

## Peachtree City Water and Sewerage Authority

August 15, 2023

The Peachtree City Water and Sewerage Authority held its monthly meeting on Tuesday, August 15, 2023, in the break room of the John W. Gronner Administrative Center. The following individuals were present: Chairman Kim Learnard, Vice-Chairman Mike King, Board Member Phil Prebor, Board Member Clint Holland, Ms. Melissa Griffis (attorney with Horne & Griffis), Ms. Sadelia Hobbs (Horne & Griffis), Mr. Charlie Hawkins (The Hawkins Firm, LLC), Mr. Dan Davis (ISE), Ms. Leslie Baer (ISE), Ms. Millie Shah (WASA), Mr. Larry McNeil (WASA), Mr. Chris Miller (Cpak Technology Solutions), Mr. Scott Thompson (ISE), Ms. Lauren Worley (ISE), Mr. George Wilkerson, and Mr. John Dufresne. Treasurer/Secretary Frank Destadio was absent.

Ms. Learnard called the meeting to order at 8:30 am. The meeting began with the Pledge of Allegiance.

Ms. Learnard opened the meeting up for public comment. Mr. George Wilkerson (105 Lancers Loft) provided public comment discussing issues with the plumbing/sewer at his home. Mr. Wilkerson discussed backflow issues previously discussed with a plumber and WASA staff. Mr. Wilkerson referenced an email and photos provided to Ms. Learnard (attached) prior to the meeting. Mr. Wilkerson asked that Peachtree City fix the problem in a timely manner.

Ms. Learnard asked for a motion to approve the June 20, 2023 regular meeting minutes. Mr. King made a motion to approve the June 20, 2023 regular meeting minutes, seconded by Mr. Holland. Motion carried.

There were no reports from the Authority members.

Mr. Dan Davis provided a General Manager report and provided an update on the Animal Shelter construction, stating a potential completion date in December. Mr. Dan Davis stated WASA will be updating/adding fencing and signage.

Mr. Holland made a motion to approve the Meeting Date Calendar, seconded by Mr. Prebor. Motion carried.

Mr. Dan Davis discussed the Agreement with Rochester for Pump Station 38 Stream Crossing. Mr. Dan Davis reviewed the location and site photos (attached). Mr. Dan Davis stated the project will provide access to the pump stations north of Pump Station 38. Mr. Prebor asked if the manholes can be eliminated. Mr. Dan Davis stated they cannot be eliminated; it is gravity fed. Mr. Holland asked about the permits required to cross the stream. Mr. Dan Davis stated the City is the permitting authority, and he is coordinating this issue with them. Mr. Prebor asked how this type of issue can be prevented in the future. Mr. Dan Davis stated that WASA staff reviewed the development plans, but they did not identify this issue. In the future, WASA would require the developer to provide an access road. Mr. King discussed clearing the easement in the greenbelt in the future to avoid this type of situation. Mr. Holland made a motion to approve the Agreement with Rochester for Pump Station 38 Stream Crossing for up to \$80,000 (not to exceed), seconded by Mr. Prebor. Motion carried.

Mr. Dan Davis discussed the Agreement with Cornerstone H2O for Replacement Septage Receiving Screen, stating this agreement was presented several months ago. Since that time, the vendor has modified the Terms and Conditions, which are now acceptable to WASA. Mr. Holland asked if as technology moves forward, can the spacing be changed. Mr. McNeil stated the spacing was appropriate for septage receiving. Mr. Prebor made a motion to approve the Agreement with Cornerstone H2O for Replacement Septage Receiving Screen for \$244,000, seconded by Mr. King. Motion carried.

Mr. Thompson and Ms. Worley presented the Work Authorization for Industrial Pretreatment. Ms. Worley stated ISE has provided this service to WASA for the past several years, which is required by the EPD and includes five industries. Mr. Holland asked if Gerresheimer is included in this program. Mr. Dan Davis stated it is not; industries to be included are determined by SIC code and amount of discharge. Mr. King made a motion to approve the Work Authorization for Industrial Pretreatment for \$35,355, seconded by Mr. Holland. Motion carried.

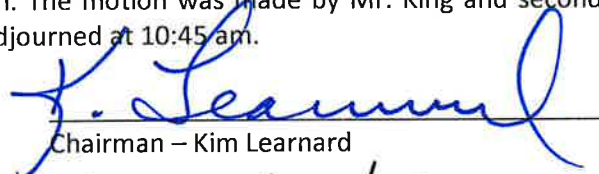
Mr. Dan Davis discussed the Budget Presentation. Mr. McNeil provided a summary of the past year's accomplishments. There was some discussion on the importance of spare parts. Mr. Dan Davis reviewed the 10-year Capital Improvement Plan (CIP), and the development history of the City – thus the age of the sewer systems throughout. Mr. Dan Davis stated the CIP list also included projects identified in the Prioritization Plan. Mr. Holland asked for clarification on the pipeline replacement plan/project. Mr. Dan Davis stated a plan will be developed for replacement and the Prioritization Plan will be modified into a Bond Report. Mr. Prebor stated he owns property on Huddleston Road. Ms. Griffis stated he can abstain from voting on the Huddleston Road project which is included in the budget. Ms. Shah provided a review of the budget, stating the revenue is consistent because of the fixed rate. Ms. Shah stated the rates will be evaluated in the next few years via a Rate Study. Ms. Griffis clarified that there is no specific contract for the mechanical/electrical, and that the medical insurance cost was estimated because the quotes are not available yet. Ms. Griffis stated the budget is presented this month and will be on the agenda for approval next month, September 2023.

