chairman Haraway seconded the motion. The motion was approved unanimously.

17. **ADJOURNMENT**

At 7:07 p.m. the Board agreed to adjourn.

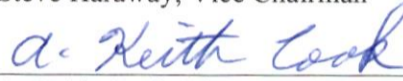
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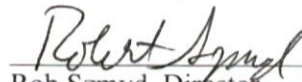
Terris Tatum, Chairman



Steve Haraway, Vice Chairman



A. Keith Cook, Director



Rob Szmyd, Director



Connie Spears, Director

ATTEST:



Emory DeBord, Secretary/Treasurer