

WATER COMMITTEE
JUNE 10, 2009
MINUTES

MEMBERS PRESENT:

James K “Chip” Conner, Vice Chairman
Tony Parrott
Jack Krakeel
Brian Cardoza

ABSENT:

Pete Frisina, Chairman

NON-VOTING MEMBERS:

David Jaeger

GUEST:

Commissioner Jack Smith

STAFF PRESENT:

Russell Ray

The meeting was called to order by Vice Chairman Chip Conner at 8:00 A.M.

I. APPROVAL OF MINUTES FROM THE MEETING ON MAY 27, 2009.

Tony Parrott made the motion and Jack Krakeel seconded, to approve the minutes from the meeting on May 27, 2009. There was no opposition.

II. LAKE MCINTOSH UPDATE.

A. DAM & RESERVOIR STATEMENTS OF QUALIFICATION.

David Jaeger reported that yesterday we received Qualification Statements. We advertised for general contractors interested in bidding on the project to pre-qualify. There were thirteen packages distributed to general contractors and there were six that submitted qualification packages yesterday. A seventh was submitted after the cut off time, it was acknowledged on the audio recording but we did not open that one. The consulting team will review them and then make a determination of who is pre-qualified and able to be invited to bid on the dam construction project. One of the six was actually the contractor that built Lake Horton, Reynolds, Inc., out of Fairburn.

Mr. Jaeger went on to say that we received our review comments from Safe Dams Program. He is currently working on those. He has one meeting with Karl Meyers and Craig Robinson from Piedmont Geotechnical to divide the comments; some are geotechnical in nature, some are in Mr. Jaeger’s court, some are modifications to drawings, and some are questions about specs. He is hopeful that we will be able to schedule a re-submittal meeting with Tom Woosley from Safe Dams in the first part of July.

Mr. Jaeger stated that he had a meeting scheduled with golf course representatives following today’s Water Committee meeting. They have requested to reschedule it; he and Mr. Parrott will be out town next week, so it will probably be rescheduled for the following week, targeting after the Water Committee meeting.

Mr. Jaeger reported that yesterday afternoon he had a conference call with John Crosby from the airport and his council Doug Warner. They are working towards a new contract with Massana Construction regarding our access road. Their previous contract has been fulfilled and there were also some stipulations about how it is funded, restricting it from being extended. They have the ability to write a new contract, so we are moving in that direction. Also, Mr. Warner will be writing an intergovernmental agreement regarding the reimbursement (1/3, 1/3, 1/3 with the County, City and the Airport).

Mr. Jaeger stated that the fencing project is continuing around the mitigation sites. They are currently working on the Starr's Mill site, and they are beginning work on the Johnson site.

Mr. Jaeger reported that he emailed Steve Webb, and told him we have received comments and are moving towards bidding the project in the next month or so. Mr. Webb confirmed that they are on track and they don't have any hold ups regarding anything that would prevent us from starting construction. Mr. Jaeger also emailed Laura Benz regarding the release of mitigation credits. Mr. Jaeger said that he would follow up.

III. WATER TANK DISCUSSION.

This item was tabled until the next meeting.

IV. BID OPENING – ANNUAL CONTRACT FOR WATERLINE EXTENSIONS.

Mr. Jaeger distributed the bid tabulation for the committee to review. The bid was yesterday afternoon. This is the sixth or seventh year we have done this. Lantz Construction was the low bidder. They have been the contractor that the County has used the last two years. Shockley Plumbing was second and they were the contractor that provided services the previous years. At the bottom of the second page, there is a total base bid which is a summary of all the estimated quantities with extended prices based on their unit cost. Based on that, Lantz Construction was low at \$661,500.00. Then, we had a weighted bid formula which took high priority bid items, weighted those at 75%, and then the lower priority bid items weighted at 25%. The bottom line number; total weighted bid price, Lantz was also low at \$386,465.00. That number is really only used to determine who the contract will be awarded to. The contract will be written for the total bid price amount. He said that he had adjusted the estimated quantities targeting a lower budget for this project than in past years. The contract in the past years has been in the neighborhood of \$1,000,000.00. After discussion with Mr. Parrott he dropped down the estimated quantities on some of the numbers trying to get the total contract price lower, and we actually came in under that number.