Mr. Dan Davis discussed the ISE Contract for general management, stating there is no change in the rates from last year and the contract can be terminated with 30 days' notice. Mr. Holland made a motion to approve the ISE Contract, seconded by Mr. King. Motion carried.

Ms. Learnard asked for a motion to adjourn into Executive Session for the purpose of Real Estate, Personnel, and Potential Litigation. The motion was made by Mr. King and seconded by Mr. Prebor. Motion carried. The meeting was adjourned into Executive Session at 9:37 am.

The meeting was reconvened at 10:45 am.

Ms. Learnard asked for a motion to adjourn. The motion was made by Mr. King and seconded by Mr. Holland. Motion carried. The meeting was adjourned at 10:45 am.

  
Chairman – Kim Learnard

  
Vice Chairman – Mike King

Treasurer / Secretary –  
Frank Destadio

**From:** George Wilkerson <[uwg73@yahoo.com](mailto:uwg73@yahoo.com)>  
**Sent:** Wednesday, August 16, 2023 9:09 AM  
**To:** [klearnard@pcwasa.org](mailto:klearnard@pcwasa.org); [mking@pcwasa.org](mailto:mking@pcwasa.org); [fdestadio@pcwasa.org](mailto:fdestadio@pcwasa.org); [pprebor@pcwasa.org](mailto:pprebor@pcwasa.org); [cholland@pcwasa.org](mailto:cholland@pcwasa.org); Dan Davis <[ddavis@intse.com](mailto:ddavis@intse.com)>  
**Cc:** Jherine <[jnw0811@gmail.com](mailto:jnw0811@gmail.com)>  
**Subject:** 105 Lancers Loft

This message is from an EXTERNAL SENDER - be CAUTIOUS, particularly with links and attachments.

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Board members,

Good morning. Thank you again for listening yesterday at the board meeting to the struggles we are having at our home in getting our property repaired and the lack of communication from WASA representatives. I am following up so everyone has the timeline and pictures of damages at our home.

Also I would like to follow up on a request that we made to Mr. Davis on July 24. We once again request a detailed breakdown of what Mr. Davis stated on the phone in writing: this should include the offer to reimburse, the suggestion that we not pay upfront the cheaper and less effective option would be submitted to the board, etc.

Finally I would like to add that when Mr Davis and I spoke on June 30, Mr Davis stated that he would be presenting a solution to the backflow issues to the board. I did not see nor hear this mentioned at the board meeting yesterday. I am curious on why this was omitted from the meeting.

I again thank you for your time and willingness to resolve these issues and complete work already started by the city.

George wilkerson  
105 Lancers Loft













## 105 Lancers Loft

Spring 2022- We were experiencing backflow issues in the house and contracted with Fitzgerald and Sons plumbing to investigate and fix issues. Fitzgerald and Sons found a bubble in the line going from our house to the city's connecting line.

July 2022- Fitzgerald and Sons broke concrete in the front porch and pulled the existing line out and gave a new line appropriate pitch to reach the main city line.

December 2022- Backflow problems began to reoccur. Fitzgerald and Sons plumbing came back out to investigate. After running the camera, it was determined that there was a bubble past our line. And that the backflow was due to a bubble in the city's line.

January 2023- PTC Water and Sewage were contacted and informed about this bubble in their line, and they sent Lauren Yarbrough out to investigate. Lauren stated that the problem was on our side and not the city's. He agreed along with Larry McNeil to come back out with Fitzgerald and Sons to look at the camera together.

Winter 2023- Fitzgerald and Sons came to prove to PTC Water and Sewage that the bubble was on the city's end. At that time Larry McNeil agreed that the backflow was caused by the city's line and not by ours, and would investigate a solution.

Spring 2023- PTC Water and Sewage sent a third-party vendor ( the company's name was never provided) to begin to mark the road and yard to relay pipe.(we are not actually sure what they were planning to do as no documentation was provided to us)

June 2023- After multiple emails with Larry McNeil a company finally came out to dig out the road and lay a new line. This company dug up our yard and cut into our driveway, and cut branches from a tree without notifying us or communicating with us. They worked for two days in June but did not communicate at all with us.

June 29, 2023- I contacted Larry McNeil to question what work was being done and why the damage to our yard, tree, and driveway accrued. He directed me to contact Dan Davis about the work and the damage.

June 30, 2023- Dan Davis from PTC Water and Sewage contacted me. Dan stated that all of the damage would be fixed. He stated that they could not fix their line and that this was a problem from the original builder. He stated he would suggest installing a grinder pump and have me pay for it with the city reimbursement. He also stated he would present this to the board as ultimately they would need to approve. I stated I did not like that plan as this issue is the city's problem, not mine. Dan agreed to meet with me at my house after he returned from vacation to talk with me about potential solutions.

July 24, 2023- After not hearing from Dan Davis, we emailed him for a follow-up to ask when he plans on coming out, we have yet to get a response from Dan, and the damage to the yard and driveway remains untouched.

Aug 14- Emailed PTC WASA chairperson and city manager requesting for damages to property to be fixed along with backflow issues to be resolved.

Aug 14- A crew came to fix asphalt in the cul de sac but no repairs were made to our property.

Aug 14- Someone came out to look at driveway damage. Stated they could not match the replacement work with the current driveway pattern.

Aug 15- I spoke at PTC WASA, at their monthly board meeting, asking them to fix the backflow issues and damage to my property in a timely fashion. Observed at the board meeting, there was no reference from Dan Davis regarding our issue that he previously stated he would address with the board.

Aug 16- Sent a follow-up email to all members of PTC WASA board and including a timeline and pictures.