Mr. Jaeger pointed out that the low bidder gave us a very low unit price on the 8" pipe, which is bid item #6. He quoted \$14.00 per foot, which is significantly lower than what we are used to seeing. That was obviously one of the higher priority bid items. However, he is making up some of that cost in bid item #9, which is fire hydrant assembly. He is charging \$6,500.00 a piece on that item. The other bidders are in the neighborhood of \$2,200.00 to \$4,000.00. His bid price for grassing, which is 42A is significantly higher than the other bidders. He is making up some of the discount he is giving us on 8" pipe with some other items that would be typically installed. It doesn't really affect how the bid is set up, because those are all 75% bid items. They get totaled and weighted the same. He said he does not see a major issue there. With the exception, that Fire and Emergency Services reimburses the Water System for fire hydrant cost. He thought it was important to point this out. Mr. Jaeger stated that strictly from his position, he does not see an issue with it, but he wants to be sure that the Water Committee is aware of it.

Mr. Parrott commented that we use Lantz for some repair because of the need for a track hoe, bigger equipment or an extra crew, the rubber tire backhoe is \$15.00 an hour, versus \$135.00 an hour for a track hoe. Mr. Jaeger stated that the track hoe price is fine, he does not have an issue with it. But Lantz has discounted his rubber tire backhoe price knowing that the times that he would need to use that piece of equipment would be very limited. Most of the time he is going to have the track hoe on site, not a rubber tire backhoe, and Lantz is 1/3 to 15% of what the other bidders have bid for that same item.

Mr. Krakeel asked Mr. Parrott if he plans to charge a flat rate for fire hydrant assembly for Fire and Emergency Services that is consistent with the other bidders, or charge the price Lantz is charging.

Commissioner Smith stated that his payment performance bonds are way out of line with everybody else.

Mr. Parrott stated that we would work something out on the fire hydrant assembly. He commented that Mr. Jaeger went to the trouble with the weighted average to try to keep everything as close as we could, apples to apples. Each one that bid had the information, and they knew how much work we anticipated. The bottom line is, at the end of the work, they are not going to get more than \$661,500.00. They are still low bid. Shockley, even with the way he did his numbers, was not able to come in under that.

Mr. Krakeel said that he thinks taking a weighted average approach makes a lot of sense because it places the focus on the majority of items that are going to be used during the project.

Mr. Parrott went on to say that this is also so that we have a contractor available to do repair work on what we need. It is not economical for us to own a track hoe, no more often than we need it in order to repair 24" and 30" pipe. With us providing

the material and them providing the labor and equipment and having four hours to respond.

Mr. Jaeger stated that based on the discussion he recommends awarding the bid to Lantz Construction. They have been the satisfactory contractor the last two years. They are competent and capable of doing the work and their bid price is the lowest price.

Mr. Krakeel made a motion to recommend to the Board of Commissioners awarding the contract to Lantz Construction at \$661,500.00. Mr. Cardoza seconded and there was no opposition.

**V. DISCUSSION ABOUT PEACHTREE CITY AND FAYETTE COUNTY
DIVE AND RESCUE TRAINING AT LAKE HORTON.**

This item was tabled until the next meeting.

JUNE WATER USAGE.

Mr. Parrott pointed out that our June daily water production is 8.7 MGD. Mr. Krakeel commented that he understands there is potentially suppose to be a meeting today about relaxing the water restrictions. Mr. Parrott stated the meeting is at 10:00 a.m.

EXECUTIVE SESSION.

Tony Parrott made the motion and Jack Krakeel seconded for the committee to adjourn to Executive Session for one item of real estate. David Jaeger briefed the committee on this one item.

There being no further business, Vice Chairman Chip Conner adjourned the meeting at 8:35 A.M.

James K. Conner

The foregoing minutes were approved at the regular Water Committee meeting on the 24th day of June, 2009.

Lisa Quick